SEPTEMBER 13, 2017 CITY COUNCIL AGENDA
CERTIFICATION

This certification is given pursuant to Chapter XI, Section 9 of the City Charter for the City Council Agenda dated September 13, 2017. We hereby certify, as to those contracts, agreements, or other obligations on this Agenda authorized by the City Council for which expenditures of money by the City are required, that all of the money required for those contracts, agreements, and other obligations is in the City treasury to the credit of the fund or funds from which the money is to be drawn, as required and permitted by the City Charter, and that the money is not appropriated for any other purpose.

T.C. Broadnax
City Manager

09/01/17
Date

M. Elizabeth Reich

Elizabeth Reich
Chief Financial Officer

9-1-17
Date

RECEIVED
2017 SEP -1 PM 9:12
CITY SECRETARY
DALLAS, TEXAS

COUNCIL AGENDA

September 13, 2017
Date

(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.

If you need interpretation in Spanish language, please contact the City Secretary's Office at 214-670-3738 with a 48 hour advance notice.

Sign interpreters are available upon request with a 48-hour advance notice by calling (214) 670-3738 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 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.

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 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.

Si necesita interpretación en idioma español, por favor comuníquese con la oficina de la Secretaria del Ayuntamiento al 214-670-3738 con notificación de 48 horas antes.

Intérpretes para personas con impedimentos auditivos están disponibles si lo solicita con 48 horas de anticipación llamando al (214) 670-3738 (aparato auditivo V/TDD). La Ciudad de Dallas está comprometida a cumplir con el decreto que protege a las personas con impedimentos, *Americans with Disabilties 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 de 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 (*pagers*) 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 Ayuntamiento Municipal, será expulsada de la cámara si el oficial que esté 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 precisará al oficial que esté 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, SEPTEMBER 13, 2017
ORDER OF BUSINESS

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 - 65
	ITEMS FOR INDIVIDUAL CONSIDERATION	
No earlier than 9:15 a.m.		Items 66 - 76
	PUBLIC HEARINGS AND RELATED ACTIONS	
1:00 p.m.		Items 77 - 118

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

AGENDA

CITY COUNCIL MEETING

SEPTEMBER 13, 2017

CITY OF DALLAS

1500 MARILLA STREET

COUNCIL CHAMBERS, CITY HALL

DALLAS, TEXAS 75201

9:00 A.M.

Invocation and Pledge of Allegiance (Council Chambers)

Agenda Item/Open Microphone Speakers

VOTING AGENDA

1. Approval of Minutes of the August 23, 2017 City Council Meeting and August 30, 2017 City Council Budget Briefing

CONSENT AGENDA

Aviation

2. Authorize **(1)** an Other Transaction Agreement with the Federal Aviation Administration to provide engineering support for the Relocation of the Runway 13L Glideslope and associated equipment due to the design for the Rehabilitate Taxiway B Phase II Project at Dallas Love Field; **(2)** an increase in appropriations in the Aviation Near Term Passenger Facility Charge Fund; **(3)** an increase in appropriations in the Aviation Passenger Facility Charge Fund; and **(4)** the transfer of funds from the Aviation Passenger Facility Charge Fund to the Aviation Near Term Passenger Facility Charge Fund - Not to exceed $94,114 - Financing: Aviation Near Term Passenger Facility Charge Funds

Business Development & Procurement Services

3. Authorize a three-year service contract for scrap tire removal and disposal services - Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers, lowest responsible bidder of two - Not to exceed $449,885 - Financing: Current Funds ($130,800), Sanitation Current Funds ($262,500), Water Utilities Current Funds ($9,085), and Stormwater Drainage Management Current Funds ($47,500) (subject to annual appropriations)

CONSENT AGENDA (continued)

Business Development & Procurement Services (continued)

4. Authorize **(1)** a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide - Trane U.S., Inc. in the amount of $34,362,181, The Brandt Companies, LLC in the amount of $4,934,280, and RushCo Energy Specialists in the amount of $2,185,846, lowest responsible bidders of six; and **(2)** a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide with Wesco Chemicals, Inc. in the amount of $276,120 through the Texas Association of School Boards and Nalco Company LLC in the amount of $225,120 through the Texas Multiple Award Schedule - Total not to exceed $41,983,547 - Financing: Current Funds ($27,135,099), Convention and Event Services Current Funds ($12,265,822), Water Utilities Current Funds ($2,222,086), Aviation Current Funds ($330,000), Stormwater Drainage Management Current Funds ($25,540), and Sanitation Current Funds ($5,000) (subject to annual appropriations)

5. Authorize a two-year master agreement for asphalt emulsion to be utilized by Mobility and Street Services - Ergon Asphalt & Emulsions, Inc., lowest responsible bidder of three - Not to exceed $1,185,274 - Financing: Current Funds

6. Authorize a three-year master agreement for door hardware, exit devices, and vehicle key blanks for various City departments - Independent Hardware, Inc. in the amount of $1,133,572 and Hans Johnsen Company in the amount of $138,685, lowest responsible bidders of four - Total not to exceed $1,272,257 - Financing: Current Funds ($696,488), Convention and Event Services Current Funds ($427,500), Aviation Current Funds ($76,000), Water Utilities Current Funds ($70,744), and Stormwater Drainage Management Current Funds ($1,525)

7. Authorize a three-year master agreement for ballistic plate harnesses, trauma plates, and helmets for police officers with Safeware, Inc. in the amount of $781,776 through the U.S. Communities Government Purchasing Alliance and Galls, LLC in the amount of $2,906,172 through the Texas Association of School Boards - Total not to exceed $3,687,948 - Financing: Current Funds ($2,650,948) and U.S. Department of Homeland Security Grant Funds ($1,037,000)

City Attorney's Office

8. Authorize a professional services contract with Bickerstaff Heath Delgado Acosta LLP to provide professional legal services necessary in matters relating to the constitutionality of Senate Bill 1004 - Not to exceed $180,000 - Financing: Current Funds

City Auditor’s Office

9. Authorize approval of the Office of the City Auditor’s Fiscal Year 2018 Audit Plan as required by paragraph 4(b) of Resolution No. 79-0723, previously approved on February 28, 1979, and as amended by Resolution No. 90-4027, previously approved on December 12, 1990 - Financing: No cost consideration to the City

CONSENT AGENDA (continued)

City Controller's Office

10. A resolution authorizing the **(1)** execution of the First Amendment to Revolving Credit Agreement; **(2)** execution of the First Amendment to Fee Letter Agreement with JPMorgan Chase Bank, National Association in support of the City of Dallas, Texas Waterworks and Sewer System Commercial Paper Notes, Series E; and **(3)** the execution of agreements pertaining thereto and resolving other matters related thereto - Not to exceed $2,159,750 - Financing: Water Utilities Current Funds ($95,750 upfront closing costs plus estimated annual costs of $1,032,000 for a total two-year cost of $2,159,750) (subject to annual appropriations)

11. Authorize the annual adoption of the City's Investment Policy and investment strategies regarding funds under the City's control and management - Financing: No cost consideration to the City

City Secretary's Office

12. An ordinance correcting a typographical error in Ordinance No. 30554, ordering a bond election on November 7, 2017 - Financing: No cost consideration to the City

Equipment & Building Services

13. Authorize a construction services contract with Turner Construction Company, the only responsive proposer of two, for the lobby security enhancements at the Jack Evans Police Headquarters located at 1400 South Lamar Street - Not to exceed $1,998,957 - Financing: 1998 Bond Funds ($79,557) and 2006 Bond Funds ($1,919,400)

14. Authorize the third of three, one-year renewal options, to the Job Order Services contract with **(1)** Brown & Root Industrial Services, LLC, for construction services in the amount of $4,358,053, from $12,202,549 to $16,560,602; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements in the amount of $1,875,000, from $5,250,000 to $7,125,000 - Total not to exceed $6,233,053 - Financing: Aviation Current Funds ($2,000,000) (subject to appropriations), Convention and Event Services Capital Construction Funds ($3,000,000), Park and Recreation Program Funds ($500,000) and 2006 Bond Funds ($733,053)

Fair Housing

15. Authorize an agreement with the U.S. Department of Housing and Urban Development to **(1)** renew the certification of the City of Dallas Fair Housing Office as a substantially equivalent Fair Housing agency for the next five years; and **(2)** adopt the 2017 Addendum to the Memorandum of Understanding between the City of Dallas Fair Housing Office and the U.S. Department of Housing and Urban Development - Financing: No cost consideration to the City

CONSENT AGENDA (continued)

Fire

16. Authorize an Interlocal Agreement with Dallas County Hospital District d/b/a Parkland Health and Hospital System for Biomedical On-Line Supervision for the period October 1, 2017 through September 30, 2018 - Not to exceed $537,754 - Financing: Current Funds (subject to appropriations)

17. Authorize an Interlocal Agreement with Texas A&M Engineering Extension Service for the operation and management of Texas Task Force 2 Urban Search and Rescue Team for the period September 1, 2017 through August 30, 2019 - Financing: No cost consideration to the City

18. Authorize a five-year Interlocal Cooperation Contract with Texas A&M Forest Service for the donation and disposal of old structural and proximity firefighting gear for the period September 1, 2017 to August 31, 2022 - Financing: No cost consideration to the City

19. Authorize a contract renewal with The University of Texas Southwestern Medical Center at Dallas for the required medical direction services for the period October 1, 2017 through September 30, 2018 - Not to exceed $234,807 - Financing: Current Funds (subject to appropriations)

Housing & Neighborhood Revitalization

20. Authorize an Interlocal Agreement with Dallas County/Dallas County Health and Human Services to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018 - Not to exceed $1,900,855 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds ($169,000), 2016-17 Housing Opportunities for Persons with AIDS Grant Funds ($227,506) and 2017-18 Housing Opportunities for Persons with AIDS Grant Funds ($1,504,349)

21. Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0236L6T001608 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for the Gateway to Permanent Supportive Housing Program in an amount not to exceed $692,063, to provide project-based rental assistance and case management for single chronically homeless persons and to provide funding for four staff positions to carry out the program for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $692,063 in the FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund; **(2)** the receipt and deposit of funds in an amount not to exceed $692,063 in FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund; **(4)** a local cash match in an amount not to exceed $145,810; **(5)** a Memorandum of Understanding between the City of Dallas and The Vineyards at the Forest Edge Apartments, The Vineyards at the Ranch Apartments, and The Way Apartments to provide an In-Kind Contribution in the amount of $27,206; and **(6)** execution of the grant agreement and the MOU - Total not to exceed $865,079 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($692,063), In-Kind Contribution ($27,206), and Current Funds ($145,810) (subject to appropriations)

CONSENT AGENDA (continued)

Housing & Neighborhood Revitalization (continued)

22. Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0085L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for My Residence Program (Rapid Re-housing) in an amount not to exceed $421,215, to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to administer the program for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund; **(4)** a local cash match in the amount of $105,304; and **(5)** execution of the grant agreement - Total not to exceed $526,519 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($421,215) and Current Funds ($105,304) (subject to appropriations)

23. Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0050L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program through the Operation Relief Center, Inc. (ORC) in an amount not to exceed $101,408, to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $101,408 in the Continuum of Care Grant Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $101,408 in the FY16 CoC Grant-Shelter Plus Care-ORC FY18 Fund; **(4)** a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities and an In-Kind Contribution in the amount of $25,352 as match; and **(5)** execution of the grant agreement and contract - Not to exceed $126,760 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($101,408) and In-Kind Contribution ($25,352)

24. Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0072L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program (also referred to as Shelter Plus Care Program), in an amount not to exceed $1,463,770, to provide both permanent housing in the form of tenant-based rental assistance and eligible supportive services for homeless persons with disabilities for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund; **(4)** a local cash match in the amount of $215,993; **(5)** a Memorandum of Understanding (MOU) between the City of Dallas and PRISM Health North Texas to provide an In-Kind Contribution in an amount not to exceed $74,960; and **(6)** a Memorandum of Understanding between the City of Dallas and Metrocare Services to provide an In-Kind Contribution in the amount of $74,990; and **(7)** execution of the grant agreement and the MOUs - Total not to exceed $1,829,713 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($1,463,770), In-Kind Contribution ($149,950) and Current Funds ($215,993) (subject to appropriations)

CONSENT AGENDA (continued)

Housing & Neighborhood Revitalization (continued)

25. Authorize the first of two, twelve-month renewal options to the contract, with Open Arms Inc. dba Bryan's House to provide child care services for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018 - Not to exceed $56,262 - Financing: 2017-18 Housing Opportunities for Persons with AIDS Grant Funds ($53,625) and Current Funds ($2,637) (subject to appropriations)

26. Authorize the first of two, twelve-month renewal options to increase funds to the contract with Senior Citizens of Greater Dallas, Inc. to administer the Older American Employment Initiative Program to provide employment assistance and information to low-to-moderate low income adults aged 60 and above throughout Dallas as follows: training and job techniques, job search referrals, community presentations on employment training, employee/business presentations and quarterly reporting on the Dallas older adult job market - Not to exceed $122,806, from $50,000 to $172,806 - Financing: 2017-18 Community Development Block Grant Funds ($17,206) and Current Funds ($105,600) (subject to appropriations)

27. Authorize the first of two, twelve-month renewal options to increase funding to the contract with Senior Citizens of Greater Dallas, Inc. to administer the Senior Services Ombudsman Program by providing nursing home ombudsman, outreach and case management services to seniors residing in nursing homes and assisted living facilities within the city of Dallas - Not to exceed $73,049, from $50,000 to $123,049 - Financing: 2017-18 Community Development Block Grant Funds

28. Authorize the first of two, twelve-month renewal options to increase funding to the Interlocal Agreement with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry to administer the Clinical Dental Care Program to provide dental health services to low/moderate-income seniors age 60 and older residing within the city of Dallas - Not to exceed $375,000, from $300,000 to $675,000 - Financing: Current Funds (subject to appropriations)

29. Authorize the **(1)** acceptance of a grant from the Texas Department of Housing and Community Affairs in an amount not to exceed $833,841 to provide services to the homeless through the Homeless Housing and Services Program for the period September 1, 2017 through August 30, 2018; **(2)** establishment of appropriations in an amount not to exceed $833,841 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund; **(3)** receipt and deposit of funds in an amount not to exceed $833,841 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund; and **(4)** execution of the grant agreement - Not to exceed $833,481 - Financing: Texas Department of Housing and Community Affairs Grant Funds

30. Authorize an amendment to Resolution No. 16-0391, previously approved on February 24, 2016, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization from June 22, 2017 to June 22, 2018 to complete construction of four affordable single family homes for the Townhomes Project located at 2825 South Boulevard - Financing: No cost consideration to the City

CONSENT AGENDA (continued)

Housing & Neighborhood Revitalization (continued)

31. Ratify payment to the Hyatt Regency Hotel-Dallas to provide for additional costs incurred due to increased program participation for the 2017 Mayfair Senior Expo - Not to exceed $3,961 - Financing: Mayfair Gifts and Donation Trust Funds

Intergovernmental Services

32. Authorize **(1)** an application for the FY 2017 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice, Bureau of Justice Assistance to support a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period October 1, 2016 through September 30, 2020; and **(2)** execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government - Financing: No cost consideration to the City

Mobility and Street Services

33. Authorize **(1)** an agreement with Southwestern Bell Telephone Company, d/b/a AT&T to provide cost reimbursement for material and labor cost incurred by the City of Dallas for construction and installation of an underground conduit-duct bank (Installations) beginning from the South Frontage Road of Interstate Highway 30 and following Colorado Boulevard southward in the City and County of Dallas, concurrent with and during the City's construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project, **(2)** transfer ownership of the Installations to AT&T; **(3)** an increase of appropriations in an amount not to exceed $166,600 in the Capital Projects Reimbursement Fund; and **(4)** the receipt and deposit of funds from AT&T in an amount not to exceed $166,600 in the Capital Projects Reimbursement Fund - Not to exceed $166,600 - Financing: Capital Projects Reimbursement Funds

*__Note__: Item Nos. 34 and 35 must be considered collectively.

DART alignments

34. * Authorize a resolution to endorse the Dallas Area Rapid Transit (DART) Victory/Commerce/Swiss alignment as the locally preferred alternative for a second light rail alignment through Downtown Dallas (D2) - Financing: No cost consideration to the City

35. * Authorize a resolution to endorse the Dallas Area Rapid Transit (DART) Elm/Commerce alignment as the locally preferred alternative for the Dallas streetcar central link - Financing: No cost consideration to the City

CONSENT AGENDA (continued)

Mobility and Street Services (continued)

36. Authorize **(1)** Supplemental Agreement No. 1 to the professional services contract with Bridgefarmer & Associates, Inc. to provide additional engineering services for the Dolphin Road Project from Spring Avenue to north of Haskell Avenue Project; **(2)** an increase in appropriations in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund; and **(3)** the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund - Total not to exceed $157,738 - Financing: 2006 Bond Funds ($62,651), Capital Projects Reimbursement Funds ($76,965), and Water Utilities Capital Construction Funds ($18,122)

Office of Cultural Affairs

37. Authorize a five-year contract with Window to the World Communications, Inc. for syndicated radio programming for WRR Radio - Not to exceed $43,696 - Financing: Municipal Radio Current Funds (subject to annual appropriations)

Office of Financial Services

38. A resolution extending the City Council's decision deadline for Atmos Energy Corporation’s proposed new gas rate schedules for 90 days from the effective date of the filing from September 22, 2017 to December 21, 2017 - Financing: No cost consideration to the City

Park & Recreation

39. Authorize an increase in the construction services contract with J. C. Commercial, Inc. to add scope of work associated with the Park Maintenance District 6 Service Center located at 10770 Bekay Street - Not to exceed $117,769, from $2,187,986 to $2,305,755 - Financing: 2006 Bond Funds

40. Authorize Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to add scope of work associated with the Trinity Strand Trail Phase II extending the existing Trinity Strand Trail running through the Dallas Design District and the Southwest Medical District north-northeast from the intersection of Market Center Drive and Turtle Creek to the Inwood Road DART Station - Not to exceed $157,475, from $447,000 to $604,475 - Financing: 2012 Bond Funds

41. Authorize a public hearing to be held on October 11, 2017, to receive comments on the proposed use of a portion of parkland, totaling approximately 18,527 square feet of land, for dedication of street right-of-way to the City of Dallas, as required by the plat at Ferguson Park located at 1900 Gross Road; and, at the close of the public hearing, 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

CONSENT AGENDA (continued)

Park & Recreation (continued)

42. Authorize a public hearing to be held on October 11, 2017, to receive comments on the proposed use of a portion of parkland, totaling approximately 126,625 square feet of land, by Dallas Water Utilities for the construction of a 21-inch wastewater main and a 120-inch water transmission pipeline at Kleberg Trail; 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

Planning and Urban Design

43. Authorize **(1)** continuation of the growSouth Neighborhood Challenge Grant Program and amendments to the growSouth Neighborhood Challenge Grant Program Statement clarifying eligibility requirements and the application process; and **(2)** the City Manager to execute future grant agreements in accordance with the amended program statement - Financing: No cost consideration to the City

Police

44. Authorize an agreement with the State Fair of Texas regarding the development and implementation of a written security and traffic control plan for the annual State Fair of Texas event and the associated reimbursement of costs to the City of Dallas - Estimated Annual Revenue: $1,000,000

45. Authorize renewal of the Interlocal Agreement with Dallas County, through Southwestern Institute of Forensic Sciences at Dallas, for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services for the period October 1, 2017 through September 30, 2018 - Not to exceed $3,800,000 - Financing: Confiscated Monies Funds ($1,000,000) and Current Funds ($2,800,000)

46. Authorize **(1)** an application for and acceptance of the Comprehensive Selective Traffic Enforcement (STEP) Program Grant (Grant No. 2018-Dallas-S-1YG-0018, CFDA No. 20.600) from the U.S. Department of Transportation passed through the Texas Department of Transportation in an amount not to exceed $999,949 for travel expenses and overtime reimbursement for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $999,949 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund; **(3)** the receipt and deposit of grant funds in an amount not to exceed $999,949 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund; **(4)** a local cash match in an amount not to exceed $288,300; and **(5)** execution of the grant agreement - Total not to exceed $1,288,249 - Financing: Texas Department of Transportation Grant Funds ($999,949) and Current Funds ($288,300) (subject to appropriations)

CONSENT AGENDA (continued)

Police (continued)

47. Authorize **(1)** the acceptance of the Commercial Auto Theft Interdiction Squad/25 grant (Grant No. 608-18-DPD0000) from the Texas Automobile Burglary & Theft Prevention Authority in an amount not to exceed $555,204 to provide a specialized proactive automobile theft program for the period September 1, 2017 through August 31, 2018; **(2)** the establishment of appropriations in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund; **(4)** a local cash match in an amount not to exceed $111,041; **(5)** an In-Kind Contribution in an approximate amount of $517,394; and **(6)** execution of the grant agreement - Total not to exceed $1,183,639 - Financing: Texas Automobile Burglary & Theft Prevention Authority Grant Funds ($555,204), In-Kind Contribution ($517,394) and Current Funds ($111,041) (subject to appropriations)

48. Authorize **(1)** the Dallas Police Department to receive funds in the amount of $600,000 from various federal and state law enforcement agencies including, but not limited to those shown (list attached) for reimbursement of overtime for investigative services for FY 2017-18; **(2)** a City contribution of pension and Federal Insurance Contributions Act costs in the amount of $179,700; and **(3)** execution of the grant agreements - Total not to exceed $779,700 - Financing: Current Funds ($179,700) (subject to appropriations) and Various Federal and State Law Enforcement Agencies ($600,000)

Sustainable Development and Construction

49. Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the condemnation proceedings styled City of Dallas v. Plains Capital Bank, et al., Cause No. CC-17-00127-B, pending in Dallas County Court at Law No. 2, to acquire a total of approximately 16,022 square feet of land for right-of-way and approximately 14,167 square feet of land for a temporary working space easement located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project; and **(2)** settlement of the condemnation proceeding for an amount not to exceed the award - Not to exceed $54,799, increased from $148,177 ($145,177, plus closing costs and title expenses not to exceed $3,000) to $202,976 ($199,976 being the award, plus closing costs and title expenses not to exceed $3,000) - Financing: Water Utilities Capital Construction Funds

50. Authorize moving expense and rental assistance payments for Miguel Velo and Miriam Velo as a result of an official written offer of just compensation to purchase real property at 902 LaSalle Drive for the Cadillac Heights Phase II Project - Not to exceed $10,474 - Financing: General Obligation Commercial Paper Funds

51. A resolution declaring approximately 2,052 square feet of undevelopable land unwanted and unneeded, located near the intersection of Singleton Boulevard and Jim Street, and authorizing its sale to Kulsoom Ahmed, the abutting owner - Revenue: $5,130

CONSENT AGENDA (continued)

Sustainable Development and Construction (continued)

52. Authorize an amendment to an existing lease agreement with TSI Group, LLC to extend the lease agreement for an additional twenty-two months for approximately 5,015 square feet of office space located at 3218 Highway 67 (Interstate 30), Mesquite, Texas to be used as a Women, Infants and Children Clinic for the period October 1, 2017 through July 31, 2019 - Not to exceed $147,107 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

53. Authorize an amendment to an existing lease agreement with Carrollton Park II, L.P. to extend the lease agreement for an additional three-years for approximately 3,000 square feet of office space located at 1235 South Josey Lane, Carrollton, Texas to be used as a Women, Infants and Children Clinic for the period October 1, 2017 through September 30, 2020 - Not to exceed $114,750 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

54. Authorize an amendment to an existing lease agreement with Tom Keele, Inc. to **(1)** extend the lease agreement for an additional three-years; and **(2)** reduce the monthly rental payments for the remainder of the existing lease term for approximately 6,733 square feet of office space located at 302 North Barnes Drive, Garland, Texas to be used as a Women, Infants and Children Clinic for the period September 1, 2017 through August 31, 2021 - Not to exceed $349,200 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

55. An ordinance granting a private license to GPIWE Limited Partnership for the use of approximately 378 square feet of land to occupy, maintain, install, and utilize an extension to an existing historic wood loading dock with guardrail, four planters and decorative pavers, on portions of Munger Avenue and Record Street, located near its intersection with Munger Avenue - Revenue: $1,000 annually and $200 one-time fee, plus the $20 ordinance publication fee

56. An ordinance granting a revocable license to Espresso Roma Corporation dba Flying Horse Cafe, for the use of approximately 182 square feet of land to occupy, maintain and utilize a sidewalk cafe on a portion of Commerce Street right-of-way, near its intersection with Akard Street - Revenue: $200 annually, plus the $20 ordinance publication fee

57. An ordinance abandoning two street easements to Lake Highlands Solutions, LLC, the abutting owner, containing a total of approximately 4,497 square feet of land, located near the intersection of Watercrest Parkway and Sedgwick Drive; and providing the quitclaim; and providing for the dedication of approximately 11,913 square feet of land needed for street right-of-way, of which 2,352 square feet processed shall be a land exchange - Revenue: $5,400, plus the $20 ordinance publication fee

CONSENT AGENDA (continued)

Sustainable Development and Construction (continued)

58. An ordinance abandoning aerial rights over a portion of North Akard Street to LICGF Dallas Lofts, Inc., the abutting owner, containing approximately 187 square feet of land, located near its intersection with Elm and North Akard Streets; and authorizing the quitclaim - Revenue: $8,509, plus the $20 ordinance publication fee

59. An ordinance abandoning a utility easement to Lincoln LAG, LTD., the abutting owner, containing approximately 3,555 square feet of land, located near the intersection of Matilda and Milton Streets - Revenue: $5,400, plus the $20 ordinance publication fee

60. An ordinance abandoning a drainage and utilities easement to The Pecan Deluxe Candy Company, the abutting owner, containing approximately 6,661 square feet of land, located near the intersection of Lone Star Drive and Postal Way - Revenue: $5,400, plus the $20 ordinance publication fee

61. An ordinance amending Ordinance No. 29383, previously approved on June 25, 2014, as amended by Ordinance No. 30094, previously approved on May 25, 2016 as amended by Ordinance No. 30272, previously approved on December 14, 2016, which abandoned a portion of Straightway Drive, located near the intersection of Straightway Drive and Northwest Highway to Northwest Overlake L.L.C. and Rizos Family Partnership L.P. to extend the final replat and dedication requirement from 39 months to 45 months - Revenue: $5,400, plus the $20 ordinance publication fee

Trinity Watershed Management

62. Authorize the conveyance of a utility easement and right-of-way containing a total of approximately 47,849 square feet of land to Oncor Electric Delivery Company LLC for the installation, use and maintenance of electric facilities across City-owned land located on Riverfront Boulevard near its intersection with Zangs Boulevard - Financing: No cost consideration to the City

63. Authorize an increase in the construction services contract with BAR Constructors, Inc. to increase the scope of work associated with the construction of the Levee Drainage System - Sump A Improvements, also referred to as the Able No. 3 Pump Station - Not to exceed $625,860, from $68,624,468 to $69,250,328 - Financing: 2012 Bond Funds

Water Utilities

64. Authorize an Interlocal Agreement and Lease with the Town of Sunnyvale for the management of areas adjacent to Lake Ray Hubbard - Financing: No cost consideration to the City

65. Authorize a professional services contract with Terracon Consultants, Inc. to provide architectural and engineering services for the design of roof and heating, ventilation and air conditioning systems (list attached) - Not to exceed $866,280 - Financing: Water Utilities Capital Improvement Funds

ITEMS FOR INDIVIDUAL CONSIDERATION

City Secretary's Office

66. 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)

67. A resolution acknowledging receipt of the Ethics Advisory Commission Rules of Procedure adopted by the Commission on June 20, 2017 - Financing: No cost consideration to the City

68. A resolution authorizing: **(1)** a joint election agreement and election services contract between the City of Dallas, Dallas County, and various other jurisdictions within Dallas County, for the conduct of a joint election to be held on Tuesday, November 7, 2017, in an amount not to exceed $305,000; **(2)** legal advertising in connection with the Tuesday, November 7, 2017 Special Election, in an amount not to exceed $50,000; and **(3)** $300 for translation services for publication and posting notices related to the election - Total not to exceed $355,300 - Financing: Current Funds

69. A resolution authorizing a joint election agreement and election services contract between the City of Dallas, Collin County, and various other jurisdictions within Collin County, for the conduct of a joint election to be held on Tuesday, November 7, 2017 - Not to exceed $17,000 - Financing: Current Funds

70. A resolution authorizing a joint election agreement and election services contract between the City of Dallas, Denton County, and other various jurisdictions within Denton County, for the conduct of a joint election to be held on Tuesday, November 7, 2017 - Not to exceed $9,000 - Financing: Current Funds

71. A resolution authorizing the Mayor to appoint an Ad Hoc City Council canvassing committee to review the returns of the November 7, 2017 special election, and submit a canvass report to the full City Council on Monday, November 20, 2017 - Financing: No cost consideration to the City

Housing & Neighborhood Revitalization

72. Authorize an amendment to Resolution No. 16-1094, previously approved on June 22, 2016, with Southfair Community Development Corporation, a certified Community Housing Development Organization, for a housing development loan in the amount of $112,000 to **(1)** increase the number of units from two to six; **(2)** increase the amount of funding from $112,000 to $712,000; and **(3)** extend the loan agreement from June 30, 2017 to August 31, 2018 to complete construction of six affordable single family homes located in the 2800-2900 block of South Boulevard - Not to exceed $600,000 - Financing: HOME Investment Partnership Program Grant Funds

ITEMS FOR INDIVIDUAL CONSIDERATION (continued)

Mayor and City Council

73. Authorize a resolution honoring the achievements of Marvin E. Crenshaw, Roy H. Williams, Michael Daniel and Betsy Julian for their roles in the creation of the 14-1 system for electing members of the Dallas City Council; and directing the City Manager to erect a plaque on the first floor of Dallas City Hall acknowledging the accomplishments of these individuals to the City of Dallas - Financing: No cost consideration to the City (via Council Members Griggs, Medrano, Narvaez, Felder, Greyson)

74. Consideration and adoption of a resolution prohibiting the spending of any City of Dallas taxpayer funds on travel to North Carolina and products or services provided by any person or company principally residing in North Carolina - Financing: No cost consideration to the City (via Council Members Medrano, Clayton, Griggs, Narvaez, Kingston)

75. Consideration and adoption of an ordinance amending Chapter 15A, Elections, to limit both direct and indirect expenditures, in favor or against, in any city council race to the direct expenditure limit - Financing: No cost consideration to the City (via Council Members Kingston, Felder, Medrano, Clayton, Griggs)

ITEMS FOR FURTHER CONSIDERATION

Housing & Neighborhood Revitalization

76. A public hearing to receive comments on the proposed sale of eight unimproved properties acquired by the taxing authorities from the Sheriff to Dallas Neighborhood Alliance for Habitat, a qualified non-profit organization; and, at the close of the public hearing, authorize the City Manager to: **(1)** quitclaim eight unimproved properties to Dallas Neighborhood Alliance for Habitat, under the House Bill 110 process of the City's Land Transfer Program; and **(2)** release the City's non-tax liens included in the foreclosure judgment together with post-judgment non-tax liens, if any (list attached) - Revenue: $8,585

PUBLIC HEARINGS AND RELATED ACTIONS

Sustainable Development and Construction

ZONING CASES - CONSENT

77. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict and private school uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions
Z167-132(JM)

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

Sustainable Development and Construction (continued)

ZONING CASES - CONSENT (continued)

78. A public hearing to receive comments regarding an application for and an ordinance granting an IM Industrial Manufacturing District and an ordinance granting a Specific Use Permit for a metal salvage facility on property zoned an IR Industrial Research District on the east side of Luna Road, north of Ryan Road
Recommendation of Staff and CPC: Approval of an IM Industrial Manufacturing District and approval of a Specific Use Permit for a metal salvage facility use for a three-year period, subject to a site plan and conditions
Z167-248(OTH)

79. A public hearing to receive comments regarding an application for and a resolution terminating existing deed restrictions on property zoned a CR Community Retail District on the east line of Greenville Avenue, north of Walnut Hill Lane
Recommendation of Staff and CPC: Approval
Z167-290(SM)

80. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school on the north corner of Chiswell Road and Bellewood Drive
Recommendation of Staff and CPC: Approval, subject to a revised development plan, revised traffic management plan and conditions
Z167-294(WE)

ZONING CASES - INDIVIDUAL

81. A public hearing to receive comments regarding an application for a Planned Development District for MU-1 Mixed Use District uses on property zoned an MU-1 Mixed Use District, a CR-D Community Retail District with a D Liquor Control Overlay, and an LO-1-D Limited Office District with a D Liquor Control Overlay, on the northwest line of Garland Road, southwest of North Buckner Boulevard
Recommendation of Staff: Approval, subject to a development plan/height zone map, cross section plan, and conditions
Recommendation of CPC: Denial without prejudice
Z167-201(WE)

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

Sustainable Development and Construction (continued)

ZONING CASES - INDIVIDUAL (continued)

82. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals on property zoned an IM Industrial Manufacturing District on the southwest side of South Lamar Street, between Lenway Street and Martin Luther King Jr., Boulevard
Recommendation of Staff: Approval for a two-year period, subject to conditions
Recommendation of CPC: Approval for a one-year period, subject to conditions
Z167-292(WE)

83. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 438, south of West Davis Street and east of Calumet Avenue
Recommendation of Staff: Approval, subject to a revised development plan, a revised landscape plan and conditions
Recommendation of CPC: Approval, subject to a revised development plan, two revised landscape plans and conditions
Z167-316(JM)

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

84. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1601 for a commercial amusement (inside) use, limited to a Class A dance hall, on property zoned a CS Commercial Service District, on the west corner of East Grand Avenue and South St. Mary Avenue
Recommendation of Staff and CPC: Approval for a three-year period, subject to a site plan and conditions
Z156-260(SM)
Note: This item was considered by the City Council at a public hearing on August 23, 2017, and was held under advisement until September 13, 2017, with the public hearing open

85. A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District on property zoned an MF-1(A) Multifamily District on the southwest corner of East Lovers Lane and Matilda Street
Recommendation of Staff and CPC: Approval
Z167-121(SM)
Note: This item was considered by the City Council at public hearings on June 14, 2017 and August 9, 2017, and was held under advisement until September 13, 2017, with the public hearing open

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

Sustainable Development and Construction (continued)

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL (continued)

86. A public hearing to receive comments regarding an application for and an ordinance granting a TH-3(A) Townhouse District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District on the west line of Leigh Ann Drive, north of West Wheatland Road
Recommendation of Staff: Denial
Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant
Z167-212(OTH)
Note: This item was considered by the City Council at public hearings on June 28, 2017 and August 23, 2017, and was deferred until September 13, 2017, with the public hearing open

87. A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District on property zoned an MF-2(A) Multifamily District on the north side of John West Road, west of La Prada Drive
Recommendation of Staff and CPC: Approval
Z167-249(OTH)
Note: This item was considered by the City Council at public hearings on June 28, 2017 and August 23, 2017, and was deferred until September 13, 2017, with the public hearing open

88. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2087 for a recycling buy-back center for the collection of household metals, industrial metals, and recyclable materials on property zoned an IM Industrial Manufacturing District, on the northwest side of Hickory Street, northeast of Malcolm X Boulevard
Recommendation of Staff and CPC: Approval for a two-year period, subject to conditions
Z167-272(OTH)
Note: This item was considered by the City Council at a public hearing on August 9, 2017, and was deferred until September 13, 2017, with the public hearing open

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS

Economic Development

*__Note__: Item Nos. 89 and 90 must be considered collectively.

Dallas Downtown Improvement District

89. * A public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

90. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Dallas Downtown Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; providing for City participation in the District in an amount not to exceed $659,988; authorizing payment of City's 2016 assessment, 2017 assessment and all future City assessments directly to the District and providing for an effective date - Not to exceed $659,988 - Financing: Current Funds ($452,212) and Convention and Event Services Current Funds ($207,776) (subject to appropriations)

*__Note__: Item Nos. 91 and 92 must be considered collectively.

Deep Ellum Public Improvement District

91. * A public hearing concerning the proposed levy of assessment for the Deep Ellum Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

92. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2017; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Economic Development (continued)

Klyde Warren Park/Dallas Arts District Public Improvement District

*__Note__: Item Nos. 93 and 94 must be considered collectively.

93. * A public hearing concerning the proposed levy of assessment for the Klyde Warren Park/Dallas Arts District Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

94. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

Knox Street Public Improvement District

*__Note__: Item Nos. 95 and 96 must be considered collectively.

95. * A public hearing concerning the proposed levy of assessment for the Knox Street Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

96. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Economic Development (continued)

Lake Highlands Public Improvement District

*__Note__: Item Nos. 97 and 98 must be considered collectively.

97. * A public hearing concerning the proposed levy of assessment for the Lake Highlands Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

98. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

North Lake Highlands Public Improvement District

*__Note__: Item Nos. 99 and 100 must be considered collectively.

99. * A public hearing concerning the proposed levy of assessment for the North Lake Highlands Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

100. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Economic Development (continued)

Oak Lawn-Hi Line Public Improvement District

*__Note__: Item Nos. 101 and 102 must be considered collectively.

101. * A public hearing concerning the proposed levy of assessment for the Oak Lawn-Hi Line Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

102. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

Prestonwood Public Improvement District

*__Note__: Item Nos. 103 and 104 must be considered collectively.

103. * A public hearing concerning the proposed levy of assessment for the Prestonwood Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

104. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Economic Development (continued)

South Dallas/Fair Park Public Improvement District

*__Note__: Item Nos. 105 and 106 must be considered collectively.

105. * A public hearing concerning the proposed levy of assessment for the South Dallas/Fair Park Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

106. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

South Side Public Improvement District

*__Note__: Item Nos. 107 and 108 must be considered collectively.

107. * A public hearing concerning the proposed levy assessment for the South Side Public Improvement District (District); in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

108. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Economic Development (continued)

Tourism Public Improvement District

*__Note__: Item Nos. 109 and 110 must be considered collectively.

109. * A public hearing concerning the proposed levy of assessment for the Tourism Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

110 * An ordinance approving and adopting the final Service Plan for 2017-18, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments on Dallas hotels with 100 or more rooms, for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

Uptown Public Improvement District

*__Note__: Item Nos. 111 and 112 must be considered collectively.

111. * A public hearing concerning the proposed levy of assessment for the Uptown Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

112. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Economic Development (continued)

University Crossing Public Improvement District

*__Note__: Item Nos. 113 and 114 must be considered collectively.

113. * A public hearing concerning the proposed levy of assessment for the University Crossing Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

114. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

Vickery Meadow Public Improvement District

*__Note__: Item Nos. 115 and 116 must be considered collectively.

115. * A public hearing concerning the proposed levy of assessment for the Vickery Meadow Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

116. * An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (continued)

MISCELLANEOUS HEARINGS (continued)

Office of Financial Services

117. A public hearing to receive comments on a $0.7825/$100 property tax rate for the 2017-18 fiscal year as discussed on August 16, 2017; City Council will vote to adopt a tax rate on Wednesday, September 20, 2017 at Dallas City Hall, 6ES at 9:00 a.m. - Financing: No cost consideration to the City

Park & Recreation

118. A public hearing to receive comments on readopting and continuing in effect Chapter 12, "City Youth Program Standards of Care," of the Dallas City Code, to re-establish standards of care for certain city youth programs in compliance with state law; and, at the close of the hearing, approval of an ordinance to readopt Chapter 12 of the Dallas City Code - Financing: No cost consideration to the City

FY 17-18 Active Task Forces *

Agenda Item # 48

Active Task Force	Agency	Task Force Efforts
ATF Violent Crime Initiative (Texoma HIDA)	Drug Enforcement Agency (DEA)	Drug trafficking & Money laundering
Dallas Field Diversion - Asset Removal Group	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - HIDTA -1	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Task Force 1	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Task Force 2	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Financial Strike Force	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Tactical Diversion Squad (TDS)	Drug Enforcement Agency (DEA)	Diversion schemes of controlled pharmaceuticals and or chemicals (Prescription forgery; Retail level violators)
North Texas Financial Crimes Task Force	Internal Revenue Service (IRS)	Money laundering
Violent Crimes, Major Offenders, and Gangs Safe Streets Task Force (SSTF)	Federal Bureau of Investigations (FBI)	Drug trafficking; money laundering; alien smuggling; crimes of violence (murder, aggravated assault, robbery, and violent street gangs)
Southwest Border Task Force (SBTF)	Federal Bureau of Investigations (FBI)	Border investigation and enforcement
North Texas Joint Terrorism Task Force (NTJTTF)	Federal Bureau of Investigations (FBI)	Protect against threats to our national security, including international terrorism
Cyber Crimes Task Force (CCTF)	Federal Bureau of Investigations (FBI)	Investigate and apprehend high technology criminals
North Texas Regional Computer Forensic Lab (NTRCFL)	Federal Bureau of Investigations (FBI)	Computer financial crimes forensics
District Fugitive Task Force (DFTF)	United States Marshals Office	Investigate and apprehend local, state, and federal fugitives

FY17-18 Active Task Forces *

Agenda Item # 48 (continued)

Active Task Force	Agency	Task Force Efforts
US Immigration and Customs Enforcement	Immigration and Customs Enforcement (ICE)	Border investigation and enforcement
Texas Military Task Force	State of Texas	Illegal drugs or narcotics with actual or suspected criminal activity
ATF Dallas Group III Field Office Task Force	The Bureau of Alcohol, Tobacco, Firearms and Explosives (ATF)	Firearms Criminal Possession and Use, Criminal Groups and Gangs, Illegal Firearms Trafficking
Immigration and Customs Enforcement (ICE)	ICE SAC Dallas	The grant will target offenders who sell counterfeit and conspiracy items in the City of Dallas and county
Texas Joint Counterdrug Task Force	Texas Army National Guard	Drug Trafficking
Child Exploitation Task Force	Federal Bureau of Investigations (FBI)	Investigate the sexual victimization of children and other crimes against children within the FBI's jurisdiction
Organized Crime Drug Enforcement Task Force	United States Attorney's Office	Organized crime and drug trafficking

*This list in not inclusive of all federal and state agencies, or other organizations that we could enter into agreements with during the FY17-18 for reimbursement of overtime or equipment.

Roof and HVAC Systems Design
Agenda Item # 65

Council District	Facility Name
3	Red Bird Pump Station Sorcey Pump Station Southwest Service Center
4	Cedar Crest Pump Station
5	Lake June Pump Station
6	Bachman Water Treatment Plant Walnut Hill Pump Station
7	Central Wastewater Treatment Plant Jim Miller Pump Station Southeast Service Center
8	Alta Mesa Pump Station Southside Wastewater Treatment Plant
9	Forney Pump Station White Rock Control Center
10	Abrams Pump Station Northeast Service Center Whispering Hills Pump Station
11	Cosa Crest Pump Station Meandering Way Pump Station
12	Parkway Pump Station
Outside City Limits	Beltwood Pump Station East Side Water Treatment Plant Elm Fork Water Treatment Plant Interim Raw Water Facility Iron Bridge Pump Station Lake Fork Pump Station

Tax Foreclosure and Seizure Property Resale
Agenda Item #76

Parcel No.	Address	Non-Profit Organization	Mapsco	DCAD Amount	Sale Amount	Vac/ Imp	Zoning
1.	2723 Silkwood	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
2.	2726 Silkwood	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
3.	3015 Valentine	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
4.	3027 Valentine	Dallas Neighborhood Alliance for Habitat	56H	$1,600	$1,585.00	V	PD-595
5.	2907 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
6.	2932 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
7.	3000 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
8.	3014 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595

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]

AGENDA DATE September 13, 2017

ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
1			All	V	NA	NA	NA	NA	Approval of Minutes of the August 23, 2017 City Council Meeting and August 30, 2017 City Council Budget Briefing
2			2	C	AVI	GT	NA	NA	Authorize (1) an Other Transaction Agreement with the Federal Aviation Administration to provide engineering support for the Relocation of the Runway 13L Glideslope and associated equipment due to the design for the Rehabilitate Taxiway B Phase II Project at Dallas Love Field; (2) an increase in appropriations in the Aviation Near Term Passenger Facility Charge Fund; (3) an increase in appropriations in the Aviation Passenger Facility Charge Fund; and (4) the transfer of funds from the Aviation Passenger Facility Charge Fund to the Aviation Near Term Passenger Facility Charge Fund - Not to exceed $94,114 - Financing: Aviation Near Term Passenger Facility Charge Funds
3			8	C	PBD, SAN, FIR, EBS, STS, POL, TWM, WTR	$449,885.00	100.00%	0.00%	Authorize a three-year service contract for scrap tire removal and disposal services - Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers, lowest responsible bidder of two - Not to exceed $449,885 - Financing: Current Funds ($130,800), Sanitation Current Funds ($262,500), Water Utilities Current Funds ($9,085), and Stormwater Drainage Management Current Funds ($47,500) (subject to annual appropriations)
4			All	C	PBD, AVI, CES, EBS, STS, PKR, SAN, TWM, WTR	$41,983,547.00	96.02%	24.87%	Authorize (1) a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide - Trane U.S., Inc. in the amount of $34,362,181, The Brandt Companies, LLC in the amount of $4,934,280, and RushCo Energy Specialists in the amount of $2,185,846, lowest responsible bidders of six; and (2) a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide with Wesco Chemicals, Inc. in the amount of $276,120 through the Texas Association of School Boards and Nalco Company LLC in the amount of $225,120 through the Texas Multiple Award Schedule - Total not to exceed $41,983,547 - Financing: Current Funds ($27,135,099), Convention and Event Services Current Funds ($12,265,822), Water Utilities Current Funds ($2,222,086), Aviation Current Funds ($330,000), Stormwater Drainage Management Current Funds ($25,540), and Sanitation Current Funds ($5,000) (subject to annual appropriations)
5			All	C	PBD, STS	$1,185,274.00	0.00%	0.00%	Authorize a two-year master agreement for asphalt emulsion to be utilized by Mobility and Street Services - Ergon Asphalt & Emulsions, Inc., lowest responsible bidder of three - Not to exceed $1,185,274 - Financing: Current Funds
6			All	C	PBD, AVI, CES, EBS, TWM, WTR	$1,272,256.88	10.90%	0.00%	Authorize a three-year master agreement for door hardware, exit devices, and vehicle key blanks for various City departments - Independent Hardware, Inc. in the amount of $1,133,572 and Hans Johnsen Company in the amount of $138,685, lowest responsible bidders of four - Total not to exceed $1,272,257 - Financing: Current Funds ($696,488), Convention and Event Services Current Funds ($427,500), Aviation Current Funds ($76,000), Water Utilities Current Funds ($70,744), and Stormwater Drainage Management Current Funds ($1,525)
7			All	C	PBD, POL, OEM	$2,650,948.00	NA	NA	Authorize a three-year master agreement for ballistic plate harnesses, trauma plates, and helmets for police officers with Safeware, Inc. in the amount of $781,776 through the U.S. Communities Government Purchasing Alliance and Galls, LLC in the amount of $2,906,172 through the Texas Association of School Boards - Total not to exceed $3,687,948 - Financing: Current Funds ($2,650,948) and U.S. Department of Homeland Security Grant Funds ($1,037,000)
8			N/A	C	ATT	$180,000.00	NA	NA	Authorize a professional services contract with Bickerstaff Heath Delgado Acosta LLP to provide professional legal services necessary in matters relating to the constitutionality of Senate Bill 1004 - Not to exceed $180,000 - Financing: Current Funds
9			N/A	C	AUD	NC	NA	NA	Authorize approval of the Office of the City Auditor's Fiscal Year 2018 Audit Plan as required by paragraph 4(b) of Resolution No. 79-0723, previously approved on February 28, 1979, and as amended by Resolution No. 90-4027, previously approved on December 12, 1990 - Financing: No cost consideration to the City
10			N/A	C	CON, WTR	$2,159,750.00	NA	NA	A resolution authorizing the (1) execution of the First Amendment to Revolving Credit Agreement; (2) execution of the First Amendment to Fee Letter Agreement with JPMorgan Chase Bank, National Association in support of the City of Dallas, Texas Waterworks and Sewer System Commercial Paper Notes, Series E; and (3) the execution of agreements pertaining thereto and resolving other matters related thereto - Not to exceed $2,159,750 - Financing: Water Utilities Current Funds ($95,750 upfront closing costs plus estimated annual costs of $1,032,000 for a total two-year cost of $2,159,750) (subject to annual appropriations)

AGENDA DATE September 13, 2017

ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
11			N/A	C	CON	NC	NA	NA	Authorize the annual adoption of the City's Investment Policy and investment strategies regarding funds under the City's control and management - Financing: No cost consideration to the City
12			All	C	SEC, ATT	NC	NA	NA	An ordinance correcting a typographical error in Ordinance No. 30554, ordering a bond election on November 7, 2017 - Financing: No cost consideration to the City
13			2	C	EBS, POL	$1,998,957.00	96.17%	3.83%	Authorize a construction services contract with Turner Construction Company, the only responsive proposer of two, for the lobby security enhancements at the Jack Evans Police Headquarters located at 1400 South Lamar Street - Not to exceed $1,998,957 - Financing: 1998 Bond Funds ($79,557) and 2006 Bond Funds ($1,919,400)
14			All	C	EBS, AVI, CES, PKR	$6,233,053.00	46.93%	53.07%	Authorize the third of three, one-year renewal options, to the Job Order Services contract with (1) Brown & Root Industrial Services, LLC, for construction services in the amount of $4,358,053, from $12,202,549 to $16,560,602; and (2) METCO Engineering, Inc. for mechanical, electrical and plumbing improvements in the amount of $1,875,000, from $5,250,000 to $7,125,000 - Total not to exceed $6,233,053 - Financing: Aviation Current Funds ($2,000,000) (subject to appropriations), Convention and Event Services Capital Construction Funds ($3,000,000), Park and Recreation Program Funds ($500,000) and 2006 Bond Funds ($733,053)
15			N/A	C	OHC	NC	NA	NA	Authorize an agreement with the U.S. Department of Housing and Urban Development to (1) renew the certification of the City of Dallas Fair Housing Office as a substantially equivalent Fair Housing agency for the next five years; and (2) adopt the 2017 Addendum to the Memorandum of Understanding between the City of Dallas Fair Housing Office and the U.S. Department of Housing and Urban Development - Financing: No cost consideration to the City
16			All	C	FIR	$537,754.00	NA	NA	Authorize an Interlocal Agreement with Dallas County Hospital District d/b/a Parkland Health and Hospital System for Biomedical On-Line Supervision for the period October 1, 2017 through September 30, 2018 - Not to exceed $537,754 - Financing: Current Funds (subject to appropriations)
17			All	C	FIR	NC	NA	NA	Authorize an Interlocal Agreement with Texas A&M Engineering Extension Service for the operation and management of Texas Task Force 2 Urban Search and Rescue Team for the period September 1, 2017 through August 30, 2019 - Financing: No cost consideration to the City
18			All	C	FIR	NC	NA	NA	Authorize a five-year Interlocal Cooperation Contract with Texas A&M Forest Service for the donation and disposal of old structural and proximity firefighting gear for the period September 1, 2017 to August 31, 2022 - Financing: No cost consideration to the City
19			All	C	FIR	$234,807.00	NA	NA	Authorize a contract renewal with The University of Texas Southwestern Medical Center at Dallas for the required medical direction services for the period October 1, 2017 through September 30, 2018 - Not to exceed $234,807 - Financing: Current Funds (subject to appropriations)
20			All	C	HOU	GT	NA	NA	Authorize an Interlocal Agreement with Dallas County/Dallas County Health and Human Services to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018 - Not to exceed $1,900,855 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds ($169,000), 2016-17 Housing Opportunities for Persons with AIDS Grant Funds ($227,506) and 2017-18 Housing Opportunities for Persons with AIDS Grant Funds ($1,504,349)
21			All	C	HOU	$145,810.00	NA	NA	from the U.S. Department of Housing and Urban Development for the Gateway to Permanent Supportive Housing Program in an amount not to exceed $692,063, to provide project-based rental assistance and case management for single chronically homeless persons and to provide funding for four staff positions to carry out the program for the period October 1, 2017 through September 30, 2018; (2) the establishment of appropriations in an amount not to exceed $692,063 in the FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund; (2) the receipt and deposit of funds in an amount not to exceed $692,063 in FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund; (4) a local cash match in an amount not to exceed $145,810; (5) a Memorandum of Understanding between the City of Dallas and The Vineyards at the Forest Edge Apartments, The Vineyards at the Ranch Apartments, and The Way Apartments to provide an In-Kind Contribution in the amount of $27,206; and (6) execution of the grant agreement and the MOU - Total not to exceed $865,079 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($692,063), In-Kind Contribution ($27,206), and Current Funds ($145,810) (subject to appropriations)

AGENDA DATE September 13, 2017

ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
22			All	C	HOU	$105,304.00	NA	NA	Authorize (1) the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0085L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for My Residence Program (Rapid Re-housing) in an amount not to exceed $421,215, to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to administer the program for the period October 1, 2017 through September 30, 2018; (2) the establishment of appropriations in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund; (3) the receipt and deposit of funds in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund; (4) a local cash match in the amount of $105,304; and (5) execution of the grant agreement - Total not to exceed $526,519 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($421,215) and Current Funds ($105,304) (subject to appropriations)
23			All	C	HOU	GT	NA	NA	Authorize (1) the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0050L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program through the Operation Relief Center, Inc. (ORC) in an amount not to exceed $101,408, to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2017 through September 30, 2018; (2) the establishment of appropriations in an amount not to exceed $101,408 in the Continuum of Care Grant Fund; (3) the receipt and deposit of funds in an amount not to exceed $101,408 in the FY16 CoC Grant-Shelter Plus Care-ORC FY18 Fund; (4) a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities and an In-Kind Contribution in the amount of $25,352 as match; and (5) execution of the grant agreement and contract - Not to exceed $126,760 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($101,408) and In-Kind Contribution ($25,352)
24			All	C	HOU	$215,993.00	NA	NA	Authorize (1) the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0072L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program (also referred to as Shelter Plus Care Program), in an amount not to exceed $1,463,770, to provide both permanent housing in the form of tenant-based rental assistance and eligible supportive services for homeless persons with disabilities for the period October 1, 2017 through September 30, 2018; (2) the establishment of appropriations in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund; (3) the receipt and deposit of funds in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund; (4) a local cash match in the amount of $215,993; (5) a Memorandum of Understanding (MOU) between the City of Dallas and PRISM Health North Texas to provide an In-Kind Contribution in an amount not to exceed $74,960; and (6) a Memorandum of Understanding between the City of Dallas and Metrocare Services to provide an In-Kind Contribution in the amount of $74,990; and (7) execution of the grant agreement and the MOUs - Total not to exceed $1,829,713 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($1,463,770), In-Kind Contribution ($149,950) and Current Funds ($215,993) (subject to appropriations)
25			All	C	HOU	$2,637.00	NA	NA	Authorize the first of two, twelve-month renewal options to the contract, with Open Arms Inc. dba Bryan's House to provide child care services for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018 - Not to exceed $56,262 - Financing: 2017-18 Housing Opportunities for Persons with AIDS Grant Funds ($53,625) and Current Funds ($2,637) (subject to appropriations)
26			All	C	HOU	$105,600.00	NA	NA	Authorize the first of two, twelve-month renewal options to increase funds to the contract with Senior Citizens of Greater Dallas, Inc. to administer the Older American Employment Initiative Program to provide employment assistance and information to low-to-moderate low income adults aged 60 and above throughout Dallas as follows: training and job techniques, job search referrals, community presentations on employment training, employee/business presentations and quarterly reporting on the Dallas older adult job market - Not to exceed $122,806, from $50,000 to $172,806 - Financing: 2017-18 Community Development Block Grant Funds ($17,206) and Current Funds ($105,600) (subject to appropriations)

AGENDA DATE September 13, 2017

ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
27			All	C	HOU	GT	NA	NA	Authorize the first of two, twelve-month renewal options to increase funding to the contract with Senior Citizens of Greater Dallas, Inc. to administer the Senior Services Ombudsman Program by providing nursing home ombudsman, outreach and case management services to seniors residing in nursing homes and assisted living facilities within the city of Dallas - Not to exceed $73,049, from $50,000 to $123,049 - Financing: 2017-18 Community Development Block Grant Funds
28			All	C	HOU	$375,000.00	NA	NA	Authorize the first of two, twelve-month renewal options to increase funding to the Interlocal Agreement with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry to administer the Clinical Dental Care Program to provide dental health services to low/moderate-income seniors age 60 and older residing within the city of Dallas - Not to exceed $375,000, from $300,000 to $675,000 - Financing: Current Funds (subject to appropriations)
29			All	C	HOU	GT	NA	NA	Authorize the (1) acceptance of a grant from the Texas Department of Housing and Community Affairs in an amount not to exceed $833,841 to provide services to the homeless through the Homeless Housing and Services Program for the period September 1, 2017 through August 30, 2018; (2) establishment of appropriations in an amount not to exceed $833,841 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund; (3) receipt and deposit of funds in an amount not to exceed $833,841 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund; and (4) execution of the grant agreement - Not to exceed $833,481 - Financing: Texas Department of Housing and Community Affairs Grant Funds
30			7	C	HOU	NC	NA	NA	Authorize an amendment to Resolution No. 16-0391, previously approved on February 24, 2016, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization from June 22, 2017 to June 22, 2018 to complete construction of four affordable single family homes for the Townhomes Project located at 2825 South Boulevard - Financing: No cost consideration to the City
31			All	C	HOU	GT	NA	NA	Ratify payment to the Hyatt Regency Hotel-Dallas to provide for additional costs incurred due to increased program participation for the 2017 Mayfair Senior Expo - Not to exceed $3,961 - Financing: Mayfair Gifts and Donation Trust Funds
32			Outside	C	IGS	NC	NA	NA	Authorize (1) an application for the FY 2017 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice, Bureau of Justice Assistance to support a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period October 1, 2016 through September 30, 2020; and (2) execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government - Financing: No cost consideration to the City
33			3	C	STS	GT	NA	NA	Authorize (1) an agreement with Southwestern Bell Telephone Company, d/b/a AT&T to provide cost reimbursement for material and labor cost incurred by the City of Dallas for construction and installation of an underground conduit-duct bank (Installations) beginning from the South Frontage Road of Interstate Highway 30 and following Colorado Boulevard southward in the City and County of Dallas, concurrent with and during the City's construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project, (2) transfer ownership of the Installations to AT&T; (3) an increase of appropriations in an amount not to exceed $166,600 in the Capital Projects Reimbursement Fund; and (4) the receipt and deposit of funds from AT&T in an amount not to exceed $166,600 in the Capital Projects Reimbursement Fund - Not to exceed $166,600 - Financing: Capital Projects Reimbursement Funds
34			All	C	STS	NC	NA	NA	DART alignments: Authorize a resolution to endorse the Dallas Area Rapid Transit (DART) Victory/Commerce/Swiss alignment as the locally preferred alternative for a second light rail alignment through Downtown Dallas (D2) - Financing: No cost consideration to the City
35			All	C	STS	NC	NA	NA	DART alignments: Authorize a resolution to endorse the Dallas Area Rapid Transit (DART) Elm/Commerce alignment as the locally preferred alternative for the Dallas streetcar central link - Financing: No cost consideration to the City

AGENDA DATE September 13, 2017

ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
36			2, 7	C	STS	$157,738.00	99.56%	32.47%	Authorize (1) Supplemental Agreement No. 1 to the professional services contract with Bridgefarmer & Associates, Inc. to provide additional engineering services for the Dolphin Road Project from Spring Avenue to north of Haskell Avenue Project; (2) an increase in appropriations in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund; and (3) the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund - Total not to exceed $157,738 - Financing: 2006 Bond Funds ($62,651), Capital Projects Reimbursement Funds ($76,965), and Water Utilities Capital Construction Funds ($18,122)
37			7	C	OCA	$43,696.00	0.00%	0.00%	Authorize a five-year contract with Window to the World Communications, Inc. for syndicated radio programming for WRR Radio - Not to exceed $43,696 - Financing: Municipal Radio Current Funds (subject to annual appropriations)
38			All	C	OFS	NC	NA	NA	A resolution extending the City Council's decision deadline for Atmos Energy Corporation's proposed new gas rate schedules for 90 days from the effective date of the filing from September 22, 2017 to December 21, 2017 - Financing: No cost consideration to the City
39			10	C	PKR	$117,768.97	68.08%	25.07%	Authorize an increase in the construction services contract with J. C. Commercial, Inc. to add scope of work associated with the Park Maintenance District 6 Service Center located at 10770 Bekay Street - Not to exceed $117,769, from $2,187,986 to $2,305,755 - Financing: 2006 Bond Funds
40			2	C	PKR, STS	$157,475.00	100.00%	86.27%	Authorize Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to add scope of work associated with the Trinity Strand Trail Phase II extending the existing Trinity Strand Trail running through the Dallas Design District and the Southwest Medical District north-northeast from the intersection of Market Center Drive and Turtle Creek to the Inwood Road DART Station - Not to exceed $157,475, from $447,000 to $604,475 - Financing: 2012 Bond Funds
41			7	C	PKR	NC	NA	NA	Authorize a public hearing to be held on October 11, 2017, to receive comments on the proposed use of a portion of parkland, totaling approximately 18,527 square feet of land, for dedication of street right-of-way to the City of Dallas, as required by the plat at Ferguson Park located at 1900 Gross Road; and, at the close of the public hearing, 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
42			8	C	PKR	NC	NA	NA	Authorize a public hearing to be held on October 11, 2017, to receive comments on the proposed use of a portion of parkland, totaling approximately 126,625 square feet of land, by Dallas Water Utilities for the construction of a 21-inch wastewater main and a 120-inch water transmission pipeline at Kleberg Trail; 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
43			1, 2, 3, 4, 5, 6, 7, 8	C	PNV	NC	NA	NA	Authorize (1) continuation of the growSouth Neighborhood Challenge Grant Program and amendments to the growSouth Neighborhood Challenge Grant Program Statement clarifying eligibility requirements and the application process; and (2) the City Manager to execute future grant agreements in accordance with the amended program statement - Financing: No cost consideration to the City
44			N/A	C	POL	REV $1,000,000	NA	NA	Authorize an agreement with the State Fair of Texas regarding the development and implementation of a written security and traffic control plan for the annual State Fair of Texas event and the associated reimbursement of costs to the City of Dallas - Estimated Annual Revenue: $1,000,000
45			All	C	POL	$2,800,000.00	NA	NA	Authorize renewal of the Interlocal Agreement with Dallas County, through Southwestern Institute of Forensic Sciences at Dallas, for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services for the period October 1, 2017 through September 30, 2018 - Not to exceed $3,800,000 - Financing: Confiscated Monies Funds ($1,000,000) and Current Funds ($2,800,000)

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
46			All	C	POL	$288,299.15	NA	NA	Authorize (1) an application for and acceptance of the Comprehensive Selective Traffic Enforcement (STEP) Program Grant (Grant No. 2018-Dallas-S-1YG-0018, CFDA No. 20.600) from the U.S. Department of Transportation passed through the Texas Department of Transportation in an amount not to exceed $999,949 for travel expenses and overtime reimbursement for the period October 1, 2017 through September 30, 2018; (2) the establishment of appropriations in an amount not to exceed $999,949 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund; (3) the receipt and deposit of grant funds in an amount not to exceed $999,949 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund; (4) a local cash match in an amount not to exceed $288,300; and (5) execution of the grant agreement - Total not to exceed $1,288,249 - Financing: Texas Department of Transportation Grant Funds ($999,949) and Current Funds ($288,300) (subject to appropriations)
47			All	C	POL	$111,041.00	NA	NA	Authorize (1) the acceptance of the Commercial Auto Theft Interdiction Squad/25 grant (Grant No. 608-18-DPD0000) from the Texas Automobile Burglary & Theft Prevention Authority in an amount not to exceed $555,204 to provide a specialized proactive automobile theft program for the period September 1, 2017 through August 31, 2018; (2) the establishment of appropriations in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund; (3) the receipt and deposit of funds in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund; (4) a local cash match in an amount not to exceed $111,041; (5) an In-Kind Contribution in an approximate amount of $517,394; and (6) execution of the grant agreement - Total not to exceed $1,183,639 - Financing: Texas Automobile Burglary & Theft Prevention Authority Grant Funds ($555,204), In-Kind Contribution ($517,394) and Current Funds ($111,041) (subject to appropriations)
48			All	C	POL	$179,700.00	NA	NA	Authorize (1) the Dallas Police Department to receive funds in the amount of $600,000 from various federal and state law enforcement agencies including, but not limited to those shown for reimbursement of overtime for investigative services for FY 2017-18; (2) a City contribution of pension and Federal Insurance Contributions Act costs in the amount of $179,700; and (3) execution of the grant agreements - Total not to exceed $779,700 - Financing: Current Funds ($179,700) (subject to appropriations) and Various Federal and State Law Enforcement Agencies ($600,000)
49			Outside	C	DEV, ATT, WTR	$54,799.00	NA	NA	Authorize the (1) deposit of the amount awarded by the Special Commissioners in the condemnation proceedings styled City of Dallas v. Plains Capital Bank, et al., Cause No. CC-17-00127-B, pending in Dallas County Court at Law No. 2, to acquire a total of approximately 16,022 square feet of land for right-of-way and approximately 14,167 square feet of land for a temporary working space easement located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project; and (2) settlement of the condemnation proceeding for an amount not to exceed the award - Not to exceed $54,799, increased from $148,177 ($145,177, plus closing costs and title expenses not to exceed $3,000) to $202,976 ($199,976 being the award, plus closing costs and title expenses not to exceed $3,000) - Financing: Water Utilities Capital Construction Funds
50			4	C	DEV, EBS	$10,474.00	NA	NA	Authorize moving expense and rental assistance payments for Miguel Velo and Miriam Velo as a result of an official written offer of just compensation to purchase real property at 902 LaSalle Drive for the Cadillac Heights Phase II Project - Not to exceed $10,474 - Financing: General Obligation Commercial Paper Funds
51			6	C	DEV	REV $5,130	NA	NA	A resolution declaring approximately 2,052 square feet of undevelopable land unwanted and unneeded, located near the intersection of Singleton Boulevard and Jim Street, and authorizing its sale to Kulsoom Ahmed, the abutting owner - Revenue: $5,130
52			Outside	C	DEV, HOU	GT	NA	NA	Authorize an amendment to an existing lease agreement with TSI Group, LLC to extend the lease agreement for an additional twenty-two months for approximately 5,015 square feet of office space located at 3218 Highway 67 (Interstate 30), Mesquite, Texas to be used as a Women, Infants and Children Clinic for the period October 1, 2017 through July 31, 2019 - Not to exceed $147,107 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
53			Outside	C	DEV, HOU	GT	NA	NA	Authorize an amendment to an existing lease agreement with Carrollton Park II, L.P. to extend the lease agreement for an additional three-years for approximately 3,000 square feet of office space located at 1235 South Josey Lane, Carrollton, Texas to be used as a Women, Infants and Children Clinic for the period October 1, 2017 through September 30, 2020 - Not to exceed $114,750 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)
54			Outside	C	DEV, HOU	GT	NA	NA	Authorize an amendment to an existing lease agreement with Tom Keele, Inc. to (1) extend the lease agreement for an additional three-years; and (2) reduce the monthly rental payments for the remainder of the existing lease term for approximately 6,733 square feet of office space located at 302 North Barnes Drive, Garland, Texas to be used as a Women, Infants and Children Clinic for the period September 1, 2017 through August 31, 2021 - Not to exceed $349,200 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)
55			14	C	DEV	REV $1,200	NA	NA	An ordinance granting a private license to GPIWE Limited Partnership for the use of approximately 378 square feet of land to occupy, maintain, install, and utilize an extension to an existing historic wood loading dock with guardrail, four planters and decorative pavers, on portions of Munger Avenue and Record Street, located near its intersection with Munger Avenue - Revenue: $1,000 annually and $200 one-time fee, plus the $20 ordinance publication fee
56			14	C	DEV	REV $200	NA	NA	An ordinance granting a revocable license to Espresso Roma Corporation dba Flying Horse Cafe, for the use of approximately 182 square feet of land to occupy, maintain and utilize a sidewalk cafe on a portion of Commerce Street right-of-way, near its intersection with Akard Street - Revenue: $200 annually, plus the $20 ordinance publication fee
57			10	C	DEV	REV $5,400	NA	NA	An ordinance abandoning two street easements to Lake Highlands Solutions, LLC, the abutting owner, containing a total of approximately 4,497 square feet of land, located near the intersection of Watercrest Parkway and Sedgwick Drive; and providing the quitclaim; and providing for the dedication of approximately 11,913 square feet of land needed for street right-of-way, of which 2,352 square feet processed shall be a land exchange - Revenue: $5,400, plus the $20 ordinance publication fee
58			14	C	DEV	REV $8,509	NA	NA	An ordinance abandoning aerial rights over a portion of North Akard Street to LICGF Dallas Lofts, Inc., the abutting owner, containing approximately 187 square feet of land, located near its intersection with Elm and North Akard Streets; and authorizing the quitclaim - Revenue: $8,509, plus the $20 ordinance publication fee
59			14	C	DEV	REV $5,400	NA	NA	An ordinance abandoning a utility easement to Lincoln LAG, LTD., the abutting owner, containing approximately 3,555 square feet of land, located near the intersection of Matilda and Milton Streets - Revenue: $5,400, plus the $20 ordinance publication fee
60			6	C	DEV	REV $5,400	NA	NA	An ordinance abandoning a drainage and utilities easement to The Pecan Deluxe Candy Company, the abutting owner, containing approximately 6,661 square feet of land, located near the intersection of Lone Star Drive and Postal Way - Revenue: $5,400, plus the $20 ordinance publication fee
61			2	C	DEV	REV $5,400	NA	NA	An ordinance amending Ordinance No. 29383, previously approved on June 25, 2014, as amended by Ordinance No. 30094, previously approved on May 25, 2016 as amended by Ordinance No. 30272, previously approved on December 14, 2016, which abandoned a portion of Straightway Drive, located near the intersection of Straightway Drive and Northwest Highway to Northwest Overlake L.L.C. and Rizos Family Partnership L.P. to extend the final replat and dedication requirement from 39 months to 45 months - Revenue: $5,400, plus the $20 ordinance publication fee
62			1	C	TWM	NC	NA	NA	Authorize the conveyance of a utility easement and right-of-way containing a total of approximately 47,849 square feet of land to Oncor Electric Delivery Company LLC for the installation, use and maintenance of electric facilities across City-owned land located on Riverfront Boulevard near its intersection with Zangs Boulevard - Financing: No cost consideration to the City
63			1	C	TWM	$625,859.62	60.55%	48.46%	Authorize an increase in the construction services contract with BAR Constructors, Inc. to increase the scope of work associated with the construction of the Levee Drainage System - Sump A Improvements, also referred to as the Able No. 3 Pump Station - Not to exceed $625,860, from $68,624,468 to $69,250,328 - Financing: 2012 Bond Funds
64			Outside	C	WTR	NC	NA	NA	Authorize an Interlocal Agreement and Lease with the Town of Sunnyvale for the management of areas adjacent to Lake Ray Hubbard - Financing: No cost consideration to the City

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
65			3, 4, 5, 6, 7, 8, 9, 10, 11, 12, Outside	C	WTR	$866,280.00	100.00%	25.68%	Authorize a professional services contract with Terracon Consultants, Inc. to provide architectural and engineering services for the design of roof and heating, ventilation and air conditioning systems - Not to exceed $866,280 - Financing: Water Utilities Capital Improvement Funds
66			N/A	I	SEC	NC	N/A	N/A	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)
67			N/A	I	SEC	NC	NA	NA	A resolution acknowledging receipt of the Ethics Advisory Commission Rules of Procedure adopted by the Commission on June 20, 2017 - Financing: No cost consideration to the City
68			All	I	SEC	$355,300.00	NA	NA	A resolution authorizing: (1) a joint election agreement and election services contract between the City of Dallas, Dallas County, and various other jurisdictions within Dallas County, for the conduct of a joint election to be held on Tuesday, November 7, 2017, in an amount not to exceed $305,000; (2) legal advertising in connection with the Tuesday, November 7, 2017 Special Election, in an amount not to exceed $50,000; and (3) $300 for translation services for publication and posting notices related to the election - Total not to exceed $355,300 - Financing: Current Funds
69			All	I	SEC	$17,000.00	NA	NA	A resolution authorizing a joint election agreement and election services contract between the City of Dallas, Collin County, and various other jurisdictions within Collin County, for the conduct of a joint election to be held on Tuesday, November 7, 2017 - Not to exceed $17,000 - Financing: Current Funds
70			All	I	SEC	$9,000.00	NA	NA	A resolution authorizing a joint election agreement and election services contract between the City of Dallas, Denton County, and other various jurisdictions within Denton County, for the conduct of a joint election to be held on Tuesday, November 7, 2017 - Not to exceed $9,000 - Financing: Current Funds
71			N/A	I	SEC	NC	NA	NA	A resolution authorizing the Mayor to appoint an Ad Hoc City Council canvassing committee to review the returns of the November 7, 2017 special election, and submit a canvass report to the full City Council on Monday, November 20, 2017 - Financing: No cost consideration to the City
72			7	I	HOU	GT	NA	NA	Authorize an amendment to Resolution No. 16-1094, previously approved on June 22, 2016, with Southfair Community Development Corporation, a certified Community Housing Development Organization, for a housing development loan in the amount of $112,000 to (1) increase the number of units from two to six; (2) increase the amount of funding from $112,000 to $712,000; and (3) extend the loan agreement from June 30, 2017 to August 31, 2018 to complete construction of six affordable single family homes located in the 2800-2900 block of South Boulevard - Not to exceed $600,000 - Financing: HOME Investment Partnership Program Grant Funds
73			All	I	MCC	NC	NA	NA	Authorize a resolution honoring the achievements of Marvin E. Crenshaw, Roy H. Williams, Michael Daniel and Betsy Julian for their roles in the creation of the 14-1 system for electing members of the Dallas City Council; and directing the City Manager to erect a plaque on the first floor of Dallas City Hall acknowledging the accomplishments of these individuals to the City of Dallas - Financing: No cost consideration to the City (via Council Members Griggs, Medrano, Narvaez, Felder, Greyson)
74			All	I	MCC	NC	NA	NA	Consideration and adoption of a resolution prohibiting the spending of any City of Dallas taxpayer funds on travel to North Carolina and products or services provided by any person or company principally residing in North Carolina - Financing: No cost consideration to the City (via Council Members Medrano, Clayton, Griggs, Narvaez, Kingston)
75			All	I	MCC	NC	NA	NA	Consideration and adoption of an ordinance amending Chapter 15A, Elections, to limit both direct and indirect expenditures, in favor or against, in any city council race to the direct expenditure limit - Financing: No cost consideration to the City (via Council Members Kingston, Felder, Medrano, Clayton, Griggs)
76			7	I	HOU	REV $8,585	NA	NA	A public hearing to receive comments on the proposed sale of eight unimproved properties acquired by the taxing authorities from the Sheriff to Dallas Neighborhood Alliance for Habitat, a qualified non-profit organization; and, at the close of the public hearing, authorize the City Manager to: (1) quitclaim eight unimproved properties to Dallas Neighborhood Alliance for Habitat, under the House Bill 110 process of the City's Land Transfer Program; and (2) release the City's non-tax liens included in the foreclosure judgment together with post-judgment non-tax liens, if any - Revenue: $8,585

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
77			14	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict and private school uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street
78			6	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting an IM Industrial Manufacturing District and an ordinance granting a Specific Use Permit for a metal salvage facility on property zoned an IR Industrial Research District on the east side of Luna Road, north of Ryan Road
79			13	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and a resolution terminating existing deed restrictions on property zoned a CR Community Retail District on the east line of Greenville Avenue, north of Walnut Hill Lane
80			10	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school on the north corner of Chiswell Road and Bellewood Drive
81			9	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for a Planned Development District for MU-1 Mixed Use District uses on property zoned an MU-1 Mixed Use District, a CR-D Community Retail District with a D Liquor Control Overlay, and an LO-1-D Limited Office District with a D Liquor Control Overlay, on the northwest line of Garland Road, southwest of North Buckner Boulevard
82			7	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals on property zoned an IM Industrial Manufacturing District on the southwest side of South Lamar Street, between Lenway Street and Martin Luther King Jr., Boulevard
83			3	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 438, south of West Davis Street and east of Calumet Avenue
84			2	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1601 for a commercial amusement (inside) use, limited to a Class A dance hall, on property zoned a CS Commercial Service District, on the west corner of East Grand Avenue and South St. Mary Avenue
85			14	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District on property zoned an MF-1(A) Multifamily District on the southwest corner of East Lovers Lane and Matilda Street
86			8	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting a TH-3(A) Townhouse District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District on the west line of Leigh Ann Drive, north of West Wheatland Road
87			7	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District on property zoned an MF-2(A) Multifamily District on the north side of John West Road, west of La Prada Drive
88			7	PH	DEV	NC	NA	NA	A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2087 for a recycling buy-back center for the collection of household metals, industrial metals, and recyclable materials on property zoned an IM Industrial Manufacturing District, on the northwest side of Hickory Street, northeast of Malcolm X Boulevard
89			2, 14	PH	ECO	NC	NA	NA	Dallas Downtown Improvement District: A public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
90			2, 14	PH	ECO	$659,987.25	NA	NA	Dallas Downtown Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Dallas Downtown Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; providing for City participation in the District in an amount not to exceed $659,988; authorizing payment of City's 2016 assessment, 2017 assessment and all future City assessments directly to the District and providing for an effective date - Not to exceed $659,988 - Financing: Current Funds ($452,212) and Convention and Event Services Current Funds ($207,776) (subject to appropriations)
91			2, 7, 14	PH	ECO	NC	NA	NA	Deep Ellum Public Improvement District: A public hearing concerning the proposed levy of assessment for the Deep Ellum Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
92			2, 7, 14	PH	ECO	NC	NA	NA	Deep Ellum Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2017; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
93			14	PH	ECO	NC	NA	NA	Klyde Warren Park/Dallas Arts District Public Improvement District: A public hearing concerning the proposed levy of assessment for the Klyde Warren Park/Dallas Arts District Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
94			14	PH	ECO	NC	NA	NA	Klyde Warren Park/Dallas Arts District Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
95			14	PH	ECO	NC	NA	NA	Knox Street Public Improvement District: A public hearing concerning the proposed levy of assessment for the Knox Street Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
96			14	PH	ECO	NC	NA	NA	Knox Street Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
97			9, 10, 13	PH	ECO	NC	NA	NA	Lake Highlands Public Improvement District: A public hearing concerning the proposed levy of assessment for the Lake Highlands Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
98			9, 10, 13	PH	ECO	NC	NA	NA	Lake Highlands Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
99			10	PH	ECO	NC	NA	NA	North Lake Highlands Public Improvement District: A public hearing concerning the proposed levy of assessment for the North Lake Highlands Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
100			10	PH	ECO	NC	NA	NA	North Lake Highlands Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
101			6	PH	ECO	NC	NA	NA	Oak Lawn-Hi Line Public Improvement District: A public hearing concerning the proposed levy of assessment for the Oak Lawn-Hi Line Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
102			6	PH	ECO	NC	NA	NA	Oak Lawn-Hi Line Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
103			12	PH	ECO	NC	NA	NA	Prestonwood Public Improvement District: A public hearing concerning the proposed levy of assessment for the Prestonwood Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
104			12	PH	ECO	NC	NA	NA	Prestonwood Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

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ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
105			2, 7	PH	ECO	NC	NA	NA	South Dallas/Fair Park Public Improvement District: A public hearing concerning the proposed levy of assessment for the South Dallas/Fair Park Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
106			2, 7	PH	ECO	NC	NA	NA	South Dallas/Fair Park Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
107			2	PH	ECO	NC	NA	NA	South Side Public Improvement District: A public hearing concerning the proposed levy assessment for the South Side Public Improvement District (District); in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
108			2	PH	ECO	NC	NA	NA	South Side Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
109			2, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14	PH	ECO	NC	NA	NA	Tourism Public Improvement District: A public hearing concerning the proposed levy of assessment for the Tourism Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
110			2, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14	PH	ECO	NC	NA	NA	Tourism Public Improvement District: An ordinance approving and adopting the final Service Plan for 2017-18, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments on Dallas hotels with 100 or more rooms, for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
111			14	PH	ECO	NC	NA	NA	Uptown Public Improvement District: A public hearing concerning the proposed levy of assessment for the Uptown Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
112			14	PH	ECO	NC	NA	NA	Uptown Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

AGENDA DATE September 13, 2017

ITEM #	OK	IND DEF	DISTRICT	TYPE	DEPT.	DOLLARS	LOCAL	MWBE	DESCRIPTION
113			14	PH	ECO	NC	NA	NA	University Crossing Public Improvement District: A public hearing concerning the proposed levy of assessment for the University Crossing Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
114			14	PH	ECO	NC	NA	NA	University Crossing Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
115			13	PH	ECO	NC	NA	NA	Vickery Meadow Public Improvement District: A public hearing concerning the proposed levy of assessment for the Vickery Meadow Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
116			13	PH	ECO	NC	NA	NA	Vickery Meadow Public Improvement District: An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City
117			N/A	PH	OFS	NC	NA	NA	A public hearing to receive comments on a $0.7825/$100 property tax rate for the 2017-18 fiscal year as discussed on August 16, 2017; City Council will vote to adopt a tax rate on Wednesday, September 20, 2017 at Dallas City Hall, 6ES at 9:00 a.m. - Financing: No cost consideration to the City
118			All	PH	PKR	NC	NA	NA	A public hearing to receive comments on readopting and continuing in effect Chapter 12, "City Youth Program Standards of Care," of the Dallas City Code, to re-establish standards of care for certain city youth programs in compliance with state law; and, at the close of the hearing, approval of an ordinance to readopt Chapter 12 of the Dallas City Code - Financing: No cost consideration to the City

TOTAL $66,290,993.87

AGENDA ITEM # 2

KEY FOCUS AREA: Mobility Solutions, Infrastructure & Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2

DEPARTMENT: Aviation

CMO: Jody Puckett, 670-3390

MAPSCO: 33D H; 34A E F J K

SUBJECT

Authorize **(1)** an Other Transaction Agreement with the Federal Aviation Administration to provide engineering support for the Relocation of the Runway 13L Glideslope and associated equipment due to the design for the Rehabilitate Taxiway B Phase II Project at Dallas Love Field; **(2)** an increase in appropriations in the Aviation Near Term Passenger Facility Charge Fund; **(3)** an increase in appropriations in the Aviation Passenger Facility Charge Fund; and **(4)** the transfer of funds from the Aviation Passenger Facility Charge Fund to the Aviation Near Term Passenger Facility Charge Fund - Not to exceed $94,114 - Financing: Aviation Near Term Passenger Facility Charge Funds

BACKGROUND

The Federal Aviation Administration (FAA) will design the move of its own navigational aids due to the design to Rehabilitate Taxiway B Phase II and extend Taxiway Mike. The existing FAA equipment will need to be moved to a new location. The FAA will provide services limited to labor, travel and expenses required to perform limited technical and/or engineering support for the project.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On March 22, 2017, City Council authorized a professional services contract with Garver LLC for design, planning, engineering and construction document services for the Love Field Pavement Rehabilitation and Reconstruction Project, Taxiway Bravo Phase II, and Taxiway Mike Phase II at Dallas Love Field by Resolution No. 17-0475.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 23, 2017, City Council acceptance of a grant from the U.S. Department of Transportation Federal Aviation Administration (FAA) (Grant No. 3-48-0062-053-2017/CFDA No. 20.106) for the federal share of the eligible capital improvement projects for the Airport Improvement Program (AIP) at Dallas Love Field to provide design for the Extension of Taxiway M Project and construction for the Runway 18-36 Conversion Project; apply for and accept future increases in the project costs when approved by both the City and the FAA; and sign and execute the grant agreement with the U.S. Department of Transportation Federal Aviation Administration, approved as to form by the City Attorney by Resolution No. 17- 1364.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

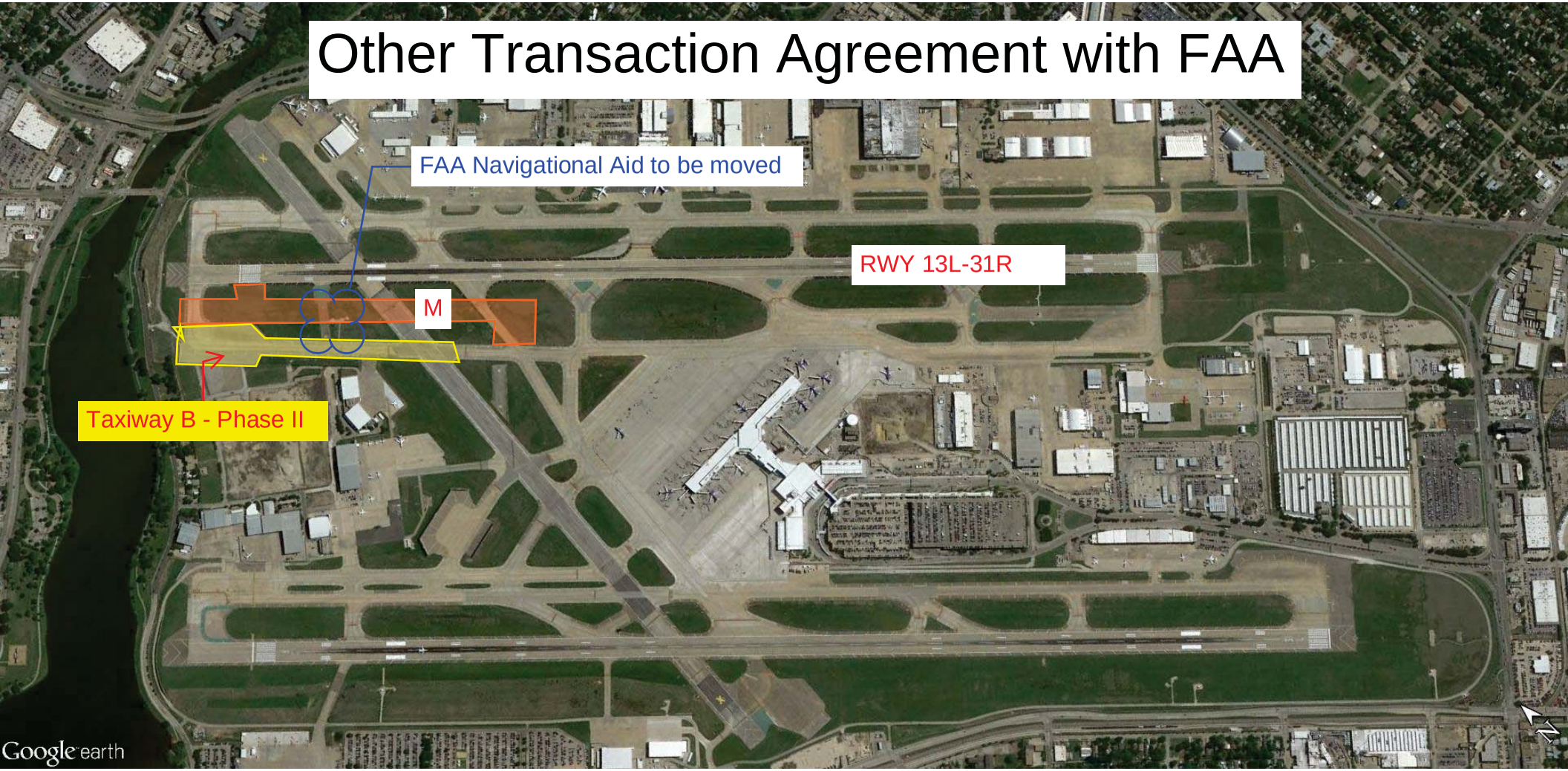
FISCAL INFORMATION

Aviation Near Term Passenger Facility Charge Funds - $94,113.86

MAP

Attached

Other Transaction Agreement with FAA



WHEREAS, the Federal Aviation Administration (FAA) has indicated it will provide services limited to labor, travel and expenses required to perform limited technical and/or engineering support for the project; and

WHEREAS, on March 22, 2017, City Council authorized Supplemental Agreement No. 4 to the professional services contract with Garver, LLC for design, planning, engineering, and construction document services for the Love Field Pavement Rehabilitation and Reconstruction Project, Taxiway Bravo Phase II, and Taxiway Mike Phase II at Dallas Love Field by Resolution No. 17-0475; and

WHEREAS, on August 23, 2017, City Council authorized acceptance of a grant from the U.S. Department of Transportation Federal Aviation Administration (FAA) (Grant No. 3-48-0062-053-2017/CFDA No. 20.106) for the federal share of the eligible capital improvement projects for the Airport Improvement Program (AIP) at Dallas Love Field, in an amount not to exceed $1,617,738 of the total estimated project cost to provide design for the Extension of Taxiway M Design Project and construction for the Runway 18-36 Conversion Project; apply for and accept future increases in the project costs when approved by both the City and the FAA; and sign and execute the grant agreement with the Federal Aviation Administration for the Airport Improvement Program by Resolution No. 17- 1364; and

WHEREAS, it is now desirable to authorize an Other Transaction Agreement with the Federal Aviation Administration to provide engineering support for the Relocation of the Runway 13L Glideslope and associated equipment due to the design for the Rehabilitate Taxiway B Phase II Project at Dallas Love Field, in an amount not to exceed $94,113.86.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign an Other Transaction Agreement with the Federal Aviation Administration, approved as to form by the City Attorney, to provide engineering support for the Relocation of the Runway 13L Glideslope and associated equipment due to the design for the Rehabilitate Taxiway B Phase II Project at Dallas Love Field, in an amount not to exceed $94,113.86.

SECTION 2. That the City Manager is hereby authorized increase appropriations in an amount not to exceed $94,113.86 in the Aviation Near Term Passenger Facility Charge Fund, Fund A477, Department AVI, Unit W121, Object 4111.

SECTION 3. That the City Manager is hereby authorized to increase appropriations in an amount not to exceed $94,113.86 in the Aviation Passenger Facility Charge Fund, Fund 0477, Department AVI, Unit 0781, Object 3099.

SECTION 4. That the City will apply for Passenger Facility Charge (PFC) funding for the eligible Relocation of the Runway 13L Glideslope in an amount not to exceed $94,113.86. Upon the approval of PFC by the FAA for this project, the Chief Financial Officer is hereby authorized to transfer funds from the Aviation Passenger Facility Charge Fund, Fund 0477, Department AVI, Unit 0781, Object Code 3099, in an amount not to exceed $94,113.86, to the Aviation Near Term Passenger Facility Charge Fund, Fund A477, Department AVI, Unit W121, Object 5011.

SECTION 5. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $94,113.86 to be paid to FAA for the services associated with relocating the navigational aids in accordance with terms and conditions of the Other Transaction Agreement from the Aviation Near Term Passenger Facility Charge Fund, Fund A477, Department AVI, Unit W121, Object 4111, Program AVIW121, Encumbrance/Contract No. CX-AVI-2017-00003542, Commodity 92500, Vendor 174291

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 3

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 8

DEPARTMENT: Business Development & Procurement Services
Sanitation Services
Fire
Equipment & Building Services
Mobility and Street Services
Police
Trinity Watershed Management
Water Utilities

CMO: Elizabeth Reich, 670-7804
Jody Puckett, 670-3390
Jon Fortune, 670-1204
Majed Al-Ghafry, 670-3302

MAPSCO: 67 P

SUBJECT

Authorize a three-year service contract for scrap tire removal and disposal services - Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers, lowest responsible bidder of two - Not to exceed $449,885 – Financing: Current Funds ($130,800), Sanitation Current Funds ($262,500), Water Utilities Current Funds ($9,085), and Stormwater Drainage Management Current Funds ($47,500) (subject to annual appropriations)

BACKGROUND

This action does not encumber funds; the purpose of a service contract is to establish firm pricing for services, for a specific term, which are ordered on an as needed basis.

This service contract will provide for scrap tire removal and disposal services. The City is a registered scrap tire facility, processor, and generator with the Texas Commission on Environmental Quality (TCEQ) and as such requires the services of a TCEQ registered vendor to dispose of scrap tires. This service contract for scrap tire removal will be utilized by Sanitation Services to properly dispose of approximately 760 tons yearly of scrap tires deposited at the McCommas Bluff Landfill by City departments and residents of Dallas.

BACKGROUND (continued)

The recommended vendor is TCEQ registered and an approved scrap tire processor, storage facility, and transporter of scrap tires in the State of Texas. Scrap tire processors shred or bale scrap tires for delivery to a scrap tire storage site, a facility that recycles, reuses, or recovers the energy from the tire pieces. This is an approved method by TCEQ to recycle scrap tires. The recommended vendor recycles the scrap tires into tire derived fuel. Tire derived fuel is used as alternative fuels in power plants and paper mills. The recommended vendor recycles 98 percent of all tires collected.

As part of the solicitation process and in an effort to increase competition, Business Development & Procurement Services (BDPS) used its procurement system to send out 791 email bid notifications to vendors registered under respective commodities. To further increase competition, BDPS uses historical solicitation information, the internet, and vendor contact information obtained from user departments to contact additional vendors by phone. Additionally, in an effort to secure more bids, the Office of Business Diversity's ResourceLINK Team sent notifications to 25 chambers of commerce, the DFW Minority Business Council, and the Women's Business Council – Southwest, to ensure maximum vendor outreach.

On November 10, 2015, City Council authorized the wage floor rate of $10.37, by Resolution No. 15-2141; the selected vendor meets this requirement.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Government Performance & Financial Management Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

Current Funds - $130,800 (subject to annual appropriations)
Sanitation Current Funds - $262,500 (subject to annual appropriations)
Stormwater Drainage Management Current Funds - $47,500 (subject to annual appropriations)
Water Utilities Current Funds - $9,085 (subject to annual appropriations)

M/WBE INFORMATION

139 - Vendors contacted
139 - No response
0 - Response (Bid)
0 - Response (No bid)
0 - Successful

The awardee has fulfilled the good faith effort requirements set forth in the Business Inclusion and Development (BID) Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended.

BID INFORMATION

BDPS received the following bids from solicitation number BW1705. We opened them on June 30, 2017. We recommend the City Council award this service contract to the lowest responsive and responsible bidder. Information related to this solicitation is available upon request.

*Denotes successful bidder

Bidders	Address	Amount
*Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers	6414 Dick Price Road Mansfield, TX 76063	$449,885
Liberty Tire Recycling, LLC	580 Gifco Road Midlothian, TX 77065	$942,707

OWNER

Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers

Tom Parker, President
Jody Parker, Vice President
Julie Taleb, Secretary

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a three-year service contract for scrap tire removal and disposal services - Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers, lowest responsible bidder of two - Not to exceed $449,885 – Financing: Current Funds ($130,800), Sanitation Current Funds ($262,500), Water Utilities Current Funds ($9,085), and Stormwater Drainage Management Current Funds ($47,500) (subject to annual appropriations)

Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforce.
PROJECT CATEGORY: Other Services

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$449,885.00	100.00%
Total non-local contracts	$0.00	0.00%
TOTAL CONTRACT	$449,885.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

None

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$0.00	0.00%
Total	$0.00	0.00%	$0.00	0.00%

September 13, 2017

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a service contract with Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers (VC17284), approved as to form by the City Attorney, for scrap tire removal and disposal services for a term of three years, in an amount not to exceed $449,885. If the service was bid or proposed on an as needed, unit price basis for performance of specified tasks, payment to Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers shall be based only on the amount of the services directed to be performed by the City and properly performed by Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers under the contract.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $449,885 (subject to annual appropriations) to Thomas Cloud Parker, sole proprietor dba All American Tire Recyclers from Service Contract No. POM-2017-00002724.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 4

KEY FOCUS AREA:	Government Performance and Financial Management
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	All
DEPARTMENT:	Business Development & Procurement Services Aviation Convention and Event Services Equipment & Building Services Mobility and Street Services Park & Recreation Sanitation Services Trinity Watershed Management Water Utilities
CMO:	Elizabeth Reich, 670-7804 Jody Puckett, 670-3390 Joey Zapata, 670-3009 Majed Al-Ghafry, 670-3302 Willis Winters, 670-4071
MAPSCO:	N/A

SUBJECT

Authorize **(1)** a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide - Trane U.S., Inc. in the amount of $34,362,181, The Brandt Companies, LLC in the amount of $4,934,280, and RushCo Energy Specialists in the amount of $2,185,846, lowest responsible bidders of six; and **(2)** a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide with Wesco Chemicals, Inc. in the amount of $276,120 through the Texas Association of School Boards and Nalco Company LLC in the amount of $225,120 through the Texas Multiple Award Schedule - Total not to exceed $41,983,547 - Financing: Current Funds ($27,135,099), Convention and Event Services Current Funds ($12,265,822), Water Utilities Current Funds ($2,222,086), Aviation Current Funds ($330,000), Stormwater Drainage Management Current Funds ($25,540), and Sanitation Current Funds ($5,000) (subject to annual appropriations)

BACKGROUND

This action does not encumber funds; the purpose of a service contract is to establish firm pricing for services, for a specific term, which are ordered on an as needed basis.

BACKGROUND (continued)

These service contracts will provide heating, ventilation, and air conditioning (HVAC) system repair services citywide. The service contracts will encompass 12 HVAC brands and allow trained service technicians to supplement staff and assist with scheduled maintenance and unexpected critical service needs. Critical HVAC systems require immediate repairs. Equipment varies in sizes from 1 ½ ton HVAC systems to 1200 ton chillers. HVAC systems include, but are not limited to mini split systems, split systems, package terminal units, roof top package units, chillers, cooling towers, pumps, air handlers, and exhaust systems.

Equipment and Building Services (EBS) conducted a Facilities Condition Assessment (FCA) that includes 259 building assessments of various needs and repairs including HVAC. The HVAC repairs include large chillers, cooling towers, and small residential HVAC units. Through the FCA, EBS currently has $1.06 million planned for projects at the Dallas Animal Shelter, North West Police Station, and fire stations citywide. EBS anticipates having 22 bond projects planned amongst various departments totaling approximately $2.7 million. EBS plans on being proactive in replacing equipment that is expected to fail in the near future.

These service contracts will provide for the equipment, repair, and maintenance of heating and cooling systems for City owned facilities such as:

- City Hall
- Cultural facilities
- Libraries
- Park and Recreation facilities
- Fire stations
- Police stations
- Dallas Love Field
- Pump stations
- Water and wastewater plant operations buildings
- Kay Bailey Hutchison Convention Center

As part of the solicitation process and in an effort to increase competition, Business Development and Procurement Services (BDPS) used its procurement system to send out 1,522 email bid notifications to vendors registered under respective commodities. To further increase competition, BDPS uses historical solicitation information, the internet, and vendor contact information obtained from user departments to contact additional vendors by phone. Additionally, in an effort to secure more bids, the Office of Business Diversity's ResourceLINK Team sent notifications to 25 chambers of commerce, the DFW Minority Business Council, and the Women’s Business Council – Southwest, to ensure maximum vendor outreach.

BACKGROUND (continued)

The Texas Association of School Boards and the Texas Multiple Award Schedule agreements are authorized by Chapter 791 of the Texas Government Code and Subchapter F, Chapter 271, Texas Local Government Code. Section 271.102 of the Texas Local Government Code authorizes a local government to participate in a Cooperative Purchasing Program with another local government or a local cooperative organization.

On November 10, 2015, City Council authorized the wage floor rate of $10.37, by Resolution No. 15-2141; the selected vendors meet this requirement.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On April 8, 2015, City Council executed the casting of lots to identify the recommended vendor resulting from tie bids on groups 1, 2, 3, 5, 6, 7, 8 and lines 50, 53, and 57 for bid BF1501 for a three-year service contract for heating, ventilation and air conditioning system, parts, supplies and repair services by File No. 15-0677.

On May 27, 2015, City Council authorized a three-year service contract for all heating, ventilation and air conditioning system repair services and a three-year master agreement for heating, ventilation and air conditioning system parts by Resolution No. 15-0929.

On August 9, 2017, City Council executed the casting of lots to identify the recommended vendor resulting from tie bids on groups 1, 2, 4, 5, 6, 10, 11, 15, 17, 18, and 19 for bid BK1713 for a three-year service contract for heating, ventilation and air conditioning system parts, supplies, and repair services by File No. 17-1198.

The Government Performance & Financial Management Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

Current Funds - $27,135,099 (subject to annual appropriations)
Convention and Event Services Current Funds - $12,265,822 (subject to annual appropriations)
Water Utilities Current Funds - $2,222,086 (subject to annual appropriations)
Aviation Current Funds - $330,000 (subject to annual appropriations)
Stormwater Drainage Management Current Funds - $25,540 (subject to annual appropriations)
Sanitation Current Funds - $5,000 (subject to annual appropriations)

M/WBE INFORMATION

502 - Vendors contacted
502 - No response
0 - Response (Bid)
0 - Response (No bid)
0 - Successful

The awardees have fulfilled the good faith effort requirements set forth in the Business Inclusion and Development (BID) Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended.

BID INFORMATION

BDPS received the following bids from solicitation number BK1713. We opened them on June 16, 2017. We recommend the City Council award these service contracts to the lowest responsive and responsible bidders by group and/or line. Information related to this solicitation is available upon request.

*Denotes successful bidders

Bidders	Address	Amount
*Trane U.S., Inc.	1617 Hutton Drive Carrollton, TX 75006	Multiple Groups and Lines
*The Brandt Companies, LLC	1728 Briercroft Court Carrollton, TX 75006	Multiple Groups and Lines
*RushCo Energy Specialists	10765 Tube Drive Hurst, TX 76053	Multiple Groups and Lines
*Wesco Chemicals, Inc.	P.O. Box 2506 Waxahachie, TX 75168	Multiple Groups and Lines
*Nalco Company LLC	1601 West Diehl Road Naperville, IL 60563	Mulitple Groups and Lines
Heat Transfer Solutions	1625 Wallace Drive #120 Carrollton, TX 75006	Multiple Groups and Lines

OWNERS

Trane U.S., Inc.

David Regnery, President
Dane Taival, Vice President
Angel Shelton, Secretary
Janet Pfeffer, Treasurer

The Brandt Companies, LLC

Barry Moore, President

RushCo Energy Specialists

Tim Rusher, President
Anne Rusher, Vice President

Wesco Chemicals, Inc.

G. Kirk Saunders, President
Caren Baker, Secretary
Emily Scott, Treasurer

Nalco Company LLC

Thomas Handley, President
Christophe Beck, Vice President
James Seifert, Secretary
Ching-Ming Chew, Treasurer

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize **(1)** a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide - Trane U.S., Inc. in the amount of $34,362,181, The Brandt Companies, LLC in the amount of $4,934,280, and RushCo Energy Specialists in the amount of $2,185,846, lowest responsible bidders of six; and **(2)** a three-year service contract for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide with Wesco Chemicals, Inc. in the amount of $276,120 through the Texas Association of School Boards and Nalco Company LLC in the amount of $225,120 through the Texas Multiple Award Schedule - Total not to exceed $41,983,547 - Financing: Current Funds ($27,135,099), Convention and Event Services Current Funds ($12,265,822), Water Utilities Current Funds ($2,222,086), Aviation Current Funds ($330,000), Stormwater Drainage Management Current Funds ($25,540), and Sanitation Current Funds ($5,000) (subject to annual appropriations)

Trane U.S., Inc. and RushCo Energy Specialists are local, non-minority firms, have signed the "Business Inclusion & Development" documentation, and propose to use the following sub-contractors. The Brandt Companies, LLC is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforce.

PROJECT CATEGORY: Other Services

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$39,832,820.00	96.02%
Total non-local contracts	$1,649,487.00	3.98%
TOTAL CONTRACT	$41,482,307.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

Local	Certification	Amount	Percent
Acumen	NMDB31556Y1217	$4,890,099.53	12.28%
Dennis Electric	WFWBC238211117	$4,890,099.53	12.28%
Winston Water Cooler	WFWB47801N0319	$536,359.00	1.35%
Total Minority - Local		$10,316,558.06	25.90%

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$4,890,099.53	12.28%	$4,890,099.53	11.79%
WBE	$5,426,458.53	13.62%	$5,426,458.53	13.08%
Total	$10,316,558.06	25.90%	$10,316,558.06	24.87%

WHEREAS, on April 8, 2015, City Council executed the casting of lots to identify the recommended vendor resulting from tie bids on groups 1, 2, 3, 5, 6, 7, 8 and lines 50, 53, and 57 for bid BF1501 for a three-year service contract for heating, ventilation and air conditioning system, parts, supplies and repair services by File No. 15-0677; and

WHEREAS, on May 27, 2015, City Council authorized a three-year service contract for all heating, ventilation and air conditioning system repair services and a three-year master agreement for heating, ventilation and air conditioning system parts by Resolution No. 15-0929; and

WHEREAS, on August 9, 2017, City Council executed the casting of lots to identify the recommended vendor resulting from tie bids on groups 1, 2, 4, 5, 6 10, 11, 15, 17, 18, and 19 for bid BK1713 for a three-year service contract for heating, ventilation and air conditioning system parts, supplies, and repair services by File No. 17-1198.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign **(1)** a three-year service contract with Trane U.S., Inc. (192154) in the amount of $34,362,181, The Brandt Companies, LLC (VS0000070771) in the amount of $4,934,280, and RushCo Energy Specialists (VS0000063267) in the amount of $2,185,846, approved as to form by the City Attorney, for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide; and **(2)** a three-year service contract with Wesco Chemicals, Inc. (359035) in the amount of $276,120 through the Texas Association of School Boards and Nalco Company LLC (180128) in the amount of $225,120 through the Texas Multiple Award Schedule for heating, ventilation, and air conditioning system equipment, parts, supplies, and repair services citywide, in a total amount not to exceed $41,983,547. If the service was bid or proposed on an as needed, unit price basis for performance of specified tasks, payment to Trane U.S., Inc., The Brandt Companies, LLC, RushCo Energy Specialists, Wesco Chemicals, Inc., and Nalco Company LLC shall be based only on the amount of the services directed to be performed by the City and properly performed by Trane U.S., Inc., The Brandt Companies, LLC, RushCo Energy Specialists, Wesco Chemicals, Inc., and Nalco Company LLC under the contract.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $41,983,547 (subject to annual appropriations) to Trane U.S., Inc., The Brandt Companies, LLC, RushCo Energy Specialists, Wesco Chemicals, Inc., and Nalco Company LLC from Service Contract No. POM-2017-00002879.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 5

KEY FOCUS AREA:	Government Performance and Financial Management
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	All
DEPARTMENT:	Business Development & Procurement Services Mobility and Street Services
CMO:	Elizabeth Reich, 670-7804 Majed Al-Ghafry, 670-3302
MAPSCO:	N/A

SUBJECT

Authorize a two-year master agreement for asphalt emulsion to be utilized by Mobility and Street Services - Ergon Asphalt & Emulsions, Inc., lowest responsible bidder of three - Not to exceed $1,185,274 - Financing: Current Funds

BACKGROUND

This action does not encumber funds; the purpose of a master agreement is to establish firm pricing for goods, for a specific term, which are ordered on an as needed basis.

This master agreement will allow for the purchase of asphalt emulsion to be utilized by Mobility and Street Services in the repair of streets and alleys throughout the City. The asphalt emulsion is a binding agent used to adhere asphaltic material to a surface. Asphalt emulsion is used in the repair process of potholes, full-depth repairs, street rehabilitation projects, and street restoration projects. Asphalt emulsion is used in the repair of approximately 400 lane miles of asphalt streets and alleys each year.

As part of the solicitation process and in an effort to increase competition, Business Development & Procurement Services (BDPS) used its procurement system to send out 1,093 email bid notifications to vendors registered under respective commodities. To further increase competition, BDPS uses historical solicitation information, the internet, and vendor contact information obtained from user departments to contact additional vendors by phone. Additionally, in an effort to secure more bids, the Office of Business Diversity's Resource LINK Team sent notifications to 25 chambers of commerce, the DFW Minority Business Council, and the Women’s Business Council – Southwest to ensure maximum vendor outreach.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 26, 2015, City Council authorized a two-year master agreement for asphalt emulsion to be utilized by Street Services by Resolution No. 15-1524.

The Government Performance & Financial Management Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

Current Funds - $1,185,274

M/WBE INFORMATION

291 - Vendors contacted
291 - No response
0 - Response (Bid)
0 - Response (No bid)
0 - Successful

The awardee has fulfilled the good faith effort requirements set forth in the Business Inclusion and Development (BID) Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended.

BID INFORMATION

BDPS received the following bids from solicitation number BY1707. We opened them on May 26, 2017. We recommend the City Council award this master agreement to the lowest responsive and responsible bidder by group.

*Denotes successful bidder

Bidders	Address	Amount
*Ergon Asphalt & Emulsions, Inc.	11612 RM 2244, Bldg. 1 Suite 250 Austin, TX 78738	Multiple Groups
Asphalt Restore Corps, LLC	1900 Industrial Blvd. Suite 200 Colleyville, TX 76034	Multiple Groups
Cleveland Asphalt Products, Inc.	100 Asphalt Lane Shepherd, TX 77371	Non-responsive**

**Cleveland Asphalt Products, Inc. was deemed non-responsive due to not meeting specifications.

OWNER

Ergon Asphalt & Emulsions, Inc.

J. Baxter Burns, President
A. Patrick Busby, Vice President
Kathryn W. Stone, Secretary

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a two-year master agreement for asphalt emulsion to be utilized by Mobility and Street Services - Ergon Asphalt & Emulsions, Inc., lowest responsible bidder of three - Not to exceed $1,185,274 - Financing: Current Funds

Ergon Asphalt & Emulsions, Inc. is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforce.
PROJECT CATEGORY: Goods

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$0.00	0.00%
Total non-local contracts	$1,185,274.00	100.00%
TOTAL CONTRACT	$1,185,274.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

None

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$0.00	0.00%
Total	$0.00	0.00%	$0.00	0.00%

September 13, 2017

WHEREAS, on August 26, 2015, City Council authorized a two-year master agreement for asphalt emulsion to be utilized by Street Services by Resolution No. 15-1524.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a master agreement with Ergon Asphalt & Emulsions, Inc. (VS0000043947), approved as to form by the City Attorney, for the purchase of asphalt emulsion to be utilized by Mobility and Street Services for a term of two years, in an amount not to exceed $1,185,274.

SECTION 2. That the Purchasing Agent is authorized, upon appropriate request and documented need by a user department, to issue a purchase order for asphalt emulsion to be utilized by Mobility and Street Services. If a written contract is required or requested for any or all purchases of asphalt emulsion to be utilized by Mobility and Street Services under the master agreement instead of individual purchase orders, the City Manager is hereby authorized to execute a contract, approved as to form by the City Attorney.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $1,185,274 to Ergon Asphalt & Emulsions, Inc. from Master Agreement Contract No. STS-2017-00003075.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 6

KEY FOCUS AREA:	Government Performance and Financial Management
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	All
DEPARTMENT:	Business Development & Procurement Services Aviation Convention and Event Services Equipment & Building Services Trinity Watershed Management Water Utilities
CMO:	Elizabeth Reich, 670-7804 Jody Puckett, 670-3390 Joey Zapata, 670-3009 Majed Al-Ghafry, 670-3302
MAPSCO:	N/A

SUBJECT

Authorize a three-year master agreement for door hardware, exit devices, and vehicle key blanks for various City departments - Independent Hardware, Inc. in the amount of $1,133,572 and Hans Johnsen Company in the amount of $138,685, lowest responsible bidders of four - Total not to exceed $1,272,257 – Financing: Current Funds ($696,488), Convention and Event Services Current Funds ($427,500), Aviation Current Funds ($76,000), Water Utilities Current Funds ($70,744), and Stormwater Drainage Management Current Funds ($1,525)

BACKGROUND

This action does not encumber funds; the purpose of a master agreement is to establish firm pricing for goods for a specific term, which are ordered on an as needed basis.

This master agreement will provide door hardware, exit devices, and vehicle key blanks for various City departments. This agreement will provide door hardware and parts for approximately 800 City facilities including, but not limited to, fire stations, police stations, libraries, recreation centers, pumping stations, water treatment plants, wastewater plants, service facilities, and offices. The supplies consist of whole products, cores, and parts, including cylinders and handles. This master agreement will also allow for the purchase of key blanks for City vehicles.

BACKGROUND (continued)

In this solicitation, Business Development & Procurement Services (BDPS) required bidders to submit a response using group pricing. This bid resulted in a 3 percent decrease over comparable prices for the bids awarded in 2013.

As part of the solicitation process and in an effort to increase competition, BDPS used its procurement system to send out 453 email bid notifications to vendors registered under respective commodities. To further increase competition, BDPS uses historical solicitation information, the internet, and vendor contact information obtained from user departments to contact additional vendors by phone. Additionally, in an effort to secure more bids, the Office of Business Diversity's ResourceLINK Team sent notifications to 25 chambers of commerce, the DFW Minority Business Council, and the Women's Business Council – Southwest, to ensure maximum vendor outreach.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 25, 2013, City Council authorized a three-year master agreement for door hardware and key blanks for various City departments by Resolution No. 13-1672.

The Government Performance & Financial Management Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

Current Funds - $696,487.68
Convention and Event Services Current Funds - $427,500.00
Aviation Current Funds - $76,000.00
Water Utilities Current Funds - $70,744.20
Stormwater Drainage Management - $1,525.00

M/WBE INFORMATION

96 - Vendors contacted
96 - No response
0 - Response (Bid)
0 - Response (No Bid)
0 - Successful

The awardees have fulfilled the good faith effort requirements set forth in the Business Inclusion and Development (BID) Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended.

BID INFORMATION

BDPS received the following bids from solicitation number BR1703. We opened them on June 16, 2017. We recommend the City Council award this master agreement to the lowest responsive and responsible bidders by group. Information related to this solicitation is available upon request.

*Denotes successful bidders

Bidders	Address	Amount
*Independent Hardware, Inc.	14 S. Front Street Philadelphia, PA 19106	Multiple Groups
*Hans Johnsen Company	8901 Chancellor Row Dallas, TX 75247	Multiple Groups
Joe East Enterprises, Inc. dba A-1 Locksmith	2508 Highlander Way Suite 230 Carrollton, TX 75006	Multiple Groups
Craftmaster Hardware LLC	190 Veterans Drive Northvale, NJ 07647	Non-responsive**

**Craftmaster Hardware LLC was deemed non-responsive due to not meeting specifications.

OWNERS

Independent Hardware, Inc.

Frank Stanco, President
Vincent Campagna, Vice President
Beth K. Campagna, Treasurer

Hans Johnsen Company

Lance Johnsen, President
Andy Johnsen, Vice President
Steve Matil, Secretary

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a three-year master agreement for door hardware, exit devices, and vehicle key blanks for various City departments - Independent Hardware, Inc. in the amount of $1,133,572 and Hans Johnsen Company in the amount of $138,685, lowest responsible bidders of four - Total not to exceed $1,272,257 – Financing: Current Funds ($696,488), Convention and Event Services Current Funds ($427,500), Aviation Current Funds ($76,000), Water Utilities Current Funds ($70,744), and Stormwater Drainage Management Current Funds ($1,525)

Independent Hardware, Inc. is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforce. Hans Johnsen Company is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforce.
PROJECT CATEGORY: Goods

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$138,684.90	10.90%
Total non-local contracts	$1,133,571.98	89.10%
TOTAL CONTRACT	$1,272,256.88	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

None

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$0.00	0.00%
Total	$0.00	0.00%	$0.00	0.00%

September 13, 2017

WHEREAS, on September 25, 2013, City Council authorized a three-year master agreement for door hardware and key blanks for various City departments by Resolution No. 13-1672.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a master agreement with Independent Hardware, Inc. (502175) in the amount of $1,133,571.98 and Hans Johnsen Company (053479) in the amount of $138,684.90, approved as to form by the City Attorney, for the purchase of door hardware, exit devices, and vehicle key blanks for various City departments for a term of three years, in a total amount not to exceed $1,272,256.88.

SECTION 2. That the Purchasing Agent is authorized, upon appropriate request and documented need by a user department, to issue a purchase order for the purchase of door hardware, exit devices, and vehicle key blanks for various City departments. If a written contract is required or requested for any or all purchases of door hardware, exit devices, and vehicle key blanks for various City departments under the master agreement instead of individual purchase orders, the City Manager is hereby authorized to execute a contract, approved as to form by the City Attorney.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $1,272,256.88 to Independent Hardware, Inc. and Hans Johnsen Company from Master Agreement Contract No. POM-2017-00002944.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 7

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Business Development & Procurement Services
Police
Office of Emergency Management

CMO: Elizabeth Reich, 670-7804
Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize a three-year master agreement for ballistic plate harnesses, trauma plates, and helmets for police officers with Safeware, Inc. in the amount of $781,776 through the U.S. Communities Government Purchasing Alliance and Galls, LLC in the amount of $2,906,172 through the Texas Association of School Boards - Total not to exceed $3,687,948 - Financing: Current Funds ($2,650,948) and U.S. Department of Homeland Security Grant Funds ($1,037,000)

BACKGROUND

This action does not encumber funds; the purpose of a master agreement is to establish firm pricing for goods, for a specific term, which are ordered on an as needed basis.

This master agreement will allow for the purchase of ballistic plate harnesses, trauma plates, and helmets for police officers. The ballistic armor will be issued to police officers and available to other City departments that may require ballistic protection. The ballistic armor complies with the National Institute of Justice standards and provides protection needed when responding to threats where suspects may be armed. The ballistic armor consists of an outer carrier plate harness, stand-alone plates, a ballistic helmet, and a face shield.

This ballistic carrier with protective plates offers greater protection than that of the current concealed ballistic vests. Following the unfortunate events of July 7, 2016, it is critical for the department to equip officers with equipment with a high ballistic protection that is readily available in any situation.

BACKGROUND (continued)

The initial purchase will cover Patrol and other first responders. An inventory of this equipment will be housed at the Quartermaster to be issued to officers for future deployment/issuance needs to manage special or unplanned events.

The U.S. Communities Government Purchasing Alliance and the Texas Association of School Boards agreements are authorized by Chapter 791 of the Texas Government Code and Subchapter F, Chapter 271, Texas Local Government Code. Section 271.102 of the Texas Local Government Code authorizes a local government to participate in a Cooperative Purchasing Program with another local government or a local cooperative organization.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On May 24, 2017, City Council authorized a purchase of ballistic shields for the Dallas Police Department by Resolution No. 17-0828.

The Public Safety Committee will be briefed by memorandum regarding this matter on September 11, 2017.

FISCAL INFORMATION

Current Funds - $2,650,948
U.S. Department of Homeland Security Grant Funds - $1,037,000

OWNERS

Safeware, Inc.

Edward Simons, President
Richard Bond, Vice President
Keith E. Hyatt, Treasurer

Galls, LLC

Michael Wessner, President
R. Michael Andrews Jr., Vice President
Charles Moyer, Secretary

September 13, 2017

WHEREAS, on May 24, 2017, City Council authorized a purchase of ballistic shields for the Dallas Police Department by Resolution No. 17-0828.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a master agreement with Safeware, Inc. (500116) in the amount of $781,776 through the U.S. Communities Government Purchasing Alliance and Galls, LLC (500101) in the amount of $2,906,172 through the Texas Association of School Boards, approved as to form by the City Attorney, for the purchase of ballistic plate harnesses, trauma plates, and helmets for police officers for a term of three years, in a total amount not to exceed $3,687,948.

SECTION 2. That the Purchasing Agent is authorized, upon appropriate request and documented need by a user department, to issue a purchase order for ballistic plate harnesses, trauma plates, and helmets for police officers. If a written contract is required or requested for any or all purchases of ballistic plate harnesses, trauma plates, and helmets for police officers under the master agreement instead of individual purchase orders, the City Manager is hereby authorized to execute a contract, approved as to form by the City Attorney.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $3,687,948 to Safeware, Inc. and Galls, LLC from Master Agreement Contract No. DPD-2017-0003246.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 8

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: City Attorney's Office

CMO: Larry Casto, 670-3491

MAPSCO: N/A

SUBJECT

Authorize a professional services contract with Bickerstaff Heath Delgado Acosta LLP to provide professional legal services necessary in matters relating to the constitutionality of Senate Bill 1004 - Not to exceed $180,000 - Financing: Current Funds

BACKGROUND

The legal services of Bickerstaff Heath Delgado Acosta LLP are necessary to research and litigate the validity of Senate Bill 1004 enacted as Chapter 284 of the Texas Local Government Code.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Council was briefed in Closed Session on August 2, 2017.

FISCAL INFORMATION

Current Funds - $180,000

OWNER

Bickerstaff Heath Delgado Acosta LLP

C. Robert Heath, Partner

September 13, 2017

WHEREAS, on June 9, 2017, Texas Governor Greg Abbott signed Senate Bill 1004 with an effective date of September 1, 2017; and

WHEREAS, the City wishes to approve participation, along with several other Texas cities, in a challenge to the validity of Senate Bill 1004; and

WHEREAS, Bickerstaff Heath Delgado Acosta, LLP will research and litigate the validity of Senate Bill 1004, which relates to the deployment of network nodes in the public right of way and sets fees that cities may impose for such use of their rights-of-way; and

WHEREAS, the professional legal services of Bickerstaff Heath Delgado Acosta, LLP are necessary in this matter.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a professional services contract with Bickerstaff Heath Delgado Acosta, LLP, approved as to form by the City Attorney, for legal services necessary in matters relating to the constitutionality of Senate Bill 1004.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds, in periodic payments to Bickerstaff Heath Delgado Acosta, LLP, in an amount not to exceed $180,000 from Fund 0192, Department ORM, Unit 3888, Object 3033, Vendor VS0000024800.

SECTION 3. That this contract is designated as Contract No. ATT-2017-00003148.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 9

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: City Auditor

CMO: Craig Kinton, 670-3222

MAPSCO: N/A

SUBJECT

Authorize approval of the Office of the City Auditor's Fiscal Year 2018 Audit Plan as required by paragraph 4(b) of Resolution No. 79-0723, previously approved on February 28, 1979, and as amended by Resolution No. 90-4027, previously approved on December 12, 1990 - Financing: No cost consideration to the City

BACKGROUND

Since February 1979, the City Council has required the City Auditor to submit an annual Audit Plan to include identification of the scope of each audit to be conducted in terms of the organizations, programs, functions, and activities to be addressed.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item was provided to the Government Performance and Financial Management Committee on August 21, 2017. Motion made by Councilmember Philip T. Kingston and seconded by Councilmember Scott Griggs that the Committee recommend City Council approval of the Fiscal Year 2018 Audit Plan. The motion was passed unanimously.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Auditor is hereby authorized to carry out the audits as described in the attached Fiscal Year 2018 Audit Plan.

SECTION 2. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

CITY OF DALLAS

OFFICE OF THE CITY AUDITOR

AUDIT PLAN
FISCAL YEAR 2018

CRAIG D. KINTON
CITY AUDITOR

AUDIT PLAN FOR FISCAL YEAR 2018

The City of Dallas (City) Office of the City Auditor (Office) performs work for and under the direction of the Dallas City Council. The Fiscal Year 2018 Audit Plan (Audit Plan) is designed to satisfy responsibilities established by the Dallas City Charter, meet the needs of the City Council, and outline the professional services that the Office plans to initiate and / or complete during Fiscal Year 2018.

The Office's mission is to promote public trust and advance accountability by providing independent, objective, and useful professional services for the City of Dallas. The Audit Plan demonstrates the variety of services the Office provides to address its mission and reflects the following Dallas City Council Key Strategic Priorities:

- Public Safety
- Mobility Solutions, Infrastructure, and Sustainability
- Economic and Neighborhood Vitality
- Human and Social Needs
- Quality of Life
- Government Performance and Financial Management

This Audit Plan is a working document in that the City Auditor is authorized, when deemed necessary in his professional judgment, to amend the Audit Plan. The Dallas City Council will be notified in writing concerning additions to, deletions from, or other changes to this Audit Plan. The Audit Plan includes audits, attestation engagements, and other professional services.

AUDIT AND ATTESTATION SERVICES

The Office complies with generally accepted government auditing standards when performing audits and attestation engagements. These standards provide a framework for conducting high quality audits and attestation engagements with competence, integrity, objectivity, and independence. The types of audits and attestation engagements performed under these standards include:

- ### Performance Audits

  Conducted to provide objective analysis to assist management and those charged with governance and oversight to improve program performance and operations, reduce costs, facilitate decision making by parties with responsibility to oversee or initiate corrective action, and contribute to public accountability. Performance audit objectives vary widely and can include assessments of program effectiveness, economy, and efficiency; internal control; compliance; and, prospective analyses.

- **Attestation Engagements**

  Conducted to address a broad range of financial or non-financial objectives. An attestation engagement results in an examination, a review, or an agreed-upon procedures report on a subject matter or an assertion about a subject matter that is the responsibility of another party.

- **Financial Audits**

  Conducted to provide an independent assessment of whether an entity's reported financial information (e.g., financial condition, results, and use of resources) are presented fairly and in accordance with recognized criteria. Financial audits provide users with statements concerning the reliability of information, and provide information about internal control over financial reporting, and compliance with provisions of laws, regulations, contracts, and grant agreements that have a material effect on the financial statements.

OTHER PROFESSIONAL SERVICES

The Office provides other professional services which may or may not be performed in accordance with generally accepted government auditing standards. These other professional services include:

- **Investigative Services**

  The Office provides investigative services to evaluate and investigate allegations of fraud, waste, and abuse and maintains a Hotline as a tool for the confidential reporting of allegations. Investigations are conducted in accordance with Quality Standards for Inspection and Evaluation issued by the Council of the Inspectors General on Integrity and Efficiency. Criminal allegations are referred to appropriate law enforcement authorities. Significant findings of fraud are reported to the Mayor, the Chair of the Government Performance and Financial Management Committee, the City Attorney, and City management as required by Council Resolutions and Administrative Directive.

- **City Council Support**

  The Office is authorized to conduct audits, attestation engagements, or other professional services for individual City Council Members, provided the request will not impact the completion of the Audit Plan. If, in the judgment of the City Auditor, a request will impact completion of the Audit Plan, the City Auditor is to request that the Council Member submit the request in writing for consideration and approval by the Government Performance and Financial Management Committee and the City Council as an amendment to the Audit Plan. All work products will be produced at the direction of the City Auditor.

- **Management Assistance**

  The Office is authorized to perform audits and attestation services and other professional services at the request of management to assist in carrying out management's responsibilities. These services may include, but are not limited to, providing technical advice, such as participating on committees, task forces, panels, and focus groups. The Office may provide management assistance based on consideration of the impact on auditor independence and audit plan completion.

- **Litigation Support**

  The Office is authorized to perform audits and attestation services and other professional services at the request of the City Attorney. The services provided by the Office depend on the needs of the City Attorney. These services may include, but are not limited to, research, analysis, and computer forensics.

INDEPENDENCE DISCLOSURES

Section 40-A.2.(c)(C) of the Dallas City Code designates the City Auditor as a voting member of the Employees' Retirement Fund (ERF) Board of Trustees. Generally accepted government auditing standards require the Office to disclose impairments to independence. The Office lacks independence in relation to any audit work that might be conducted at the ERF. To the extent that audits and attestation engagements are performed in this area, the Office is not independent. The effects of this independence concern on audit work will be clearly identified in any final reports, if applicable.

#	Department	Key Strategic Priorities**	Description	Objectives
1	ATT	Government Performance and Financial Management	Litigation Support	Provide audit, attestation, and other professional services, as requested by the City Attorney
2	CCO	Government Performance and Financial Management	Monthly Bank Reconciliations	Determine whether monthly bank reconciliations are accurate, timely, and efficiently completed
3	CIS	Mobility Solutions, Infrastructure and Sustainability / Government Performance and Financial Management	Information Technology Processes	To procure and monitor professional services necessary to perform a security program maturity assessment and evaluate the City's: (1) information security risk management strategy; (2) security architecture; and, (3) implementation of information technology security and privacy controls
4	DFR	Public Safety	DFR Occupational Safety and Health Program	Determine whether the DFR occupational safety and health program is appropriately designed to reduce on-the-job accidents, injuries, worker compensation claims, etc. by comparison to appropriate national standards or identifiable industry best practices

#	Department	Key Strategic Priorities**	Description	Objectives
5	DPD	Public Safety	DPD's Complaint Process	To determine if: (1) the DPD complaint process is accessible; (2) internal and external complaints are processed consistently; and, (3) appropriate and consistent corrective actions are taken
6	ECO	Economic and Neighborhood Vitality	Economic Development Programs and Incentives	Evaluate whether selected economic development programs are producing expected results and whether monitoring controls are effective
7	MCC	Multiple	Council Assistance	Provide audit and attestation services and other professional services, as requested by individual City Council members
8	OB * * Office of Budget, formerly known as Office of Financial Services (OFS)	Government Performance and Financial Management	Verification of Third-Party Receipts Collections for Sales and Use Tax and Franchise Fees	Verify that: (1) sales and use tax receipts identified by the third-party consultant are accurate and properly supported; and, (2) franchise fees (which may include utilities, cable, and telephone) identified by the third-party consultant(s) are received by the City

#	Department	Key Strategic Priorities**	Description	Objectives
9	OB	Government Performance and Financial Management	Revenue Estimates – Budgeted Revenues for Fiscal Year 2018-2019	Determine whether the City has effective processes to ensure reasonable revenue estimates are included in the City Manager's proposed operating budget
10	PIO	Government Performance and Financial Management	Open Records Request Process	Evaluate the effectiveness of the PIO's compliance with State law and whether there are cost-saving opportunities
11	SDC	Mobility Solutions, Infrastructure and Sustainability	Management of the City's Surplus Real Properties	Evaluate the City's processes for identifying, managing, and disposing of surplus real property
12	Multiple	Government Performance and Financial Management	Performance Measurement Process	Conduct an audit of the performance measures included in the City's 365 website to evaluate whether performance data are meaningful, accurate, supportable, reliable and valid
13	Multiple	Government Performance and Financial Management	Utilization of Bond Funds	To evaluate the administration of general obligation bond fund programs which may include an assessment of: (1) the timeliness of deployment of funds after issuance; (2) processes for tracking expenditures, interest allocations, or unused funds; (3) processes for reallocation of funds between projects

#	Department	Key Strategic Priorities**	Description	Objectives
14	Multiple	Public Safety	Security and Safety Protocols for Large Public Venues Owned or Managed by the City	Evaluate the adequacy of the security and safety protocols in place for large public venues owned or managed by the City
15	Multiple	Quality of Life / Government Performance and Financial Management	Business Partner Oversight	Evaluate the financial, operational, and other risks for major business partners operating City-owned facilities under the oversight of the Department of Park and Recreation and the City's oversight and monitoring controls (may include the Dallas Zoo, the Dallas Arboretum, and / or Bahama Beach; will exclude Fair Park facilities which were audited in Fiscal Year 2016)
16	Multiple	Multiple	Special Audits	Conduct audits, in accordance with Chapter IX, Section 4 of the City Charter, of officers who vacate their offices due to death, resignation, removal, or expiration of term
17	Multiple	Multiple	Fraud, Waste and Abuse Investigations	Evaluate allegations of fraud, waste and abuse, conduct investigations, and educate employees
18	Multiple	Multiple	Management Assistance	Provide audit and attestation services and other professional services as requested by Management

#	Department	Key Strategic Priorities**	Description	Objectives
19	Multiple	Multiple	Prior Audit Recommendations Follow-Up	Evaluate Management's implementation of prior audit recommendations

** The Fiscal Year 2018 Audit Plan (Audit Plan) is based on a risk assessment updated for City services approved in the Fiscal Year 2017 City of Dallas Adopted Annual Budget. While this year's Audit Plan does not directly address Human and Social Needs, one of the City Council's Fiscal Year 2018 Key Strategic Priorities, to the extent possible the Office will include this Key Strategic Priority in projects identified as "Multiple".

AGENDA ITEM # 10

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: City Controller
Water Utilities

CMO: Elizabeth Reich, 670-7804
Majed Al-Ghafry, 670-3302

MAPSCO: N/A

SUBJECT

A resolution authorizing the **(1)** execution of the First Amendment to Revolving Credit Agreement; **(2)** execution of the First Amendment to Fee Letter Agreement with JPMorgan Chase Bank, National Association in support of the City of Dallas, Texas Waterworks and Sewer System Commercial Paper Notes, Series E; and **(3)** the execution of agreements pertaining thereto and resolving other matters related thereto - Not to exceed $2,159,750 – Financing: Water Utilities Current Funds ($95,750 upfront closing costs plus estimated annual costs of $1,032,000 for a total two-year cost of $2,159,750) (subject to annual appropriations)

BACKGROUND

In 1987, City Council authorized an ordinance establishing a commercial paper program as interim financing for Dallas Water Utilities capital improvements for a period of 10 years, ending in September 1997, with a maximum issuance amount of $100 million. Since 1987, DWU's initial commercial paper program has been reauthorized several times and increased in total size to $300 million. The current $300 million program was authorized in June, 2014 to be issued as Series E notes.

Commercial paper issuance is supported by lines of credit from highly rated banks. These lines of credit assure investors that the notes will be paid in the unlikely event that a note cannot be sold to another investor at maturity. This program was re-authorized in 2004 and supported by lines of credit from Bank of America and JPMorgan Chase Bank, N.A. It was extended for three-year periods in 2008 and 2011, until 2014 when it was solely supported by a line of credit from JPMorgan Chase Bank, N.A. to September 30, 2017.

BACKGROUND (continued)

Commercial paper provides interim financing for DWU capital projects. The use of commercial paper permits more cost efficient use of capital as short-term debt is issued to closely match the amount and timing of the award of capital project contracts. Commercial paper notes are normally sold at rates of interest that are lower than rates available at the same time on long-term debt. Outstanding commercial paper is periodically reduced by refinancing it with long-term debt.

This item provides authorization to extend the credit agreement for two years with JPMorgan Chase Bank, N.A. with the same fee structure, terms and conditions.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On April 28, 2004, City Council authorized the preparation of plans to increase the maximum principal amount at any one time outstanding of the City of Dallas Waterworks and Sewer System Commercial Paper Notes and to resolve other matters related to the issuance, sale, security and delivery of such short-term obligations by Resolution No. 04-1473.

On August 25, 2004, City Council authorized issuance of $200,000,000 Series B Commercial Paper Notes by Ordinance No. 25714; and authorized issuance of $100,000,000 Series C Commercial Paper Notes, including approval of the Credit Agreements with Bank of America, N.A. by Ordinance No. 25715.

On August 27, 2008, City Council authorized an amendment to Ordinance No. 25714, previously approved on August 25, 2004 to amend the Credit Agreement with Bank of America, N.A. to extend the term of the contract for a three-year period from September 28, 2008 through September 30, 2011 for the City of Dallas, Texas Waterworks and Sewer System Series B short term obligations; and an amendment to Ordinance No. 25715, previously approved on August 25, 2004 to amend the Credit Agreement with Bank of America, N.A. to extend the term of the contract for a three-year period from September 28, 2008 through September 30, 2011 for the City of Dallas, Texas Waterworks and Sewer System Series C short term obligations–by Resolution No. 08-2261.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 24, 2011, City Council authorized an amendment to Dallas Water Utilities' Ordinance No. 25714, approved on August 25, 2004 and previously amended on August 27, 2008, to amend the Credit Agreement with Bank of America, N.A. to extend the term of the agreement for an additional three-year period from September 28, 2011 through September 30, 2014 and add JPMorgan Chase Bank, N.A. to the Credit Agreement for the City of Dallas, Texas Waterworks and Sewer System Series B short-term obligations; and an amendment to Dallas Water Utilities' Ordinance No. 25715, approved on August 25, 2004 and previously amended on August 27, 2008, to amend the Credit Agreement with Bank of America, N.A. to extend the term of the agreement for an additional three-year period from September 28, 2011 through September 30, 2014 and add JPMorgan Chase Bank, N.A. to the Credit Agreement for the City of Dallas, Texas Waterworks and Sewer System Series C short-term obligations by Resolution No. 11-2252.

On June 25, 2014, City Council authorized the issuance of the City of Dallas, Texas Waterworks and Sewer System Series E short term obligations authorizing such short term obligations to be issued, sold and delivered in various forms, including commercial paper notes and a bank note; making certain covenants and agreements in connection therewith; re-establishing the 10-year tenor of the program by extending the maturity date to September 30, 2024; resolving other matters related to the issuance, sale, security and delivery of such short term obligations, including the re-appointment of U.S. Bank Trust National Association as the Issuing and Paying Agent and authorizing the execution of an Issuing and Paying Agent Agreement, authorizing a Credit Agreement with JPMorgan Chase, N.A.; and the appointment of Dealer JPMorgan Securities and authorizing the execution of a Commercial Paper Dealer Agreement; approving the payment of issuance costs in connection with the issuance of the short term obligations; approving the use of an Offering Memorandum in connection with the sale of the short term obligations; and providing an effective date by Resolution No. 14-0987.

FISCAL INFORMATION

Water Utilities Current Funds - $2,159,750 (subject to annual appropriations)

The $300,000,000 commercial paper program is included as part of the FY2017-18 Budget.

Costs for the $300,000,000 program are estimated at $2,159,750 (fees will be paid quarterly throughout the two-year contract period), as described in Schedule I.

OWNER

JPMorgan Chase Bank, N.A., a wholly owned subsidiary of JPMorgan Chase & Co.

Jamie Dimon, Jr., Chairman of the Board

Schedule I

Dallas Water Utilities Commercial Paper Program Series E

COST OF ISSUANCE/ CLOSING COST

Rating Agency (Closing Cost)	
Fitch Ratings (Vendor No. VC14720)	$ 19,000
S&P Global (Vendor No. 954974)	5,000
Co-Bond Counsel	
McCall, Parkhurst, and Horton (Vendor No. 193173)	$ 10,000
Escamilla & Poneck (Vendor No. VS0000018586)	4,750
Co-Financial Advisors	
First Southwest Company (Vendor No. 193056)	$24,000
Estrada Hinojosa (Vendor No. 259910)	16,000
Disclosure Counsel	
Andrews Kurth (Vendor No. VC13546)	$4,500
Liquidity Facility Bank Attorney Fees	
Locke Lord (Vendor No. VC0000008244)	$10,000
Printing Fees	2,500
Total Estimated Upfront Closing Cost	**$ 95,750**

ANNUAL FEES

Liquidity Facility Fees	
JPMorgan Chase (Vendor No. 399837)	$ 980,000
Rating Agencies (Annual surveillance)	
Fitch Ratings (Vendor No. VC14720)	$ 18,000
S&P Global (Vendor No. 954974)	34,000
Total Estimated Annual Fees	**$1,032,000**
Total (Annual Fees plus Closing Cost)	**$1,127,750**
Grand Total (Two-Year Agreement plus Closing Cost)	**$2,159,750**

WHEREAS, JPMorgan Chase Bank, National Association (the "Liquidity Provider") currently provides liquidity services to the City of Dallas for the Waterworks and Sewer System Commercial Paper Notes, Series E (the "Commercial Paper Notes"); and

WHEREAS, the City of Dallas desires to continue to provide liquidity support for the Waterworks and Sewer System Series E short-term obligations; and

WHEREAS, the Liquidity Provider provides liquidity support for the Commercial Paper Notes in accordance with the terms of a Revolving Credit Agreement for the Commercial Paper Notes, dated as of September 1, 2014 (the "Credit Agreement"); and

WHEREAS, the Liquidity Provider is compensated for the liquidity support services provided under the terms of the Credit Agreement in accordance with the terms of a Fee Letter Agreement, dated as of September 1, 2014 (the "Fee Letter Agreement"); and

WHEREAS, under the terms of the Credit Agreement, the City may request an extension of the term of the Credit Agreement; and

WHEREAS, the City of Dallas desires to extend the revolving credit agreement with JPMorgan Chase Bank, National Association to provide liquidity support for the Waterworks and Sewer System Series E short-term obligations; and

WHEREAS, the Liquidity Provider has agreed to extend the term of the Credit Agreement through September 30, 2019, in accordance with the provisions of the First Amendment to Revolving Credit Agreement; and

WHEREAS, the Liquidity Provider has requested to amend the Fee Letter Agreement, in accordance with the provisions of the First Amendment to Fee Letter Agreement to reflect the substitution of Fitch Ratings for Moody's Investors Service, as the City no longer uses Moody's Investors Service to rate its Waterworks and Sewer System Revenue Bonds; and

WHEREAS, no changes to the fees charged by the Liquidity Provider for providing liquidity support for the Commercial Paper Notes are proposed in the First Amendment to Fee Letter Agreement; and

WHEREAS, it is in the best interests of the City of Dallas to authorize the City Manager to execute the First Amendment to Revolving Credit Agreement and the First Amendment to Fee Letter Agreement, in accordance with the provisions, and subject to the limitations, set forth in this resolution.

Now Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to **(1)** sign the First Amendment to Revolving Credit Agreement; **(2)** sign the First Amendment to Fee Letter Agreement with JPMorgan Chase Bank, National Association in support of the City of Dallas, Texas Waterworks and Sewer System Commercial Paper Notes, Series E; and **(3)** execution of agreements pertaining thereto, and resolving other matters related thereto, approved as to form by the City Attorney.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $24,000 to First Southwest Company (Vendor 193056) for previously contracted professional services, as one of two co-financial advisors for work on a substitution of one or more financial institutions for either or both of the Liquidity Providers, from Water Utilities Operating Fund, Fund 0100, Department DWU, Unit 7017, Object 3827; and disburse funds in an amount not to exceed $16,000 to Estrada Hinojosa & Company Inc. (Vendor 259910) for previously contracted professional services, as one of two co-financial advisors for work on a substitution of one or more financial institutions for either or both of the Liquidity Providers, from Water Utilities Operating Fund, Fund 0100, Department DWU, Unit 7017, Object 3827.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $10,000 for McCall, Parkhurst & Horton L.L.P. (Vendor 193173) for professional legal services in connection with the review of the First Amendment to Revolving Credit Agreement and the First Amendment to Fee Letter Agreement, under contract with McCall, Parkhurst & Horton L.L.P. and Escamilla & Poneck, co-bond counsel, from Water Utilities Operating Fund, Fund 0100, Department DWU, Unit 7017, Object 3827; and disburse funds in an amount not to exceed $4,750 for Escamilla & Poneck (Vendor VS0000018586) for professional legal services in connection with the review of the First Amendment to Revolving Credit Agreement and the First Amendment to Fee Letter Agreement, under contract with McCall, Parkhurst & Horton L.L.P. and Escamilla & Poneck, co-bond counsel from Water Utilities Operating Fund, Fund 0100, Department DWU, Unit 7017, Object 3827.

SECTION 4. The First Amendment to Revolving Credit Agreement is designated as Contract No. CCO-2017-00003722.

SECTION 5. The First Amendment to Fee Letter Agreement is designated as Contract No. CCO-2017-00003721.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 11

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: City Controller

CMO: Elizabeth Reich, 670-7804

MAPSCO: N/A

SUBJECT

Authorize the annual adoption of the City's Investment Policy and investment strategies regarding funds under the City's control and management - Financing: No cost consideration to the City

BACKGROUND

In 1987, the City Council adopted an Investment Policy in accordance with federal and state law and the City Charter.

A 1997 amendment to the Public Funds Investment Act required that City Council, not less than annually, adopt a written instrument stating that it has reviewed the Investment Policy and approved any changes thereto. Investment policies must address safety of principal, liquidity, yield, diversification and maturity, with primary emphasis on safety of principal.

Beginning in 1997, the City Council has reviewed the Investment Policy each year and, in most years, has also approved revisions to the Investment Policy to incorporate amendments to the Public Funds Investment Act, improve management of the City's investments and reflect organizational changes.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 28, 2016, City Council authorized adoption of the City's revised Investment Policy by Resolution No. 16-1557.

The Government Performance & Financial Management Committee will be briefed regarding this matter on September 5, 2017.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, in 1987 the City Council adopted the City's Investment Policy which was in compliance with the federal and state law and the City Charter; and

WHEREAS, in 1995 and 1997 through 2016, the City Council amended the City's Investment Policy to incorporate amendments to the Public Funds Investment Act, improve management of the City's investments and reflect organizational changes; and

WHEREAS, the Public Funds Investment Act requires that the investment shall be made in accordance with written policies approved, at least annually, by the governing body; and

WHEREAS, investment policies must address safety of principal, liquidity, yield, diversification and maturity, with primary emphasis on safety of principal.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the attached City of Dallas Investment Policy and investment strategies have been reviewed by the City Council and shall be adopted as the guiding policy in the ongoing management of the specified funds in accordance with Federal and State law and the City Charter.

SECTION 2. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

CITY OF DALLAS

INVESTMENT POLICY

As adopted by City Council
September ~~28, 2016~~13, 2017

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Appendices

A. Government Code – Chapter 2256 “Public Funds Investment Act”
B. Council Resolution

1.0 Policy

It is the policy of the City of Dallas to invest public funds in a manner which will provide security and optimize interest earnings to the maximum extent possible while meeting the daily cash flow demands of the City and conforming to all federal, state and local statutes, rules and regulations governing the investment of public funds. This Policy sets forth the investment program of the City of Dallas and the guidelines to be followed in achieving its objectives.

Not less than annually, City Council shall adopt a written instrument by resolution stating that it has reviewed the Investment Policy and investment strategies and that the written instrument so adopted shall record any changes made to the Investment Policy or investment strategies.

This Policy is intended to satisfy the requirements of the Public Funds Investment Act, Chapter 2256, Texas Government Code (the "PFIA" or the "Act") that an investing entity such as the City of Dallas adopt and review an investment policy governing the investment by the investing entity of its funds and funds under its control.

2.0 Scope

This Policy governs the investment of all funds of the City except those that are identified in Section 2.2 below. With respect to the funds of non-profit corporations that are established by City resolution and act on behalf of the City in accordance with State law, this Policy shall prevail in the absence of a specific investment policy adopted by the non-profit corporation. In addition to this Policy, the investment of bond proceeds and other bond funds (including debt service and reserve funds) of the City or of a non-profit corporation established by City resolution and acting on behalf of the City in accordance with State law shall be governed and controlled by their governing ordinance, resolution or trust indenture, including the authorization of eligible investments, and by the provisions of the Internal Revenue Code of 1986, as amended (the "Internal Revenue Code"), including all regulations and rulings promulgated thereunder applicable to the issuance of tax-exempt obligations.

2.1 All funds are managed as a pooled fund group, referenced in this Policy as the City's investment pool, with the exception of the following, which are managed as separately invested assets:

- 2.1.1 Bond Funds - funds established with the proceeds from specific bond issues when it is determined that segregating these funds from the City's investment pool will result in maximum interest earnings retention under the provisions of the Internal Revenue Code.
- 2.1.2 Bond Reserve Funds - funds set at prescribed levels by certain bond ordinances to pay principal and/or interest if required to prevent default.
- 2.1.3 Endowment Funds - funds given to the City with the instructions that the principal is to remain intact, unless otherwise agreed to, and the income generated by the investments will be used for specified purposes.
- 2.1.4 Commercial Paper Funds - unexpended proceeds from the issuance of commercial paper notes.

2.2 Funds not governed by this Policy include:

- 2.2.1 Employees' Retirement Fund
- 2.2.2 Dallas Police and Fire Pension System
- 2.2.3 Deferred Compensation Funds
- 2.2.4 Private Donations – investments donated to the City are excluded from this Policy if separately managed under terms of use specified by the donor.

3.0 Objective

Investment of the funds covered by this Policy shall be governed by the following investment objectives, in order of priority:

3.1 **Safety**: Safety of principal is the primary objective of the Investment Policy. Investment of the City's funds shall be undertaken in a manner that seeks to ensure the preservation of capital for the overall portfolio. The objective will be to mitigate credit risk and interest rate risk.

The City will mitigate credit risk, which is the risk of loss due to the failure of the issuer or backer, by:

- Limiting investments to the types listed in Section 8.0 ("Authorized and Suitable Investments") of this Policy
- Qualifying the broker/dealers and financial institutions with which the City may engage in an investment transaction in accordance with Section 9.0 ("Authorized Broker/Dealers and Financial Institutions)
- Diversifying the investment portfolio so that the impact of potential losses from any one type of investment or from any one individual issuer will be minimized (see Section 13.0 "Diversification and Maximum Maturities").

The City will minimize interest rate risk, which is the risk that the market value of securities in the portfolio will fall due to changes in market interest rates, by:

- Structuring the investment portfolio so that securities mature to meet cash requirements for ongoing operations, thereby avoiding the need to sell securities prior to maturity
- Investing operating funds primarily in shorter-term securities, money market mutual funds, or similar local government investment pools and limiting the weighted average maturity of the portfolio in accordance with this Policy (see Section 17.0 "Investment Strategies").

3.2 **Liquidity**: The City's investment portfolio will remain sufficiently liquid to enable the City to meet all operating requirements that might be reasonably anticipated. This is accomplished by structuring the portfolio so that investments mature concurrent with cash needs to meet anticipated demands. A portion of the portfolio will be placed in money market mutual funds or local government investment pools offering same-day liquidity to meet unanticipated demands.

3.3 **Yield**: The City's investment portfolio shall be designed with the objective of attaining a market rate of return, throughout budgetary and economic cycles, commensurate with the City's investment risk constraints and the cash flow characteristics of the portfolio.

4.0 Delegation of Authority

The Chief Financial Officer, under the direction and authority of the City Manager, shall direct the cash management program of the City as defined in Section 2-134, "Duties of the Chief Financial Officer", Chapter 2 "Administration" of the Dallas City Code, as amended. City Council shall designate the Chief Financial Officer, City Controller, and the Assistant Director/Treasury Manager as Investment Officers responsible for the investment of its funds, under the direction and authority of the City Manager.

The City's Investment Officers shall establish written procedures for the operation of the investment program consistent with this Investment Policy. Such procedures shall include explicit delegation of authority to persons responsible for investment transactions. No person may engage in an investment transaction except as provided under the terms of this Policy and the written procedures. Authority granted to a person to invest the City's funds is effective until rescinded or until termination of the person's employment by the City. The Investment Officers shall be responsible for all transactions undertaken and shall establish a system of controls, to be reviewed by the City Auditor, to regulate the activities of subordinate officials. In order to assure quality and capability of investment management, the Investment Officers shall possess sufficient working knowledge of economics and securities markets, as well as the supervisory experience and judgment necessary to carry out the responsibilities outlined in this Policy.

5.0 Prudence

Investments shall be made with judgment and care - under circumstances then prevailing - which persons of prudence, discretion and intelligence exercise in the management of their own affairs, not for speculation, but for investment, considering the probable safety of their capital as well as the probable income to be derived.

5.1 The standard of prudence to be used by investment officials shall be the "prudent person" standard and shall be applied in the context of managing an overall portfolio. Investment Officers acting in accordance with written procedures and the Investment Policy and exercising due diligence shall be relieved of personal responsibility for an individual security's credit risk or market price changes, provided deviations from expectations are reported in a timely fashion and appropriate action is taken to control adverse developments.

5.2 In determining whether an investment official has exercised prudence with respect to an investment decision, the determination shall be made taking into consideration the investment of all funds over which the official had responsibility rather than consideration as to the prudence of a single investment and, whether the investment decision was consistent with the City's Investment Policy and written investment procedures.

6.0 Ethics and Conflicts of Interest

Investment Officers who have a personal business relationship with a business organization offering to engage in an investment transaction with the City shall refrain from activities that could conflict with proper execution of the investment program, or which could impair their ability to make impartial investment decisions.

6.1 Investment Officers shall sign annual statements agreeing to abide by this section of the Investment Policy and affirming no known conflicts of interest.

6.2 Investment Officers must file a disclosure statement with the Texas Ethics Commission and City Council if:

a) the Investment Officer has a personal business relationship with a business organization offering to engage in an investment transaction with the City; or
b) the Investment Officer is related within the second degree by affinity or consanguinity, as determined under Chapter 573 of the Texas Government Code, to an individual seeking to transact investment business with the City.

6.3 An Investment Officer has a personal business relationship with a business organization if:

a) the Investment Officer owns 10 percent or more of the voting stock or shares of the business organization or owns $5,000 or more of the fair market value of the business organization;
b) funds received by the Investment Officer from the business organization exceed 10 percent of his/her gross income for the previous year; or
c) the Investment Officer has acquired from the business organization during the previous year investments with a book value of $2,500 or more for his/her personal account.

7.0 Training

The Investment Officers and the persons authorized to execute investment transactions shall attend at least one 10 hour investment training session within 12 months after taking office or assuming duties and receive not less than 8 hours of instruction relating to investment responsibilities during a two-year period that begins on the first day of the City's fiscal year following the initial 10 hours of instruction and consists of the two consecutive fiscal years after that date. Training must be received from an independent source approved by the City's Investment Committee and must include education in investment controls, security risks, strategy risks, market risks, diversification of investment portfolio and compliance with the Act.

8.0 Authorized and Suitable Investments

City funds governed by this Policy may be invested in the instruments described below, all of which are authorized by Chapter 2256 of the Government Code (Public Funds Investment Act).

8.1 Direct obligations of the United States, its agencies or instrumentalities, and other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of the United States or its respective agencies and instrumentalities, including obligations that are fully guaranteed or insured by the Federal Deposit Insurance Corporation or by the explicit full faith and credit of the United States.

The City will restrict investments in eligible securities described in this section to discount notes and callable or non-callable fixed-rate securities with a fixed principal repayment amount.

8.2 Direct obligations of states and local governments rated not less than Aa3 or its equivalent (long-term rating) or an equivalent short-term rating by at least one nationally recognized investment rating firm.

8.3 Fully collateralized Certificates of Deposit/Share Certificates that are issued by a bank or credit union that has its main office or branch office within the City and are:

a) guaranteed or insured by the Federal Deposit Insurance Corporation or its successor or the National Credit Union Share Insurance Fund or its successor; or
b) secured by obligations in accordance with Section 11.0 herein.

If the certificate of deposit is collateralized by pledged securities the City must have on file a signed Depository Agreement, approved as to form by the City Attorney, which details eligible collateral, collateralization ratios for pledged securities, standards for collateral custody and control of pledged securities, collateral valuation of pledged securities, and conditions for agreement termination.

8.4 Certificates of Deposit obtained through a depository institution or a broker approved by the City's Investment Committee under the provisions of Section 9.0 of this Policy that has its main office or branch office within the City and that contractually agrees to place the funds in federally insured depository institutions in accordance with the conditions prescribed in Section 2256.010(b) of the Act.

8.5 Fully collateralized repurchase agreements in accordance with the conditions prescribed in Section 2256.011 of the Act. Prior to investment in a repurchase agreement, the City must have on file a signed Master Repurchase Agreement, approved as to form by the City Attorney, which details eligible collateral, collateralization ratios, standards for collateral custody and control, collateral valuation, and conditions for agreement termination and provided the repurchase agreement:

a) has a defined termination date;
b) is secured by a combination of cash and obligations of the United States or its agencies and instrumentalities described by Section 2256.009(a) (1) of the Act. Securities received for repurchase agreements must have a market value greater than or equal to 103% at the time the investment is made and throughout the terms of the repurchase agreement;
c) requires the securities being purchased by the City or cash held by the City to be assigned to the City, held in the City's name, and deposited at the time the investment is made with the City or with a third party selected and approved by the City; and
d) is placed through a primary government securities dealer, as defined by the Federal Reserve, or a financial institution doing business in this state, and which is rated no less than A or its equivalent by two nationally recognized rating services.

8.6 A securities lending program is an authorized investment if it meets the following conditions:

a) A loan made under the program must allow for termination at any time;
b) A loan made under the program must be placed through a primary government securities dealer, as defined by the Federal Reserve, or a financial institution doing business in this state that is rated no less than A or its equivalent by two nationally recognized rating services. An agreement to lend securities must have a term of one year or less and shall comply with the provisions of section 1058 of the Internal Revenue Code;
c) A loan made under the program must be secured as prescribed in Section 2256.0115(b)(3) of the Act. Securities being held as collateral must be pledged to the City , held in the City's name, and deposited at the time the investment is made with a third party approved by the City;

d) The amount of collateral must not be less than 100% of the market value of securities loaned, including accrued income. The market value of securities loaned shall be determined daily. Cash received as collateral shall not be invested for a term later than the expiration date of the securities lending agreement and may only be invested in investments as authorized by this Policy.

8.7 No-load money market mutual funds that are registered with and regulated by the Securities and Exchange Commission that meet the requirements of the PFIA, and, in addition:

a) are rated not less than Aaa or an equivalent rating by at least one nationally recognized rating service. A rating is not required for a sweep account investment, which is part of the city's depository contract; and,

b) have provided the City with a prospectus and other information as may be required by law.

Investments will be made in a money market mutual fund only after a thorough investigation of the fund and approval by the Investment Committee which shall, at least annually, review, revise and adopt a list of approved funds.

8.8 No-load mutual funds that are registered with and regulated by the Securities and Exchange Commission that meet the requirements of the PFIA and have provided the City with an offering circular and other information required by the Act.

Investments will be made in a mutual fund only after a thorough investigation of the fund and approval by the Investment Committee which shall, at least annually, review, revise and adopt a list of approved funds.

8.~~8~~9 Local government investment pools which are organized in conformity with Chapter 791 (Interlocal Cooperation Contracts Act) and meet the requirements of the PFIA that:

a) are rated not less than Aaa or an equivalent rating by at least one nationally recognized rating service; and

b) have provided the City with an offering circular and other information required by the Act.

To become eligible, investment pools must be approved by City Council action. Investments will be made in a local government investment pool only after a thorough investigation of the pool and approval by the Investment Committee which shall, at least annually, review, revise and adopt a list of approved pools. A pool approved by the Investment Committee shall invest its funds in investment types consistent with the Act and the pool's own adopted investment policies and objectives. An approved pool is not required to invest its funds in investment types according to the investment policies and objectives adopted by its participants.

The Investment Officers may at times restrict or prohibit the purchase of specific issues due to current market conditions. An investment that requires a minimum rating under this section does not qualify as an authorized investment during the period the investment does not have the minimum rating. Ratings shall be monitored using nationally recognized financial information sources, including actions published on rating agency websites. The City shall take all prudent measures consistent with the Act to liquidate an investment that does not have the minimum rating required by the Act.

9.0 Authorized Broker/Dealers and Financial Institutions

The Investment Committee shall, at least annually, review, revise, and adopt a list of qualified broker/dealers and financial institutions authorized to engage in the purchase and sale of obligations of the U.S. Government, its agencies or instrumentalities with the City. In order to be considered, those firms that desire to become qualified bidders for securities transactions will be required to provide information regarding creditworthiness, experience and reputation. Authorized firms may include primary dealers or regional dealers that qualify under Securities & Exchange Commission Rule 15C3-1 (uniform net capital rule).

A written copy of this Investment Policy shall be presented to any person offering to engage in an investment transaction with the City. Investments shall only be made with those business organizations (including money market mutual funds and local government investment pools) which have provided the City with a written instrument executed by a qualified representative of the firm, acknowledging that the business organization ~~has:~~

~~a) received~~has received and reviewed the City's Investment Policy~~; and~~ in satisfaction of the business organization's duties under Financial Industry Regulatory Authority (FINRA) Rule 2111 (Suitability).

10.0 Competitive Bidding

It is the policy of the City to require competitive bidding for all individual security purchases and sales except for:

a) transactions with money market mutual funds and local government investment pools (which are deemed to be made at prevailing market rates)
b) treasury and agency securities purchased at issue through an approved broker/dealer or financial institution
c) automatic overnight "sweep" transactions with the City Depository
d) fully insured certificates of deposit placed in accordance with the conditions prescribed in Section 2256.010(b) of the Act or placed with the City's Depository if so authorized by the City Depository Contract.

At least three bids or offers must be solicited for all other transactions involving individual securities. The City's investment advisor is also required to solicit at least three bids or offers when transacting trades on the City's behalf. In situations where the exact security being offered is not offered by other dealers, offers on the closest comparable investment may be used to establish a fair market price for the security. Bids for certificates of deposit may be solicited in any manner permitted by the Act.

11.0 Collateralization of Deposits

The City requires that all uninsured collected balances plus accrued interest, if any, in depository accounts be secured in accordance with the requirements of this Policy and Chapter 2257, Government Code ("Public Funds Collateral Act") and the Financial Institutions Reform, Recovery, and Enforcement Act of 1989 (FIRREA). Financial institutions serving as City depositories will be required to sign a Depository Agreement with the City which details securities that can serve as eligible collateral, collateralization ratios, standards for collateral custody and control, collateral valuation, rights of substitution and conditions for agreement termination.

Pledged securities serving as collateral will always be held by an independent third party with which the City has a current custodial agreement and shall be reviewed at least monthly to ensure that the market value of the pledged securities is at least 102%. Eligible collateral are as follows:

Eligible Collateral

1) Direct obligations of the United States or other obligations of the United States or other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of the United States.

2) Direct debt obligations of an agency or instrumentality of the United States.

3) Mortgage-backed securities issued directly by an agency or instrumentality of the United States eligible under the Public Funds Collateral Act.

4) Direct debt obligations of states, agencies, counties, cities, and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent.

The use of a letter of credit issued to the City by the Federal Home Loan Bank may be considered by the City to provide collateral for bank deposits and for certificates of deposit.

The City's Investment Officers reserve the right to accept or reject any form of collateral or enhancement at their sole discretion.

12.0 Safekeeping and Custody

Safekeeping and custody of investment securities shall be in accordance with applicable law and accounting standards. All securities transactions, except local government investment pool and money market mutual fund transactions, shall be conducted on a delivery versus payment (DVP) basis. Investment securities will be held by a third party custodian designated by the City, and be required to issue safekeeping receipts clearly detailing that the securities are owned by the City.

Safekeeping and custody of collateral shall be in accordance with applicable law and accounting standards. Pledged securities serving as collateral will be held by a third party custodian designated by the City, and pledged to the City as evidenced by safekeeping receipts of the institution with which the securities are deposited.

13.0 Diversification and Maximum Maturities

The City's Investment Pool will be diversified to limit market and credit risk by observing the limitations at the time of purchase as listed below. In order to ensure the ability of the City to meet obligations and to minimize potential liquidation losses, the dollar-weighted average stated maturity of the Investment Pool shall not exceed 1.5 years at the time investments are purchased for the Investment Pool. Funds managed as separately invested assets in Section 2.1 of the Policy are subject to all of the following with the exception of the Issuer Limitation on investment in U.S. Agencies and Instrumentalities. Funds managed as separately invested assets may be invested 100% in the obligations of any one U.S. Agency or Instrumentality.

	Maximum Stated Maturity[1]	**Issuer Limitations**
U.S. Treasuries	5 Years	100% of the City's investment pool may be invested in obligations of the U.S. Treasury.
U.S. Agencies/Instrumentalities	5 Years	No more than 30% of the book value of the City's investment pool may be invested in the obligations of any one issuer.
Municipal Notes and Bonds	5 Years	The City may not own more than the lesser of $5 million or 20% of any single issue.
Repurchase Agreements	30 Days	No more than 15% of the City's investment pool may be invested with one counterparty, excluding flexible repurchase agreements for investment of bond proceeds.
~~Money Market~~ Mutual Funds	N/A	The City may not own more than the lesser of $100 million or 5% of the total assets of any one fund, excluding ~~money market~~ mutual funds for investment of commercial paper proceeds.
Local Government Investment Pools	N/A	The City may not own more than the lesser of $400 million or 10% of the total assets of any one pool.
Certificates of Deposit	5 Years	The City may not own more than $50 million of any single financial institution's certificates of deposit at any one time, excluding certificates of deposit placed with the City's

Depository if so authorized by the City Depository Contract.

In addition to the above limitations, the City's investment pool shall be diversified by market sector as follows:

	Maximum Percentage of Investment Pool
U.S. Treasuries	100%
U.S. Agencies/Instrumentalities	100% (maximum 30% callable)
Municipal Notes and Bonds	15%
Repurchase Agreements	15%*
~~Money Market~~ Mutual Funds	15%
Local Government Investment Pools	45%
Certificates of Deposit	20%**

* Excluding flexible repurchase agreements for bond proceeds.
**Excluding certificates of deposit placed with the City's Depository if so authorized by the City Depository Contract.

(1) Purchases of securities with stated maturities greater than the maximum authorized under this section require prior City Council approval. With respect to bond proceeds and other bond funds, the City may, in the bond ordinance, specifically authorize investments in repurchase agreements with maturities in excess of 30 days subject to any required approvals from bond insurers.

14.0 Sale of Securities

The City's policy is to hold securities to maturity. However, securities may be sold:

(a) in order to minimize the potential loss of principal on a security whose credit quality has declined;
(b) in order to reposition the portfolio for the purpose of improving the quality, yield, or target duration of the portfolio; or
(c) in order to meet unanticipated liquidity needs of the portfolio.

15.0 Investment Committee

An Investment Committee shall be established and meet quarterly to determine investment guidelines, general strategies, and monitor performance. Members of the Investment Committee will include the Investment Officers, the Cash and Investment Manager and the City's Investment Advisor if the City has contracted with an Advisor. The Investment Advisor is a non-voting member of the Investment Committee.

16.0 Investment Advisor

The City may retain the services of an Investment Advisor to assist in the review of cash flow requirements, the formulation of investment strategies, and the execution of security purchases, sales and deliveries.

17.0 Investment Strategies

The City of Dallas maintains separate portfolios for individual funds or groups of funds (as listed under Sec. 2.0 of this Policy) which are managed according to the terms of this Policy and the corresponding investment strategies listed below. The investment strategy for portfolios established after the annual Investment Policy adoption will be managed in accordance with the terms of this Policy and applicable agreements until the next annual review when a specific strategy will be adopted.

17.1 Investment Pool Strategy - The City's Investment Pool is an aggregation of the majority of City funds which includes tax receipts, enterprise fund revenues, fine and fee revenues, as well as some, but not all, bond proceeds, grants, gifts and endowments. This portfolio is maintained to meet anticipated daily cash needs for City of Dallas operations, capital projects and debt service. The objectives of this portfolio are to:

a) ensure safety of principal by investing only in high-quality securities for which a strong secondary market exists;
b) ensure that anticipated cash flows are matched with adequate investment liquidity;
c) limit market and credit risk through diversification; and

d) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy by managing the portfolio to meet or exceed the 12 month moving average yield on treasury one-year constant maturities as reported by Federal Reserve Statistical Release H.15.

17.2 Bond Funds Strategy - Occasionally, separate non-pooled portfolios are established with the proceeds from bond sales in order to maximize earnings within the constraints of arbitrage regulations. The objectives of these portfolios are to:

a) ensure safety of principal by investing only in high-quality securities for which a strong secondary market exists or by maintaining the security of the investment through collateralization according to the standards approved in Section 8.4 of this Policy;
b) ensure that anticipated cash flows are matched with adequate investment liquidity or that the terms of the secured investment agreement permit maximum flexibility for the City in making withdrawals;
c) manage market and credit risk through diversification and control of counterparty risk; and
d) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and the bond ordinance by managing the portfolio to meet or exceed the bond yield

17.3 Bond Reserve Fund Strategy - Non-pooled reserve funds for outstanding revenue bonds are set at levels required by their respective bond ordinances. These funds will be used to pay the final principal and/or interest due on outstanding bonds that are similarly secured or to make up any shortfalls in debt service funds as required by the bond ordinance. The objectives of Bond Reserve Fund Portfolios are to:

a) ensure safety of principal by investing only in high-quality securities for which a strong secondary market exists or by maintaining the security of the investment through collateralization according to the standards approved in Section 8.4 of this Policy;
b) ensure that anticipated cash flows are matched with adequate investment liquidity or that the terms of the secured investment agreement permit maximum flexibility for the City in making withdrawals;
c) manage market and credit risk through diversification and control of counterparty risk; and
d) attain a market rate of return commensurate with the objectives and the restrictions set forth in this Policy and the bond ordinance by managing the portfolio to meet or exceed the bond yield.

17.4 Endowment Funds Strategy - Funds received as gifts to the City with instructions that the income generated by the investment of said funds be used for specified purposes may be invested as separate non-pooled portfolios if required by the terms of the gift. The objectives of Endowment Portfolios are to:

a) ensure safety of principal and sufficient liquidity by investing only in high-quality securities for which a strong secondary market exists;
b) manage market and credit risk through the use of a competitive process to place investments;
c) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and the terms of the gift.

17.5 Commercial Paper Funds Strategy – The City issues tax-exempt commercial paper notes as an interim financing tool for construction projects. The investment of the proceeds from the issuance of commercial paper debt should have a high degree of liquidity in order to fund payments to contractors. The objectives of this portfolio are to:

a) ensure safety of principal and sufficient liquidity by investing in money market mutual funds or short-term high-quality securities for which a strong secondary market exists;
b) manage market and credit risk through diversification of funds and/or securities. Funds must be rated AAA by at least one nationally recognized rating agency; and
c) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and governing bond ordinances.

17.6 Trinity Parkway Escrow Strategy – This escrow was established pursuant to an Agreement dated as of January 1, 1999 with the North Texas Tollway Authority (“NTTA”) pertaining to development of the Trinity Parkway. These funds will be used to reimburse NTTA for specified payments related to project feasibility. Permitted investments for this portfolio are defined in the Escrow Agreement as those that are consistent with the Act. The objectives of this portfolio are to:

a) ensure safety of principal and sufficient liquidity by investing only in high-quality securities for which a strong secondary market exists;
b) ensure that anticipated cash flows are matched with adequate investment liquidity;
c) manage market and credit risk through diversification of funds and requirement of AAA rating; and
d) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and the Agreement.

18.0 Reporting

Investment performance is regularly monitored by investment staff and reported to the Investment Committee on a monthly basis. Month-end market prices on each security are obtained from nationally recognized securities databases including those provided by the City's depository bank through its safekeeping services and Bloomberg Professional Services. These prices are recorded in the City's portfolio database and included in all management reports as well as the City's Comprehensive Annual Financial Report.

Not less than quarterly the Investment Officers will submit to the city council finance committee described in Chapter III, Section 13 of the Dallas City Charter, the City Manager, and the Mayor and City Council a written report of the status of the current investment portfolio. The report must meet the requirements of the Act.

An independent auditor shall formally review the quarterly reports prepared under this section at least annually, and that auditor shall report the results of the review to City Council.

19.0 Annual Compliance Audit

In conjunction with the annual financial audit, a compliance audit shall be performed which includes an audit of management controls on investments and adherence to the City's established investment policy.

20.0 Investment Policy Adoption

The City's Investment Policy is hereby adopted by resolution of the City Council on September ~~28, 2016~~ 13, 2017 in accordance with the PFIA.

GLOSSARY

ACCRETION OF DISCOUNT: Periodic straight-line increases in the book or carrying value of a security so the amount of the purchase price discount below face value is completely eliminated by the time the bond matures or by the call date, if applicable.

ACCRUED INTEREST: The interest accumulated on a security from its issue date or since the last payment of interest up to but not including the purchase date. The purchaser of the security pays to the seller the market price plus accrued interest.

AMORTIZATION OF PREMIUM: Periodic straight-line decreases in the book or carrying value of a security so the premium paid for a bond above its face value or call price is completely eliminated.

ASK: The price at which securities are offered by sellers.

BARBELL MATURITY STRATEGY: A maturity pattern within a portfolio in which maturities of the assets in the portfolio are concentrated in both the short and long ends of the maturity spectrum.

BASIS POINT: One one-hundredth (1/100) of one percent; 0.0001 in decimal form.

BENCHMARK: A comparative base for performance evaluation. A benchmark can be a broad-based bond index, a customized bond index, or a specific objective.

BID: The price offered for securities by purchasers. (When selling securities, one asks for a bid.)

BOND EQUIVALENT YIELD: Used to compare yields available from discounted securities that pay interest at maturity with yields available from securities that pay interest semi-annually.

BOOK ENTRY SECURITIES: Stocks, bonds, other securities, and some certificates of deposit that are purchased, sold, and held as electronic computer entries on the records of a central holder. These securities are not available for purchase in physical form; buyers get a receipt or confirmation as evidence of ownership.

BOOK VALUE: The original cost of the security as adjusted for amortization of any premium paid or accretion of discount since the date of purchase.

BROKER: A party who brings buyers and sellers together. Brokers do not take ownership of the property being traded. They are compensated by commissions. They are not the same as dealers; however, the same firms that act as brokers in some transactions may act as dealers in other transactions.

CALLABLE BOND: A bond that the issuer has the right to redeem prior to maturity at a specified price. Some callable bonds may be redeemed on one call date while others may have multiple call dates. Some callable bonds may be redeemed at par while others can be redeemed only at a premium. Some callable bonds are step-up bonds that pay an initial coupon rate for the first period, and then the coupon rate increases for the following periods if the bonds are not called by the issuer.

CERTIFICATE OF DEPOSIT (CD): A time deposit with a specific maturity evidenced by a certificate. Large-denomination (over $100,000) CD's are typically negotiable.

CODE: The Internal Revenue Code of 1986, as amended.

COLLATERAL: Securities, evidence of deposit or other property which a borrower pledges to secure repayment of a loan. Also refers to securities pledged by a bank to secure deposits of public monies.

COLLATERALIZED MORTGAGE OBLIGATION (CMO): A type of mortgage-backed security created by dividing the rights to receive the principal and interest cash flows from an underlying pool of mortgages in separate classes or tiers.

COMMERCIAL PAPER: Short-term unsecured promissory notes issued by corporations for a maturity specified by the buyer. It is used primarily by corporations for short-term financing needs at a rate which is generally lower than the prime rate.

CONFIRMATION: The document used to state in writing the terms of the trade which had previously been agreed to verbally.

COUPON RATE: The stated annual rate of interest payable on a coupon bond expressed as a percentage of the bond's face value.

CREDIT RISK: The risk that (1) the issuer is downgraded to a lower quality category and/or (2) the issuer fails to make timely payments of interest or principal.

CUSIP NUMBER: A nine-digit number established by the Committee on Uniform Securities Identification Procedures that is used to identify publicly traded securities. Each publicly traded security receives a unique CUSIP number when the security is issued.

CUSTODY: The service of an organization, usually a financial institution, of holding (and reporting) a customer's securities for safekeeping. The financial institution is known as the custodian.

DEALER: A firm which buys and sells for its own account. Dealers have ownership, even if only for an instant, between a purchase from one party and a sale to another party. They are compensated by the spread between the price they pay and the price they receive. Dealers are not the same as brokers; however, the same firms which act as dealers in some transactions may act as brokers in other transactions.

DELIVERY VERSUS PAYMENT (DVP): The safest method of settling a trade involving a book entry security. In a DVP settlement, the funds are wired from the buyer's account and the security is delivered from the seller's account in simultaneous, interdependent wires.

DEPOSITORY TRUST COMPANY (DTC): An organization that holds physical certificates for stocks and bonds and issues receipts to owners. Securities held by DTC are immobilized so that they can be traded on a book entry basis.

DERIVATIVE: A security that derives its value from an underlying asset, group of assets, reference rate, or an index value. Some derivatives can be highly volatile and result in a loss of principal in changing interest rate environments.

DISCOUNT: The amount by which the price paid for a security is less than its face value.

DISCOUNT SECURITIES: Securities that do not pay periodic interest. Investors earn the difference between the discount issue price and the full face value paid at maturity.

DIVERSIFICATION: Dividing investment funds among a variety of securities offering independent returns, to reduce risk inherent in particular securities.

DURATION: A sophisticated measure of the weighted average maturity of a bond's cash flow stream, where the present values of the cash flows serve as the weights.

ECONOMIC CYCLE (BUSINESS CYCLE): As the economy moves through the business cycle, interest rates tend to follow the levels of production, output, and consumption - rising as the economy expands and moves out of recession and declining after the economy peaks, contracts, and heads once again into recession.

EFFECTIVE MATURITY: The average maturity of a bond, given the potential for early call. For a non-callable bond, the final maturity date serves as the effective maturity. For a callable bond, the effective maturity is bounded by the first call date and the final maturity date; the position within this continuum is a function of the call price, the current market price, and the reinvestment rate assumed.

FACE VALUE: The principal amount due and payable to a bondholder at maturity; par value. Also, the amount on which coupon interest is computed.

FAIL: The event of a securities purchase or sale transaction not settling as intended by the parties.

FAIR VALUE: The amount at which a financial instrument could be exchanged in a current transaction between willing parties, other than in a forced or liquidation sale.

FEDERAL DEPOSIT INSURANCE CORPORATION (FDIC): A federal agency that insures bank deposits.

FEDERAL FARM CREDIT BANKS (FFCB): A government-sponsored corporation that was created in 1916 and is a nationwide system of banks and associations providing mortgage loans, credit, and related services to farmers, rural homeowners, and agricultural and rural cooperatives. The banks and associations are cooperatively owned, directly or indirectly, by their respective borrowers. The Federal Farm Credit System is supervised by the Farm Credit Administration, an independent agency of the U.S. government. (See Government Sponsored Enterprise)

FEDERAL FUNDS: Monies within the Federal Reserve System representing a member bank's surplus reserve funds. Banks with excess funds may sell their surplus to other banks whose funds are below required reserve levels. Normally, Federal funds are employed in settling all government securities transactions. The Federal Funds Rate is the rate of interest at which Fed funds are traded. This rate is currently pegged by the Federal Reserve through open-market operations.

FEDERAL HOME LOAN BANKS (FHLB): Government-sponsored wholesale banks (currently twelve regional banks) which lend funds and provide correspondent banking services to member commercial bank, thrift institutions, credit unions and insurance companies. The mission of the FHLBs is to liquefy the housing related assets of its members who must purchase stock in their district Bank. (See Government Sponsored Enterprises)

FEDERAL HOME LOAN MORTGAGE CORPORATION (FHLMC or "Freddie Mac"): A government-sponsored corporation that was created in July 1970, by the enactment of Title III of the Emergency Home Finance Act of 1970. Freddie Mac was established to help maintain the availability of mortgage credit for residential housing, primarily through developing and maintaining an active, nationwide secondary market in conventional residential mortgages. (See Government Sponsored Enterprises)

FEDERAL NATIONAL MORTGAGE ASSOCIATION (FNMA or Fannie Mae): FNMA, like GNMA was chartered under the Federal National Mortgage Association Act in 1938. FNMA is a federal corporation working under the auspices of the Department of Housing and Urban Development (HUD). It is the largest single provider of residential mortgage funds in the United States. Fannie Mae is a private stockholder-owned corporation. FNMA securities are highly liquid and are widely accepted. FNMA assumes and guarantees that all security holders will receive timely payment of principal and interest. (See Government Sponsored Enterprises)

FEDERAL OPEN MARKET COMMITTEE (FOMC): Consists of seven members of the Federal Reserve Board and five of the twelve Federal Reserve Bank presidents. The president of the New York Federal Reserve Bank is a permanent member while the other presidents serve on a rotating basis. The Committee periodically meets to set Federal Reserve guidelines regarding purchases and sales of government securities in the open market as a means of influencing the volume of bank credit and money.

FEDERAL RESERVE SYSTEM: The central bank of the United States created by Congress and consisting of a seven member Board of Governors in Washington, D.C., twelve regional banks and about 5700 commercial banks that are members of the system.

FINANCIAL INDUSTRY REGULATORY AUTHORITY (FINRA): A not-for-profit organization authorized by Congress to ensure investor protection and market integrity through regulation of broker-dealers.

FINRA RULE 2111 (SUITABILITY): FINRA Rule 2111 requires, in part, that a broker-dealer or associated person "have a reasonable basis to believe that a recommended transaction or investment strategy involving a security or securities is suitable for the customer, based on the information obtained through the reasonable diligence of the [firm] or associated person to ascertain the customer's investment profile."

FIXED-INCOME SECURITY: A financial instrument promising a fixed amount of periodic income over a specified future time span.

GOVERNMENT-SPONSORED ENTERPRISES (GSE's): Payment of principal and interest on securities issued by these corporations is not guaranteed explicitly by the U.S. government, however, most investors consider these securities to carry an implicit U.S. government guarantee. The debt is fully guaranteed by the issuing corporations. GSE's include: Farm Credit System, Federal Home Loan Bank System, Federal Home Loan Mortgage Corporation, and Federal National Mortgage Association.

INSTRUMENTALITIES: See Government-Sponsored Enterprises

INTEREST RATE RISK: The risk that the general level of interest rates will change, causing unexpected price appreciations or depreciations.

LADDERED MATURITY STRATEGY: A maturity pattern within a portfolio in which maturities of the assets in the portfolio are equally spaced. Over time, the shortening of the remaining lives of the assets provides a steady source of liquidity or cash flow. Given a normal yield curve with a positive slope this passive strategy provides the benefit of being able to take advantage of the higher, longer-term yields without sacrificing safety or liquidity.

LIQUIDITY: An entity's capacity to meet future monetary outflows (whether they are required or optional) from available resources. Liquidity is often obtained from reductions of cash or by converting assets into cash.

LIQUIDITY RISK: The risk that an investment will be difficult to sell at a fair market price in a timely fashion.

MARKET RISK: The risk that the value of a security will rise or decline as a result of changes in market conditions. It is that part of a security's risk that is common to all securities of the same general class (stocks and bonds) and thus cannot be eliminated by diversification; also known as systematic risk.

MARKET VALUE: The price at which a security is trading and could presumably be purchased or sold.

MARKING-TO-MARKET: The practice of valuing a security or portfolio according to its market value, rather than its cost or book value.

MASTER REPURCHASE AGREEMENT: A written contract covering all future transactions between the parties to repurchase agreements that establishes each party's rights in the transactions. A master agreement will often specify, among other things, the right of the buyer to liquidate the underlying securities in the event of default by the seller.

MATURITY DATE: The date on which the principal or face value of an investment becomes due and payable.

MONEY MARKET INSTRUMENT: Generally, a short-term debt instrument that is purchased from a broker, dealer, or bank. Sometimes the term "money market" with "short-term", defines an instrument with no more than 12 months remaining from the purchase date until the maturity date. Sometimes the term "money market" is used more restrictively to mean only those instruments that have active secondary markets.

MORTGAGE-BACKED SECURITIES (MBS): Securities composed of, or collateralized by, loans that are themselves collateralized by liens on real property.

OFFER: The price asked by a seller of securities. (When purchasing securities, one asks for an offer.)

OPEN MARKET OPERATIONS: Purchases and sales of government and certain other securities in the open market by the New York Federal Reserve Bank as directed by the FOMC in order to influence the volume of money and credit in the economy. Purchases inject reserves into the bank system and stimulate growth of money and credit; sales have the opposite effect. Open market operations are the Federal Reserve's most important and most flexible monetary policy tool.

OPPORTUNITY COST: The cost of pursuing one course of action measured in terms of the foregone return that could have been earned on an alternative course of action that was not undertaken.

PAR: See Face Value

PFIA OR ACT: The Public Funds Investment Act, Chapter 2256, Texas Government Code, as amended.

POOLED FUND GROUP: An internally created fund of an investing entity in which one or more institutional accounts of the investing entity are invested (as defined by the Public Funds Investment Act).

PREMIUM: The amount by which the price paid for a security exceeds its face value.

PRIMARY DEALER: A group of government securities dealers that submit daily reports of market activity and positions and monthly financial statements to the Federal Reserve Bank of New York and are subject to its informal oversight. Primary dealers include Securities and Exchange Commission (SEC)-registered securities broker-dealers, banks, and a few unregulated firms.

PRINCIPAL: The face or par value of an instrument, exclusive of accrued interest.

PRUDENT PERSON RULE: An investment standard. In some states the law requires that a fiduciary, such as a trustee, may invest money only in a list of securities selected by the state. In other states the trustee may invest in a security if it is one which would be bought by a prudent person of discretion and intelligence who is seeking a reasonable income and preservation of capital.

QUALIFIED REPRESENTATIVE: A person who holds a position with - and is authorized to act on behalf of - a business organization (as defined by the Public Funds Investment Act).

RATE OF RETURN: The amount of income received from an investment, expressed as a percentage. A market rate of return is the yield that an investor can expect to receive in the current interest-rate environment utilizing a buy-and-hold to maturity investment strategy.

REINVESTMENT RATE: The interest rate earned on the reinvestment of coupon payments.

REINVESTMENT RATE RISK: The risk that the actual reinvestment rate falls short of the expected or assumed reinvestment rate.

REPURCHASE AGREEMENT (RP or REPO): An agreement of one party to sell securities at a specified price to a second party and a simultaneous agreement of the first party to repurchase the securities at a specified price on demand or at a specified later date. The difference between the selling price and the repurchase price provides the interest income to the party that provided the funds. Every transaction where a security is sold under an agreement to be repurchased is a repo from the seller/borrower's point of view and a reverse repo from the buyer/lender's point of view.

REVERSE REPURCHASE AGREEMENT: (See Repurchase Agreement)

SAFEKEEPING: A procedure where securities are held by a third party acting as custodian for a fee.

SECONDARY MARKET: A market made for the purchase and sale of outstanding issues following the initial distribution.

SECURITIES AND EXCHANGE COMMISSION (SEC): Agency created by Congress to protect investors in securities transactions by administering securities legislation.

SECURITIES LENDING: The temporary transfer of securities by one party, the lender, to another, the borrower. The securities borrower is required to provide acceptable assets as collateral to the securities lender in the form of cash or other securities. If the borrower provides securities as collateral to the lender, it pays a fee to borrow the lent securities. If it provides cash as collateral, the lender pays interest to the borrower and reinvests the cash at a higher rate.

SEC RULE 15C3-1: See Uniform Net Capital Rule

STRUCTURED NOTES: Debt obligations whose principal or interest payments are determined by an index or formula.

SEPARATELY INVESTED ASSET: An account or fund of a state agency or local government that is not invested in a pooled fund group (as defined by the Public Funds Investment Act).

SPREAD: Most commonly used when referring to the difference between the bid and asked prices in a quote. Additionally, it may also refer to additional basis points that a non-Treasury security earns over and above a Treasury with a comparable maturity date.

STRIPS: Separation of the principal and interest cash flows due from any interest-bearing securities into different financial instruments. Each coupon payment is separated from the underlying investment to create a separate security. Each individual cash flow is sold at a discount. The amount of the discount and the time until the cash flow is paid determine the investor's return.

SWAP: The trading of one asset for another. Sometimes used in active portfolio management to increase investment returns by "swapping" one type of security for another.

TOTAL RETURN: Interest income plus capital gains (or minus losses) on an investment.

TREASURY BILLS: A non-interest bearing discount security issued by the U.S. Treasury, generally having initial maturities of 3 months, 6 months, or 1 year.

TREASURY BONDS: Long-term, coupon bearing U.S. Treasury securities having initial maturities of more than 10 years.

TREASURY NOTES: Intermediate-term, coupon bearing U.S. Treasury securities having initial maturities of 2 - 10 years.

UNIFORM NET CAPITAL RULE: Securities and Exchange Commission requirement that member firms as well as nonmember broker-dealers in securities maintain a maximum ratio of indebtedness to liquid capital of 15 to 1; also called *net capital rule* and *net capital ratio*. Indebtedness covers all money owed to a firm, including margin loans and commitments to purchase securities, one reason new public issues are spread among members of underwriting syndicates. Liquid capital includes cash and assets easily converted into cash.

YIELD TO MATURITY (YTM): The promised return assuming all interest and principal payments are made and reinvested at the same rate taking into account price appreciation (if priced below par) or depreciation (if priced above par).

APPENDIX A

PUBLIC FUNDS INVESTMENT ACT

GOVERNMENT CODE

TITLE 10. GENERAL GOVERNMENT

SUBTITLE F. STATE AND LOCAL CONTRACTS AND FUND MANAGEMENT

CHAPTER 2256. PUBLIC FUNDS INVESTMENT

SUBCHAPTER A. AUTHORIZED INVESTMENTS FOR GOVERNMENTAL ENTITIES

Sec. 2256.001. SHORT TITLE. This chapter may be cited as the Public Funds Investment Act.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.002. DEFINITIONS. In this chapter:

(1) "Bond proceeds" means the proceeds from the sale of bonds, notes, and other obligations issued by an entity, and reserves and funds maintained by an entity for debt service purposes.

(2) "Book value" means the original acquisition cost of an investment plus or minus the accrued amortization or accretion.

(3) "Funds" means public funds in the custody of a state agency or local government that:

(A) are not required by law to be deposited in the state treasury; and

(B) the investing entity has authority to invest.

(4) "Institution of higher education" has the meaning assigned by Section 61.003, Education Code.

(5) "Investing entity" and "entity" mean an entity subject to this chapter and described by Section 2256.003.

(6) "Investment pool" means an entity created under this code to invest public funds jointly on behalf of the entities that participate in the pool and whose investment objectives in order of priority are:

(A) preservation and safety of principal;

(B) liquidity; and

(C) yield.

(7) "Local government" means a municipality, a county, a school district, a district or authority created under Section 52(b)(1) or (2), Article III, or Section 59, Article XVI, Texas Constitution, a fresh water supply district, a hospital district, and any political subdivision, authority, public corporation, body politic, or instrumentality of the State of Texas, and any nonprofit corporation acting on behalf of any of those entities.

(8) "Market value" means the current face or par value of an investment multiplied by the net selling price of the security as quoted by a recognized market pricing source quoted on the valuation date.

(9) "Pooled fund group" means an internally created fund of an investing entity in which one or more institutional accounts of the investing entity are invested.

(10) "Qualified representative" means a person who holds a position with a business organization, who is authorized to act on behalf of the business organization, and who is one of the following:

(A) for a business organization doing business that is regulated by or registered with a securities commission, a person who is registered under the rules of the National Association of Securities Dealers;

(B) for a state or federal bank, a savings bank, or a state or federal credit union, a member of the loan committee for the bank or branch of the bank or a person authorized by corporate resolution to act on behalf of and bind the banking institution;

(C) for an investment pool, the person authorized by the elected official or board with authority to administer the activities of the investment pool to sign the written instrument on behalf of the investment pool; or

(D) for an investment management firm registered under the Investment Advisers Act of 1940 (15 U.S.C. Section 80b-1 et seq.) or, if not subject to registration under that Act, registered with the State Securities Board, a person who is an officer or principal of the investment management firm.

(11) "School district" means a public school district.

(12) "Separately invested asset" means an account or fund of a state agency or local government that is not invested in a pooled fund group.

(13) "State agency" means an office, department, commission, board, or other agency that is part of any branch of state government, an institution of higher education, and any nonprofit corporation acting on behalf of any of those entities.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 1, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 1, eff. Sept. 1, 1999.

Sec. 2256.003. AUTHORITY TO INVEST FUNDS; ENTITIES SUBJECT TO THIS CHAPTER. (a) Each governing body of the following entities may purchase, sell, and invest its funds and funds under its control in investments authorized under this subchapter in compliance with investment policies approved by the governing body and according to the standard of care prescribed by Section 2256.006:

(1) a local government;

(2) a state agency;

(3) a nonprofit corporation acting on behalf of a local government or a state agency; or

(4) an investment pool acting on behalf of two or more local governments, state agencies, or a combination of those entities.

(b) In the exercise of its powers under Subsection (a), the governing body of an investing entity may contract with an investment management firm registered under the Investment Advisers Act of 1940 (15 U.S.C. Section 80b-1 et seq.) or with the State Securities Board to provide for the investment and management of its public funds or other funds under its control. A contract made under authority of this subsection may not be for a term longer than two years. A renewal or extension of the contract must be made by the governing body of the investing entity by order, ordinance, or resolution.

(c) This chapter does not prohibit an investing entity or investment officer from using the entity's employees or the services of a contractor of the entity to aid the investment officer in the execution of the officer's duties under this chapter.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1999, 76th Leg., ch. 1454, Sec. 2, eff. Sept. 1, 1999.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1003, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.004. APPLICABILITY. (a) This subchapter does not apply to:

(1) a public retirement system as defined by Section 802.001;

(2) state funds invested as authorized by Section 404.024;

(3) an institution of higher education having total endowments of at least $95 million in book value on May 1, 1995;

(4) funds invested by the Veterans' Land Board as authorized by Chapter 161, 162, or 164, Natural Resources Code;

(5) registry funds deposited with the county or district clerk under Chapter 117, Local Government Code; or

(6) a deferred compensation plan that qualifies under either Section 401(k) or 457 of the Internal Revenue Code of 1986 (26 U.S.C. Section 1 et seq.), as amended.

(b) This subchapter does not apply to an investment donated to an investing entity for a particular purpose or under terms of use specified by the donor.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 505, Sec. 24, eff. Sept. 1, 1997; Acts 1997, 75th Leg., ch. 1421, Sec. 2, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 62, Sec. 8.21, eff. Sept. 1, 1999; Acts 1999, 76th Leg., ch. 1454, Sec. 3, eff. Sept. 1, 1999.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1701, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.005. INVESTMENT POLICIES; INVESTMENT STRATEGIES; INVESTMENT OFFICER. (a) The governing body of an investing entity

shall adopt by rule, order, ordinance, or resolution, as appropriate, a written investment policy regarding the investment of its funds and funds under its control.

(b) The investment policies must:

(1) be written;

(2) primarily emphasize safety of principal and liquidity;

(3) address investment diversification, yield, and maturity and the quality and capability of investment management; and

(4) include:

(A) a list of the types of authorized investments in which the investing entity's funds may be invested;

(B) the maximum allowable stated maturity of any individual investment owned by the entity;

(C) for pooled fund groups, the maximum dollar-weighted average maturity allowed based on the stated maturity date for the portfolio;

(D) methods to monitor the market price of investments acquired with public funds;

(E) a requirement for settlement of all transactions, except investment pool funds and mutual funds, on a delivery versus payment basis; and

(F) procedures to monitor rating changes in investments acquired with public funds and the liquidation of such investments consistent with the provisions of Section 2256.021.

(c) The investment policies may provide that bids for certificates of deposit be solicited:

(1) orally;

(2) in writing;

(3) electronically; or

(4) in any combination of those methods.

(d) As an integral part of an investment policy, the governing body shall adopt a separate written investment strategy for each of the funds or group of funds under its control. Each investment strategy must describe the investment objectives for the particular fund using the following priorities in order of importance:

(1) understanding of the suitability of the investment to the financial requirements of the entity;

(2) preservation and safety of principal;

(3) liquidity;

(4) marketability of the investment if the need arises to liquidate the investment before maturity;

(5) diversification of the investment portfolio; and

(6) yield.

(e) The governing body of an investing entity shall review its investment policy and investment strategies not less than annually. The governing body shall adopt a written instrument by rule, order, ordinance, or resolution stating that it has reviewed the investment policy and investment strategies and that the written instrument so adopted shall record any changes made to either the investment policy or investment strategies.

(f) Each investing entity shall designate, by rule, order, ordinance, or resolution, as appropriate, one or more officers or employees of the state agency, local government, or investment pool as investment officer to be responsible for the investment of its funds consistent with the investment policy adopted by the entity. If the governing body of an investing entity has contracted with another investing entity to invest its funds, the investment officer of the other investing entity is considered to be the investment officer of the first investing entity for purposes of this chapter. Authority granted to a person to invest an entity's funds is effective until rescinded by the investing entity, until the expiration of the officer's term or the termination of the person's employment by the investing entity, or if an investment management firm, until the expiration of the contract with the investing entity. In the administration of the duties of an investment officer, the person designated as investment officer shall exercise the judgment and care, under prevailing circumstances, that a prudent person would exercise in the management of the person's own affairs, but the governing body of the investing entity retains ultimate responsibility as fiduciaries of the assets of the entity. Unless authorized by law, a person may not deposit, withdraw, transfer, or manage in any other manner the funds of the investing entity.

(g) Subsection (f) does not apply to a state agency, local government, or investment pool for which an officer of the entity is assigned by law the function of investing its funds.

Text of subsec. (h) as amended by Acts 1997, 75th Leg., ch. 685, Sec. 1

(h) An officer or employee of a commission created under Chapter 391, Local Government Code, is ineligible to be an investment officer for the commission under Subsection (f) if the officer or employee is an investment officer designated under Subsection (f) for another local government.

Text of subsec. (h) as amended by Acts 1997, 75th Leg., ch. 1421, Sec. 3

(h) An officer or employee of a commission created under Chapter 391, Local Government Code, is ineligible to be designated as an investment officer under Subsection (f) for any investing entity other than for that commission.

(i) An investment officer of an entity who has a personal business relationship with a business organization offering to engage in an investment transaction with the entity shall file a statement disclosing that personal business interest. An investment officer who is related within the second degree by affinity or consanguinity, as determined under Chapter 573, to an individual seeking to sell an investment to the investment officer's entity shall file a statement disclosing that relationship. A statement required under this subsection must be filed with the Texas Ethics Commission and the governing body of the entity. For purposes of this subsection, an investment officer has a personal business relationship with a business organization if:

(1) the investment officer owns 10 percent or more of the voting stock or shares of the business organization or owns $5,000 or more of the fair market value of the business organization;

(2) funds received by the investment officer from the business organization exceed 10 percent of the investment officer's gross income for the previous year; or

(3) the investment officer has acquired from the business organization during the previous year investments with a book value of $2,500 or more for the personal account of the investment officer.

(j) The governing body of an investing entity may specify in its investment policy that any investment authorized by this chapter is not suitable.

(k) A written copy of the investment policy shall be presented to any person offering to engage in an investment transaction with an investing entity or to an investment management firm under contract with an investing entity to invest or manage the entity's investment portfolio. For purposes of this subsection, a business organization includes investment pools and an investment management firm under contract with an investing entity to invest or manage the entity's investment portfolio. Nothing in this subsection relieves the investing entity of the responsibility for monitoring the investments made by the investing entity to determine that they are in compliance with the investment policy. The qualified representative of the business organization offering to engage in an investment transaction with an investing entity shall execute a written instrument in a form acceptable to the investing entity and the business organization substantially to the effect that the business organization has:

(1) received and reviewed the investment policy of the entity; and

(2) acknowledged that the business organization has implemented reasonable procedures and controls in an effort to preclude investment transactions conducted between the entity and the organization that are not authorized by the entity's investment policy, except to the extent that this authorization is dependent on an analysis of the makeup of the entity's entire portfolio or requires an interpretation of subjective investment standards.

(l) The investment officer of an entity may not acquire or otherwise obtain any authorized investment described in the investment policy of the investing entity from a person who has not delivered to the entity the instrument required by Subsection (k).

(m) An investing entity other than a state agency, in conjunction with its annual financial audit, shall perform a compliance audit of management controls on investments and adherence to the entity's established investment policies.

(n) Except as provided by Subsection (o), at least once every two years a state agency shall arrange for a compliance audit of management controls on investments and adherence to the agency's established investment policies. The compliance audit shall be performed by the agency's internal auditor or by a private auditor employed in the manner provided by Section 321.020. Not later than January 1 of each even-numbered year a state agency shall report the results of the most recent audit performed under this subsection to the state auditor. Subject to a risk assessment and to the legislative audit committee's approval of including a review by the state auditor in the audit plan under Section 321.013, the state auditor may review information provided under this section. If review by the state auditor is approved by the legislative audit committee, the state auditor may, based on its review, require a state agency to also report to the state auditor other information the state auditor determines necessary to assess compliance with laws and policies applicable to state agency investments. A report under this subsection shall be prepared in a manner the state auditor prescribes.

(o) The audit requirements of Subsection (n) do not apply to assets of a state agency that are invested by the comptroller under Section 404.024.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 685, Sec. 1, eff. Sept. 1, 1997; Acts 1997, 75th Leg., ch. 1421, Sec. 3, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 4, eff. Sept. 1, 1999; Acts 2003, 78th Leg., ch. 785, Sec. 41, eff. Sept. 1, 2003.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 1, eff. June 17, 2011.

Sec. 2256.006. STANDARD OF CARE. (a) Investments shall be made with judgment and care, under prevailing circumstances, that a person

of prudence, discretion, and intelligence would exercise in the management of the person's own affairs, not for speculation, but for investment, considering the probable safety of capital and the probable income to be derived. Investment of funds shall be governed by the following investment objectives, in order of priority:

(1) preservation and safety of principal;

(2) liquidity; and

(3) yield.

(b) In determining whether an investment officer has exercised prudence with respect to an investment decision, the determination shall be made taking into consideration:

(1) the investment of all funds, or funds under the entity's control, over which the officer had responsibility rather than a consideration as to the prudence of a single investment; and

(2) whether the investment decision was consistent with the written investment policy of the entity.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.007. INVESTMENT TRAINING; STATE AGENCY BOARD MEMBERS AND OFFICERS. (a) Each member of the governing board of a state agency and its investment officer shall attend at least one training session relating to the person's responsibilities under this chapter within six months after taking office or assuming duties.

(b) The Texas Higher Education Coordinating Board shall provide the training under this section.

(c) Training under this section must include education in investment controls, security risks, strategy risks, market risks, diversification of investment portfolio, and compliance with this chapter.

(d) An investment officer shall attend a training session not less than once each state fiscal biennium and may receive training from any independent source approved by the governing body of the state agency. The investment officer shall prepare a report on this subchapter and deliver the report to the governing body of the state agency not later than the 180th day after the last day of each regular session of the legislature.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 73, Sec. 1, eff. May 9, 1997; Acts 1997, 75th Leg., ch. 1421, Sec. 4, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 5, eff. Sept. 1, 1999.
Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 2, eff. June 17, 2011.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1238 and S.B. 1488, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.008. INVESTMENT TRAINING; LOCAL GOVERNMENTS.

Text of subsection as amended by Acts 2015, 84th Leg., R.S., Ch. 222 (H.B. 1148), Sec. 1

(a) Except as provided by Subsections (b) and (e), the treasurer, the chief financial officer if the treasurer is not the chief financial officer, and the investment officer of a local government shall:

(1) attend at least one training session from an independent source approved by the governing body of the local government or a designated investment committee advising the investment officer as provided for in the investment policy of the local government and containing at least 10 hours of instruction relating to the treasurer's or officer's responsibilities under this subchapter within 12 months after taking office or assuming duties; and

(2) except as provided by Subsections (b), (e), and (f), attend an investment training session not less than once in a two-year period that begins on the first day of that local government's fiscal year and consists of the two consecutive fiscal years after that date, and receive not less than 10 hours of instruction relating to investment responsibilities under this subchapter from an independent source approved by the governing body of the local government or a

designated investment committee advising the investment officer as provided for in the investment policy of the local government.

Text of subsection as amended by Acts 2015, 84th Leg., R.S., Ch. 1248 (H.B. 870), Sec. 1

(a) Except as provided by Subsections (a-1), (b), and (e), the treasurer, the chief financial officer if the treasurer is not the chief financial officer, and the investment officer of a local government shall:

(1) attend at least one training session from an independent source approved by the governing body of the local government or a designated investment committee advising the investment officer as provided for in the investment policy of the local government and containing at least 10 hours of instruction relating to the treasurer's or officer's responsibilities under this subchapter within 12 months after taking office or assuming duties; and

(2) attend an investment training session not less than once in a two-year period that begins on the first day of that local government's fiscal year and consists of the two consecutive fiscal years after that date, and receive not less than 10 hours of instruction relating to investment responsibilities under this subchapter from an independent source approved by the governing body of the local government or a designated investment committee advising the investment officer as provided for in the investment policy of the local government.

(a-1) In addition to the requirements of Subsection (a)(1), the treasurer, or the chief financial officer if the treasurer is not the chief financial officer, and the investment officer of a school district or a municipality shall attend an investment training session not less than once in a two-year period that begins on the first day of the school district's or municipality's fiscal year and consists of the two consecutive fiscal years after that date, and receive not less than eight hours of instruction relating to investment responsibilities under this subchapter from an independent source approved by the governing body of the school district or municipality, or by a

designated investment committee advising the investment officer as provided for in the investment policy of the school district or municipality.

(b) An investing entity created under authority of Section 52(b), Article III, or Section 59, Article XVI, Texas Constitution, that has contracted with an investment management firm under Section 2256.003(b) and has fewer than five full-time employees or an investing entity that has contracted with another investing entity to invest the entity's funds may satisfy the training requirement provided by Subsection (a)(2) by having an officer of the governing body attend four hours of appropriate instruction in a two-year period that begins on the first day of that local government's fiscal year and consists of the two consecutive fiscal years after that date. The treasurer or chief financial officer of an investing entity created under authority of Section 52(b), Article III, or Section 59, Article XVI, Texas Constitution, and that has fewer than five full-time employees is not required to attend training required by this section unless the person is also the investment officer of the entity.

(c) Training under this section must include education in investment controls, security risks, strategy risks, market risks, diversification of investment portfolio, and compliance with this chapter.

(d) Not later than December 31 each year, each individual, association, business, organization, governmental entity, or other person that provides training under this section shall report to the comptroller a list of the governmental entities for which the person provided required training under this section during that calendar year. An individual's reporting requirements under this subsection are satisfied by a report of the individual's employer or the sponsoring or organizing entity of a training program or seminar.

(e) This section does not apply to a district governed by Chapter 36 or 49, Water Code.

(f) Subsection (a)(2) does not apply to an officer of a municipality if the municipality:

(1) does not invest municipal funds; or

(2) only deposits municipal funds in:

(A) interest-bearing deposit accounts; or

(B) certificates of deposit as authorized by Section 2256.010.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 5, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 6, eff. Sept. 1, 1999; Acts 2001, 77th Leg., ch. 69, Sec. 4, eff. May 14, 2001.
Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 3, eff. June 17, 2011.

Acts 2015, 84th Leg., R.S., Ch. 222 (H.B. 1148), Sec. 1, eff. September 1, 2015.

Acts 2015, 84th Leg., R.S., Ch. 1248 (H.B. 870), Sec. 1, eff. September 1, 2015.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1003, H.B. 2647 and H.B. 2928, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.009. AUTHORIZED INVESTMENTS: OBLIGATIONS OF, OR GUARANTEED BY GOVERNMENTAL ENTITIES. (a) Except as provided by Subsection (b), the following are authorized investments under this subchapter:

(1) obligations, including letters of credit, of the United States or its agencies and instrumentalities;

(2) direct obligations of this state or its agencies and instrumentalities;

(3) collateralized mortgage obligations directly issued by a federal agency or instrumentality of the United States, the underlying security for which is guaranteed by an agency or instrumentality of the United States;

(4) other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of, this state or the United States or their respective agencies and instrumentalities, including obligations that are fully guaranteed or insured by the Federal Deposit Insurance

Corporation or by the explicit full faith and credit of the United States;

(5) obligations of states, agencies, counties, cities, and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent; and

(6) bonds issued, assumed, or guaranteed by the State of Israel.

(b) The following are not authorized investments under this section:

(1) obligations whose payment represents the coupon payments on the outstanding principal balance of the underlying mortgage-backed security collateral and pays no principal;

(2) obligations whose payment represents the principal stream of cash flow from the underlying mortgage-backed security collateral and bears no interest;

(3) collateralized mortgage obligations that have a stated final maturity date of greater than 10 years; and

(4) collateralized mortgage obligations the interest rate of which is determined by an index that adjusts opposite to the changes in a market index.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1999, 76th Leg., ch. 1454, Sec. 7, eff. Sept. 1, 1999; Acts 2001, 77th Leg., ch. 558, Sec. 1, eff. Sept. 1, 2001.
Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 4, eff. June 17, 2011.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 2928, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.010. AUTHORIZED INVESTMENTS: CERTIFICATES OF DEPOSIT AND SHARE CERTIFICATES. (a) A certificate of deposit or share certificate is an authorized investment under this subchapter if the

certificate is issued by a depository institution that has its main office or a branch office in this state and is:

(1) guaranteed or insured by the Federal Deposit Insurance Corporation or its successor or the National Credit Union Share Insurance Fund or its successor;

(2) secured by obligations that are described by Section 2256.009(a), including mortgage backed securities directly issued by a federal agency or instrumentality that have a market value of not less than the principal amount of the certificates, but excluding those mortgage backed securities of the nature described by Section 2256.009(b); or

(3) secured in any other manner and amount provided by law for deposits of the investing entity.

(b) In addition to the authority to invest funds in certificates of deposit under Subsection (a), an investment in certificates of deposit made in accordance with the following conditions is an authorized investment under this subchapter:

(1) the funds are invested by an investing entity through:

(A) a broker that has its main office or a branch office in this state and is selected from a list adopted by the investing entity as required by Section 2256.025; or

(B) a depository institution that has its main office or a branch office in this state and that is selected by the investing entity;

(2) the broker or the depository institution selected by the investing entity under Subdivision (1) arranges for the deposit of the funds in certificates of deposit in one or more federally insured depository institutions, wherever located, for the account of the investing entity;

(3) the full amount of the principal and accrued interest of each of the certificates of deposit is insured by the United States or an instrumentality of the United States; and

(4) the investing entity appoints the depository institution selected by the investing entity under Subdivision (1), an entity described by Section 2257.041(d), or a clearing broker-dealer registered with the Securities and Exchange Commission and operating pursuant to Securities and Exchange Commission Rule 15c3-3 (17 C.F.R.

Section 240.15c3-3) as custodian for the investing entity with respect to the certificates of deposit issued for the account of the investing entity.

Amended by Acts 1995, 74th Leg., ch. 32, Sec. 1, eff. April 28, 1995; Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 6, eff. Sept. 1, 1997.
Amended by:

Acts 2005, 79th Leg., Ch. 128 (H.B. 256), Sec. 1, eff. September 1, 2005.

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 5, eff. June 17, 2011.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1003, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.011. AUTHORIZED INVESTMENTS: REPURCHASE AGREEMENTS. (a) A fully collateralized repurchase agreement is an authorized investment under this subchapter if the repurchase agreement:

(1) has a defined termination date;

(2) is secured by a combination of cash and obligations described by Section 2256.009(a)(1); and

(3) requires the securities being purchased by the entity or cash held by the entity to be pledged to the entity, held in the entity's name, and deposited at the time the investment is made with the entity or with a third party selected and approved by the entity; and

(4) is placed through a primary government securities dealer, as defined by the Federal Reserve, or a financial institution doing business in this state.

(b) In this section, "repurchase agreement" means a simultaneous agreement to buy, hold for a specified time, and sell back at a future date obligations described by Section 2256.009(a)(1), at a market value at the time the funds are disbursed of not less than the principal amount of the funds disbursed. The term includes a direct security repurchase agreement and a reverse security repurchase agreement.

(c) Notwithstanding any other law, the term of any reverse security repurchase agreement may not exceed 90 days after the date the reverse security repurchase agreement is delivered.

(d) Money received by an entity under the terms of a reverse security repurchase agreement shall be used to acquire additional authorized investments, but the term of the authorized investments acquired must mature not later than the expiration date stated in the reverse security repurchase agreement.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.
Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 6, eff. June 17, 2011.

Sec. 2256.0115. AUTHORIZED INVESTMENTS: SECURITIES LENDING PROGRAM. (a) A securities lending program is an authorized investment under this subchapter if it meets the conditions provided by this section.

(b) To qualify as an authorized investment under this subchapter:

(1) the value of securities loaned under the program must be not less than 100 percent collateralized, including accrued income;

(2) a loan made under the program must allow for termination at any time;

(3) a loan made under the program must be secured by:

(A) pledged securities described by Section 2256.009;

(B) pledged irrevocable letters of credit issued by a bank that is:

(i) organized and existing under the laws of the United States or any other state; and

(ii) continuously rated by at least one nationally recognized investment rating firm at not less than A or its equivalent; or

(C) cash invested in accordance with Section:

(i) 2256.009;

(ii) 2256.013;

(iii) 2256.014; or

(iv) 2256.016;

(4) the terms of a loan made under the program must require that the securities being held as collateral be:

(A) pledged to the investing entity;

(B) held in the investing entity's name; and

(C) deposited at the time the investment is made with the entity or with a third party selected by or approved by the investing entity;

(5) a loan made under the program must be placed through:

(A) a primary government securities dealer, as defined by 5 C.F.R. Section 6801.102(f), as that regulation existed on September 1, 2003; or

(B) a financial institution doing business in this state; and

(6) an agreement to lend securities that is executed under this section must have a term of one year or less.

Added by Acts 2003, 78th Leg., ch. 1227, Sec. 1, eff. Sept. 1, 2003.

Sec. 2256.012. AUTHORIZED INVESTMENTS: BANKER'S ACCEPTANCES. A bankers' acceptance is an authorized investment under this subchapter if the bankers' acceptance:

(1) has a stated maturity of 270 days or fewer from the date of its issuance;

(2) will be, in accordance with its terms, liquidated in full at maturity;

(3) is eligible for collateral for borrowing from a Federal Reserve Bank; and

(4) is accepted by a bank organized and existing under the laws of the United States or any state, if the short-term obligations of the bank, or of a bank holding company of which the bank is the largest subsidiary, are rated not less than A-1 or P-1 or an equivalent rating by at least one nationally recognized credit rating agency.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.013. AUTHORIZED INVESTMENTS: COMMERCIAL PAPER. Commercial paper is an authorized investment under this subchapter if the commercial paper:

(1) has a stated maturity of 270 days or fewer from the date of its issuance; and

(2) is rated not less than A-1 or P-1 or an equivalent rating by at least:

(A) two nationally recognized credit rating agencies; or

(B) one nationally recognized credit rating agency and is fully secured by an irrevocable letter of credit issued by a bank organized and existing under the laws of the United States or any state.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1003, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.014. AUTHORIZED INVESTMENTS: MUTUAL FUNDS. (a) A no-load money market mutual fund is an authorized investment under this subchapter if the mutual fund:

(1) is registered with and regulated by the Securities and Exchange Commission;

(2) provides the investing entity with a prospectus and other information required by the Securities Exchange Act of 1934 (15 U.S.C. Section 78a et seq.) or the Investment Company Act of 1940 (15 U.S.C. Section 80a-1 et seq.);

(3) has a dollar-weighted average stated maturity of 90 days or fewer; and

(4) includes in its investment objectives the maintenance of a stable net asset value of $1 for each share.

(b) In addition to a no-load money market mutual fund permitted as an authorized investment in Subsection (a), a no-load mutual fund is an authorized investment under this subchapter if the mutual fund:

(1) is registered with the Securities and Exchange Commission;

(2) has an average weighted maturity of less than two years;

(3) is invested exclusively in obligations approved by this subchapter;

(4) is continuously rated as to investment quality by at least one nationally recognized investment rating firm of not less than AAA or its equivalent; and

(5) conforms to the requirements set forth in Sections 2256.016(b) and (c) relating to the eligibility of investment pools to receive and invest funds of investing entities.

(c) An entity is not authorized by this section to:

(1) invest in the aggregate more than 15 percent of its monthly average fund balance, excluding bond proceeds and reserves and other funds held for debt service, in mutual funds described in Subsection (b);

(2) invest any portion of bond proceeds, reserves and funds held for debt service, in mutual funds described in Subsection (b); or

(3) invest its funds or funds under its control, including bond proceeds and reserves and other funds held for debt service, in any one mutual fund described in Subsection (a) or (b) in an amount that exceeds 10 percent of the total assets of the mutual fund.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 7, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 8, eff. Sept. 1, 1999.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1003, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.015. AUTHORIZED INVESTMENTS: GUARANTEED INVESTMENT CONTRACTS. (a) A guaranteed investment contract is an authorized investment for bond proceeds under this subchapter if the guaranteed investment contract:

(1) has a defined termination date;

(2) is secured by obligations described by Section 2256.009(a)(1), excluding those obligations described by Section 2256.009(b), in an amount at least equal to the amount of bond proceeds invested under the contract; and

(3) is pledged to the entity and deposited with the entity or with a third party selected and approved by the entity.

(b) Bond proceeds, other than bond proceeds representing reserves and funds maintained for debt service purposes, may not be invested under this subchapter in a guaranteed investment contract with a term of longer than five years from the date of issuance of the bonds.

(c) To be eligible as an authorized investment:

(1) the governing body of the entity must specifically authorize guaranteed investment contracts as an eligible investment in the order, ordinance, or resolution authorizing the issuance of bonds;

(2) the entity must receive bids from at least three separate providers with no material financial interest in the bonds from which proceeds were received;

(3) the entity must purchase the highest yielding guaranteed investment contract for which a qualifying bid is received;

(4) the price of the guaranteed investment contract must take into account the reasonably expected drawdown schedule for the bond proceeds to be invested; and

(5) the provider must certify the administrative costs reasonably expected to be paid to third parties in connection with the guaranteed investment contract.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 8, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 9, 10, eff. Sept. 1, 1999.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see H.B. 1003, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.016. AUTHORIZED INVESTMENTS: INVESTMENT POOLS. (a) An entity may invest its funds and funds under its control through an

eligible investment pool if the governing body of the entity by rule, order, ordinance, or resolution, as appropriate, authorizes investment in the particular pool. An investment pool shall invest the funds it receives from entities in authorized investments permitted by this subchapter. An investment pool may invest its funds in money market mutual funds to the extent permitted by and consistent with this subchapter and the investment policies and objectives adopted by the investment pool.

(b) To be eligible to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must furnish to the investment officer or other authorized representative of the entity an offering circular or other similar disclosure instrument that contains, at a minimum, the following information:

(1) the types of investments in which money is allowed to be invested;

(2) the maximum average dollar-weighted maturity allowed, based on the stated maturity date, of the pool;

(3) the maximum stated maturity date any investment security within the portfolio has;

(4) the objectives of the pool;

(5) the size of the pool;

(6) the names of the members of the advisory board of the pool and the dates their terms expire;

(7) the custodian bank that will safekeep the pool's assets;

(8) whether the intent of the pool is to maintain a net asset value of one dollar and the risk of market price fluctuation;

(9) whether the only source of payment is the assets of the pool at market value or whether there is a secondary source of payment, such as insurance or guarantees, and a description of the secondary source of payment;

(10) the name and address of the independent auditor of the pool;

(11) the requirements to be satisfied for an entity to deposit funds in and withdraw funds from the pool and any deadlines or other operating policies required for the entity to invest funds in and withdraw funds from the pool; and

(12) the performance history of the pool, including yield, average dollar-weighted maturities, and expense ratios.

(c) To maintain eligibility to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must furnish to the investment officer or other authorized representative of the entity:

(1) investment transaction confirmations; and

(2) a monthly report that contains, at a minimum, the following information:

(A) the types and percentage breakdown of securities in which the pool is invested;

(B) the current average dollar-weighted maturity, based on the stated maturity date, of the pool;

(C) the current percentage of the pool's portfolio in investments that have stated maturities of more than one year;

(D) the book value versus the market value of the pool's portfolio, using amortized cost valuation;

(E) the size of the pool;

(F) the number of participants in the pool;

(G) the custodian bank that is safekeeping the assets of the pool;

(H) a listing of daily transaction activity of the entity participating in the pool;

(I) the yield and expense ratio of the pool, including a statement regarding how yield is calculated;

(J) the portfolio managers of the pool; and

(K) any changes or addenda to the offering circular.

(d) An entity by contract may delegate to an investment pool the authority to hold legal title as custodian of investments purchased with its local funds.

(e) In this section, "yield" shall be calculated in accordance with regulations governing the registration of open-end management investment companies under the Investment Company Act of 1940, as promulgated from time to time by the federal Securities and Exchange Commission.

(f) To be eligible to receive funds from and invest funds on behalf of an entity under this chapter, a public funds investment pool

created to function as a money market mutual fund must mark its portfolio to market daily, and, to the extent reasonably possible, stabilize at a $1 net asset value. If the ratio of the market value of the portfolio divided by the book value of the portfolio is less than 0.995 or greater than 1.005, portfolio holdings shall be sold as necessary to maintain the ratio between 0.995 and 1.005. In addition to the requirements of its investment policy and any other forms of reporting, a public funds investment pool created to function as a money market mutual fund shall report yield to its investors in accordance with regulations of the federal Securities and Exchange Commission applicable to reporting by money market funds.

(g) To be eligible to receive funds from and invest funds on behalf of an entity under this chapter, a public funds investment pool must have an advisory board composed:

(1) equally of participants in the pool and other persons who do not have a business relationship with the pool and are qualified to advise the pool, for a public funds investment pool created under Chapter 791 and managed by a state agency; or

(2) of participants in the pool and other persons who do not have a business relationship with the pool and are qualified to advise the pool, for other investment pools.

(h) To maintain eligibility to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must be continuously rated no lower than AAA or AAA-m or at an equivalent rating by at least one nationally recognized rating service.

(i) If the investment pool operates an Internet website, the information in a disclosure instrument or report described in Subsections (b), (c)(2), and (f) must be posted on the website.

(j) To maintain eligibility to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must make available to the entity an annual audited financial statement of the investment pool in which the entity has funds invested.

(k) If an investment pool offers fee breakpoints based on fund balances invested, the investment pool in advertising investment rates must include either all levels of return based on the breakpoints provided or state the lowest possible level of return based on the smallest level of funds invested.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 9, eff. Sept. 1, 1997.
Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 7, eff. June 17, 2011.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see S.B. 253, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.017. EXISTING INVESTMENTS. An entity is not required to liquidate investments that were authorized investments at the time of purchase.

Added by Acts 1995, 74th Leg., ch. 76, Sec. 5.46(a), eff. Sept. 1, 1995; Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 1997, 75th Leg., ch. 1421, Sec. 10, eff. Sept. 1, 1997.

Sec. 2256.019. RATING OF CERTAIN INVESTMENT POOLS. A public funds investment pool must be continuously rated no lower than AAA or AAA-m or at an equivalent rating by at least one nationally recognized rating service.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 1997, 75th Leg., ch. 1421, Sec. 11, eff. Sept. 1, 1997.
Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 8, eff. June 17, 2011.

Sec. 2256.020. AUTHORIZED INVESTMENTS: INSTITUTIONS OF HIGHER EDUCATION. In addition to the authorized investments permitted by this subchapter, an institution of higher education may purchase, sell, and invest its funds and funds under its control in the following:

(1) cash management and fixed income funds sponsored by organizations exempt from federal income taxation under Section 501(f), Internal Revenue Code of 1986 (26 U.S.C. Section 501(f));

(2) negotiable certificates of deposit issued by a bank that has a certificate of deposit rating of at least 1 or the equivalent by a nationally recognized credit rating agency or that is associated with a holding company having a commercial paper rating of at least A-1, P-1, or the equivalent by a nationally recognized credit rating agency; and

(3) corporate bonds, debentures, or similar debt obligations rated by a nationally recognized investment rating firm in one of the two highest long-term rating categories, without regard to gradations within those categories.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.0201. AUTHORIZED INVESTMENTS; MUNICIPAL UTILITY. (a) A municipality that owns a municipal electric utility that is engaged in the distribution and sale of electric energy or natural gas to the public may enter into a hedging contract and related security and insurance agreements in relation to fuel oil, natural gas, coal, nuclear fuel, and electric energy to protect against loss due to price fluctuations. A hedging transaction must comply with the regulations of the Commodity Futures Trading Commission and the Securities and Exchange Commission. If there is a conflict between the municipal charter of the municipality and this chapter, this chapter prevails.

(b) A payment by a municipally owned electric or gas utility under a hedging contract or related agreement in relation to fuel supplies or fuel reserves is a fuel expense, and the utility may credit any amounts it receives under the contract or agreement against fuel expenses.

(c) The governing body of a municipally owned electric or gas utility or the body vested with power to manage and operate the municipally owned electric or gas utility may set policy regarding hedging transactions.

(d) In this section, "hedging" means the buying and selling of fuel oil, natural gas, coal, nuclear fuel, and electric energy futures or options or similar contracts on those commodities and related transportation costs as a protection against loss due to price fluctuation.

Added by Acts 1999, 76th Leg., ch. 405, Sec. 48, eff. Sept. 1, 1999. Amended by:

Acts 2007, 80th Leg., R.S., Ch. 7 (S.B. 495), Sec. 1, eff. April 13, 2007.

Sec. 2256.0202. AUTHORIZED INVESTMENTS: MUNICIPAL FUNDS FROM MANAGEMENT AND DEVELOPMENT OF MINERAL RIGHTS. (a) In addition to other investments authorized under this subchapter, a municipality may invest funds received by the municipality from a lease or contract for the management and development of land owned by the municipality and leased for oil, gas, or other mineral development in any investment authorized to be made by a trustee under Subtitle B, Title 9, Property Code (Texas Trust Code).

(b) Funds invested by a municipality under this section shall be segregated and accounted for separately from other funds of the municipality.

Added by Acts 2009, 81st Leg., R.S., Ch. 1371 (S.B. 894), Sec. 1, eff. September 1, 2009.

Sec. 2256.0203. AUTHORIZED INVESTMENTS: PORTS AND NAVIGATION DISTRICTS. (a) In this section, "district" means a navigation district organized under Section 52, Article III, or Section 59, Article XVI, Texas Constitution.

(b) In addition to the authorized investments permitted by this subchapter, a port or district may purchase, sell, and invest its funds and funds under its control in negotiable certificates of deposit issued by a bank that has a certificate of deposit rating of at least 1 or the equivalent by a nationally recognized credit rating agency or that is associated with a holding company having a commercial paper rating of at least A-1, P-1, or the equivalent by a nationally recognized credit rating agency.

Added by Acts 2011, 82nd Leg., R.S., Ch. 804 (H.B. 2346), Sec. 1, eff. September 1, 2011.

Sec. 2256.0204. AUTHORIZED INVESTMENTS: INDEPENDENT SCHOOL DISTRICTS. (a) In this section, "corporate bond" means a senior secured debt obligation issued by a domestic business entity and rated not lower than "AA-" or the equivalent by a nationally recognized investment rating firm. The term does not include a debt obligation that:

(1) on conversion, would result in the holder becoming a stockholder or shareholder in the entity, or any affiliate or subsidiary of the entity, that issued the debt obligation; or

(2) is an unsecured debt obligation.

(b) This section applies only to an independent school district that qualifies as an issuer as defined by Section 1371.001.

(c) In addition to authorized investments permitted by this subchapter, an independent school district subject to this section may purchase, sell, and invest its funds and funds under its control in corporate bonds that, at the time of purchase, are rated by a nationally recognized investment rating firm "AA-" or the equivalent and have a stated final maturity that is not later than the third anniversary of the date the corporate bonds were purchased.

(d) An independent school district subject to this section is not authorized by this section to:

(1) invest in the aggregate more than 15 percent of its monthly average fund balance, excluding bond proceeds, reserves, and other funds held for the payment of debt service, in corporate bonds; or

(2) invest more than 25 percent of the funds invested in corporate bonds in any one domestic business entity, including subsidiaries and affiliates of the entity.

(e) An independent school district subject to this section may purchase, sell, and invest its funds and funds under its control in corporate bonds if the governing body of the district:

(1) amends its investment policy to authorize corporate bonds as an eligible investment;

(2) adopts procedures to provide for:

(A) monitoring rating changes in corporate bonds acquired with public funds; and

(B) liquidating the investment in corporate bonds; and

(3) identifies the funds eligible to be invested in corporate bonds.

(f) The investment officer of an independent school district, acting on behalf of the district, shall sell corporate bonds in which the district has invested its funds not later than the seventh day after the date a nationally recognized investment rating firm:

(1) issues a release that places the corporate bonds or the domestic business entity that issued the corporate bonds on negative credit watch or the equivalent, if the corporate bonds are rated "AA-" or the equivalent at the time the release is issued; or

(2) changes the rating on the corporate bonds to a rating lower than "AA-" or the equivalent.

(g) Corporate bonds are not an eligible investment for a public funds investment pool.

Added by Acts 2011, 82nd Leg., R.S., Ch. 1347 (S.B. 1543), Sec. 1, eff. June 17, 2011.

Sec. 2256.0205. AUTHORIZED INVESTMENTS; DECOMMISSIONING TRUST. (a) In this section:

(1) "Decommissioning trust" means a trust created to provide the Nuclear Regulatory Commission assurance that funds will be available for decommissioning purposes as required under 10 C.F.R. Part 50 or other similar regulation.

(2) "Funds" includes any money held in a decommissioning trust regardless of whether the money is considered to be public funds under this subchapter.

(b) In addition to other investments authorized under this subchapter, a municipality that owns a municipal electric utility that is engaged in the distribution and sale of electric energy or natural gas to the public may invest funds held in a decommissioning trust in any investment authorized by Subtitle B, Title 9, Property Code.

Added by Acts 2005, 79th Leg., Ch. 121 (S.B. 1464), Sec. 1, eff. September 1, 2005.

Sec. 2256.021. EFFECT OF LOSS OF REQUIRED RATING. An investment that requires a minimum rating under this subchapter does not qualify as an authorized investment during the period the investment does not have the minimum rating. An entity shall take all prudent measures that are consistent with its investment policy to liquidate an investment that does not have the minimum rating.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.022. EXPANSION OF INVESTMENT AUTHORITY. Expansion of investment authority granted by this chapter shall require a risk assessment by the state auditor or performed at the direction of the state auditor, subject to the legislative audit committee's approval of including the review in the audit plan under Section 321.013.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 2003, 78th Leg., ch. 785, Sec. 42, eff. Sept. 1, 2003.

Sec. 2256.023. INTERNAL MANAGEMENT REPORTS. (a) Not less than quarterly, the investment officer shall prepare and submit to the governing body of the entity a written report of investment transactions for all funds covered by this chapter for the preceding reporting period.

(b) The report must:

(1) describe in detail the investment position of the entity on the date of the report;

(2) be prepared jointly by all investment officers of the entity;

(3) be signed by each investment officer of the entity;

(4) contain a summary statement of each pooled fund group that states the:

(A) beginning market value for the reporting period;

(B) ending market value for the period; and

(C) fully accrued interest for the reporting period;

(5) state the book value and market value of each separately invested asset at the end of the reporting period by the type of asset and fund type invested;

(6) state the maturity date of each separately invested asset that has a maturity date;

(7) state the account or fund or pooled group fund in the state agency or local government for which each individual investment was acquired; and

(8) state the compliance of the investment portfolio of the state agency or local government as it relates to:

(A) the investment strategy expressed in the agency's or local government's investment policy; and

(B) relevant provisions of this chapter.

(c) The report shall be presented not less than quarterly to the governing body and the chief executive officer of the entity within a reasonable time after the end of the period.

(d) If an entity invests in other than money market mutual funds, investment pools or accounts offered by its depository bank in the form of certificates of deposit, or money market accounts or similar accounts, the reports prepared by the investment officers under this section shall be formally reviewed at least annually by an independent auditor, and the result of the review shall be reported to the governing body by that auditor.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 1997, 75th Leg., ch. 1421, Sec. 12, eff. Sept. 1, 1997. Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004 (H.B. 2226), Sec. 9, eff. June 17, 2011.

This section was amended by the 85th Legislature. Pending publication of the current statutes, see S.B. 253, 85th Legislature, Regular Session, for amendments affecting this section.

Sec. 2256.024. SUBCHAPTER CUMULATIVE. (a) The authority granted by this subchapter is in addition to that granted by other law. Except as provided by Subsection (b), this subchapter does not:

(1) prohibit an investment specifically authorized by other law; or

(2) authorize an investment specifically prohibited by other law.

(b) Except with respect to those investing entities described in Subsection (c), a security described in Section 2256.009(b) is not an authorized investment for a state agency, a local government, or another investing entity, notwithstanding any other provision of this chapter or other law to the contrary.

(c) Mortgage pass-through certificates and individual mortgage loans that may constitute an investment described in Section 2256.009(b) are authorized investments with respect to the housing bond programs operated by:

(1) the Texas Department of Housing and Community Affairs or a nonprofit corporation created to act on its behalf;

(2) an entity created under Chapter 392, Local Government Code; or

(3) an entity created under Chapter 394, Local Government Code.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.025. SELECTION OF AUTHORIZED BROKERS. The governing body of an entity subject to this subchapter or the designated investment committee of the entity shall, at least annually, review, revise, and adopt a list of qualified brokers that are authorized to engage in investment transactions with the entity.

Added by Acts 1997, 75th Leg., ch. 1421, Sec. 13, eff. Sept. 1, 1997.

Sec. 2256.026. STATUTORY COMPLIANCE. All investments made by entities must comply with this subchapter and all federal, state, and local statutes, rules, or regulations.

Added by Acts 1997, 75th Leg., ch. 1421, Sec. 13, eff. Sept. 1, 1997.

SUBCHAPTER B. MISCELLANEOUS PROVISIONS

Sec. 2256.051. ELECTRONIC FUNDS TRANSFER. Any local government may use electronic means to transfer or invest all funds collected or controlled by the local government.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.052. PRIVATE AUDITOR. Notwithstanding any other law, a state agency shall employ a private auditor if authorized by the legislative audit committee either on the committee's initiative or on request of the governing body of the agency.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.053. PAYMENT FOR SECURITIES PURCHASED BY STATE. The comptroller or the disbursing officer of an agency that has the power to invest assets directly may pay for authorized securities purchased from or through a member in good standing of the National Association of Securities Dealers or from or through a national or state bank on receiving an invoice from the seller of the securities showing that the securities have been purchased by the board or agency and that the amount to be paid for the securities is just, due, and unpaid. A purchase of securities may not be made at a price that exceeds the existing market value of the securities.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1423, Sec. 8.67, eff. Sept. 1, 1997.

Sec. 2256.054. DELIVERY OF SECURITIES PURCHASED BY STATE. A security purchased under this chapter may be delivered to the comptroller, a bank, or the board or agency investing its funds. The delivery shall be made under normal and recognized practices in the securities and banking industries, including the book entry procedure of the Federal Reserve Bank.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1423, Sec. 8.68, eff. Sept. 1, 1997.

Sec. 2256.055. DEPOSIT OF SECURITIES PURCHASED BY STATE. At the direction of the comptroller or the agency, a security purchased under this chapter may be deposited in trust with a bank or federal reserve bank or branch designated by the comptroller, whether in or outside the state. The deposit shall be held in the entity's name as evidenced by a trust receipt of the bank with which the securities are deposited.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1423, Sec. 8.69, eff. Sept. 1, 1997.

APPENDIX B

COUNCIL RESOLUTION

September ~~28~~13, ~~2016~~2017

WHEREAS, in 1987 the City Council adopted the City's Investment Policy which was in compliance with the federal and state law and the City Charter; and

WHEREAS, in 1995 and 1997 through ~~2015~~ 2016, the City Council amended the City's Investment Policy to incorporate amendments to the Public Funds Investment Act, improve management of the City's investments and reflect organizational changes; and

WHEREAS, the Public Funds Investment Act requires that the investment shall be made in accordance with written policies approved, at least annually, by the governing body; and

WHEREAS, investment policies must address safety of principal, liquidity, yield, diversification and maturity, with primary emphasis on safety of principal. **Now, Therefore,**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the attached City of Dallas Investment Policy and investment strategies have ~~has~~ been reviewed by the City Council and shall be adopted as the guiding policy in the ongoing management of the specified funds in accordance with ~~federal~~Federal and ~~state~~State law and the City Charter.

Section 2. That this resolution shall be take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas and it is accordingly so resolved.

CITY OF DALLAS

INVESTMENT POLICY

As adopted by City Council
September 13, 2017

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Appendices

A. Government Code – Chapter 2256 “Public Funds Investment Act”
B. Council Resolution

1.0 Policy

It is the policy of the City of Dallas to invest public funds in a manner which will provide security and optimize interest earnings to the maximum extent possible while meeting the daily cash flow demands of the City and conforming to all federal, state and local statutes, rules and regulations governing the investment of public funds. This Policy sets forth the investment program of the City of Dallas and the guidelines to be followed in achieving its objectives.

Not less than annually, City Council shall adopt a written instrument by resolution stating that it has reviewed the Investment Policy and investment strategies and that the written instrument so adopted shall record any changes made to the Investment Policy or investment strategies.

This Policy is intended to satisfy the requirements of the Public Funds Investment Act, Chapter 2256, Texas Government Code (the "PFIA" or the "Act") that an investing entity such as the City of Dallas adopt and review an investment policy governing the investment by the investing entity of its funds and funds under its control.

2.0 Scope

This Policy governs the investment of all funds of the City except those that are identified in Section 2.2 below. With respect to the funds of non-profit corporations that are established by City resolution and act on behalf of the City in accordance with State law, this Policy shall prevail in the absence of a specific investment policy adopted by the non-profit corporation. In addition to this Policy, the investment of bond proceeds and other bond funds (including debt service and reserve funds) of the City or of a non-profit corporation established by City resolution and acting on behalf of the City in accordance with State law shall be governed and controlled by their governing ordinance, resolution or trust indenture, including the authorization of eligible investments, and by the provisions of the Internal Revenue Code of 1986, as amended (the "Internal Revenue Code"), including all regulations and rulings promulgated thereunder applicable to the issuance of tax-exempt obligations.

2.1 All funds are managed as a pooled fund group, referenced in this Policy as the City's investment pool, with the exception of the following, which are managed as separately invested assets:

- 2.1.1 Bond Funds - funds established with the proceeds from specific bond issues when it is determined that segregating these funds from the City's investment pool will result in maximum interest earnings retention under the provisions of the Internal Revenue Code.
- 2.1.2 Bond Reserve Funds - funds set at prescribed levels by certain bond ordinances to pay principal and/or interest if required to prevent default.
- 2.1.3 Endowment Funds - funds given to the City with the instructions that the principal is to remain intact, unless otherwise agreed to, and the income generated by the investments will be used for specified purposes.
- 2.1.4 Commercial Paper Funds - unexpended proceeds from the issuance of commercial paper notes.

2.2 Funds not governed by this Policy include:

- 2.2.1 Employees' Retirement Fund
- 2.2.2 Dallas Police and Fire Pension System
- 2.2.3 Deferred Compensation Funds
- 2.2.4 Private Donations – investments donated to the City are excluded from this Policy if separately managed under terms of use specified by the donor.

3.0 Objective

Investment of the funds covered by this Policy shall be governed by the following investment objectives, in order of priority:

3.1 **Safety**: Safety of principal is the primary objective of the Investment Policy. Investment of the City's funds shall be undertaken in a manner that seeks to ensure the preservation of capital for the overall portfolio. The objective will be to mitigate credit risk and interest rate risk.

The City will mitigate credit risk, which is the risk of loss due to the failure of the issuer or backer, by:

- Limiting investments to the types listed in Section 8.0 ("Authorized and Suitable Investments") of this Policy
- Qualifying the broker/dealers and financial institutions with which the City may engage in an investment transaction in accordance with Section 9.0 ("Authorized Broker/Dealers and Financial Institutions)
- Diversifying the investment portfolio so that the impact of potential losses from any one type of investment or from any one individual issuer will be minimized (see Section 13.0 "Diversification and Maximum Maturities").

The City will minimize interest rate risk, which is the risk that the market value of securities in the portfolio will fall due to changes in market interest rates, by:

- Structuring the investment portfolio so that securities mature to meet cash requirements for ongoing operations, thereby avoiding the need to sell securities prior to maturity
- Investing operating funds primarily in shorter-term securities, money market mutual funds, or similar local government investment pools and limiting the weighted average maturity of the portfolio in accordance with this Policy (see Section 17.0 "Investment Strategies").

3.2 **Liquidity**: The City's investment portfolio will remain sufficiently liquid to enable the City to meet all operating requirements that might be reasonably anticipated. This is accomplished by structuring the portfolio so that investments mature concurrent with cash needs to meet anticipated demands. A portion of the portfolio will be placed in money market mutual funds or local government investment pools offering same-day liquidity to meet unanticipated demands.

3.3 **Yield**: The City's investment portfolio shall be designed with the objective of attaining a market rate of return, throughout budgetary and economic cycles, commensurate with the City's investment risk constraints and the cash flow characteristics of the portfolio.

4.0 Delegation of Authority

The Chief Financial Officer, under the direction and authority of the City Manager, shall direct the cash management program of the City as defined in Section 2-134, "Duties of the Chief Financial Officer", Chapter 2 "Administration" of the Dallas City Code, as amended. City Council shall designate the Chief Financial Officer, City Controller, and the Assistant Director/Treasury Manager as Investment Officers responsible for the investment of its funds, under the direction and authority of the City Manager.

The City's Investment Officers shall establish written procedures for the operation of the investment program consistent with this Investment Policy. Such procedures shall include explicit delegation of authority to persons responsible for investment transactions. No person may engage in an investment transaction except as provided under the terms of this Policy and the written procedures. Authority granted to a person to invest the City's funds is effective until rescinded or until termination of the person's employment by the City. The Investment Officers shall be responsible for all transactions undertaken and shall establish a system of controls, to be reviewed by the City Auditor, to regulate the activities of subordinate officials. In order to assure quality and capability of investment management, the Investment Officers shall possess sufficient working knowledge of economics and securities markets, as well as the supervisory experience and judgment necessary to carry out the responsibilities outlined in this Policy.

5.0 Prudence

Investments shall be made with judgment and care - under circumstances then prevailing - which persons of prudence, discretion and intelligence exercise in the management of their own affairs, not for speculation, but for investment, considering the probable safety of their capital as well as the probable income to be derived.

5.1 The standard of prudence to be used by investment officials shall be the "prudent person" standard and shall be applied in the context of managing an overall portfolio. Investment Officers acting in accordance with written procedures and the Investment Policy and exercising due diligence shall be relieved of personal responsibility for an individual security's credit risk or market price changes, provided deviations from expectations are reported in a timely fashion and appropriate action is taken to control adverse developments.

5.2 In determining whether an investment official has exercised prudence with respect to an investment decision, the determination shall be made taking into consideration the investment of all funds over which the official had responsibility rather than consideration as to the prudence of a single investment and, whether the investment decision was consistent with the City's Investment Policy and written investment procedures.

6.0 Ethics and Conflicts of Interest

Investment Officers who have a personal business relationship with a business organization offering to engage in an investment transaction with the City shall refrain from activities that could conflict with proper execution of the investment program, or which could impair their ability to make impartial investment decisions.

6.1 Investment Officers shall sign annual statements agreeing to abide by this section of the Investment Policy and affirming no known conflicts of interest.

6.2 Investment Officers must file a disclosure statement with the Texas Ethics Commission and City Council if:

a) the Investment Officer has a personal business relationship with a business organization offering to engage in an investment transaction with the City; or
b) the Investment Officer is related within the second degree by affinity or consanguinity, as determined under Chapter 573 of the Texas Government Code, to an individual seeking to transact investment business with the City.

6.3 An Investment Officer has a personal business relationship with a business organization if:

a) the Investment Officer owns 10 percent or more of the voting stock or shares of the business organization or owns $5,000 or more of the fair market value of the business organization;
b) funds received by the Investment Officer from the business organization exceed 10 percent of his/her gross income for the previous year; or
c) the Investment Officer has acquired from the business organization during the previous year investments with a book value of $2,500 or more for his/her personal account.

7.0 Training

The Investment Officers and the persons authorized to execute investment transactions shall attend at least one 10 hour investment training session within 12 months after taking office or assuming duties and receive not less than 8 hours of instruction relating to investment responsibilities during a two-year period that begins on the first day of the City's fiscal year following the initial 10 hours of instruction and consists of the two consecutive fiscal years after that date. Training must be received from an independent source approved by the City's Investment Committee and must include education in investment controls, security risks, strategy risks, market risks, diversification of investment portfolio and compliance with the Act.

8.0 Authorized and Suitable Investments

City funds governed by this Policy may be invested in the instruments described below, all of which are authorized by Chapter 2256 of the Government Code (Public Funds Investment Act).

8.1 Direct obligations of the United States, its agencies or instrumentalities, and other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of the United States or its respective agencies and instrumentalities, including obligations that are fully guaranteed or insured by the Federal Deposit Insurance Corporation or by the explicit full faith and credit of the United States.

The City will restrict investments in eligible securities described in this section to discount notes and callable or non-callable fixed-rate securities with a fixed principal repayment amount.

8.2 Direct obligations of states and local governments rated not less than Aa3 or its equivalent (long-term rating) or an equivalent short-term rating by at least one nationally recognized investment rating firm.

8.3 Fully collateralized Certificates of Deposit/Share Certificates that are issued by a bank or credit union that has its main office or branch office within the City and are:

a) guaranteed or insured by the Federal Deposit Insurance Corporation or its successor or the National Credit Union Share Insurance Fund or its successor; or
b) secured by obligations in accordance with Section 11.0 herein.

If the certificate of deposit is collateralized by pledged securities the City must have on file a signed Depository Agreement, approved as to form by the City Attorney, which details eligible collateral, collateralization ratios for pledged securities, standards for collateral custody and control of pledged securities, collateral valuation of pledged securities, and conditions for agreement termination.

8.4 Certificates of Deposit obtained through a depository institution or a broker approved by the City's Investment Committee under the provisions of Section 9.0 of this Policy that has its main office or branch office within the City and that contractually agrees to place the funds in federally insured depository institutions in accordance with the conditions prescribed in Section 2256.010(b) of the Act.

8.5 Fully collateralized repurchase agreements in accordance with the conditions prescribed in Section 2256.011 of the Act. Prior to investment in a repurchase agreement, the City must have on file a signed Master Repurchase Agreement, approved as to form by the City Attorney, which details eligible collateral, collateralization ratios, standards for collateral custody and control, collateral valuation, and conditions for agreement termination and provided the repurchase agreement:

a) has a defined termination date;
b) is secured by a combination of cash and obligations of the United States or its agencies and instrumentalities described by Section 2256.009(a) (1) of the Act. Securities received for repurchase agreements must have a market value greater than or equal to 103% at the time the investment is made and throughout the terms of the repurchase agreement;
c) requires the securities being purchased by the City or cash held by the City to be assigned to the City, held in the City's name, and deposited at the time the investment is made with the City or with a third party selected and approved by the City; and
d) is placed through a primary government securities dealer, as defined by the Federal Reserve, or a financial institution doing business in this state, and which is rated no less than A or its equivalent by two nationally recognized rating services.

8.6 A securities lending program is an authorized investment if it meets the following conditions:

a) A loan made under the program must allow for termination at any time;
b) A loan made under the program must be placed through a primary government securities dealer, as defined by the Federal Reserve, or a financial institution doing business in this state that is rated no less than A or its equivalent by two nationally recognized rating services. An agreement to lend securities must have a term of one year or less and shall comply with the provisions of section 1058 of the Internal Revenue Code;
c) A loan made under the program must be secured as prescribed in Section 2256.0115(b)(3) of the Act. Securities being held as collateral must be pledged to the City , held in the City's name, and deposited at the time the investment is made with a third party approved by the City;

d) The amount of collateral must not be less than 100% of the market value of securities loaned, including accrued income. The market value of securities loaned shall be determined daily. Cash received as collateral shall not be invested for a term later than the expiration date of the securities lending agreement and may only be invested in investments as authorized by this Policy.

8.7 No-load money market mutual funds that are registered with and regulated by the Securities and Exchange Commission that meet the requirements of the PFIA, and, in addition:

a) are rated not less than Aaa or an equivalent rating by at least one nationally recognized rating service. A rating is not required for a sweep account investment, which is part of the city's depository contract; and,

b) have provided the City with a prospectus and other information as may be required by law.

Investments will be made in a money market mutual fund only after a thorough investigation of the fund and approval by the Investment Committee which shall, at least annually, review, revise and adopt a list of approved funds.

8.8 No-load mutual funds that are registered with and regulated by the Securities and Exchange Commission that meet the requirements of the PFIA and have provided the City with an offering circular and other information required by the Act.

Investments will be made in a mutual fund only after a thorough investigation of the fund and approval by the Investment Committee which shall, at least annually, review, revise and adopt a list of approved funds.

8.9 Local government investment pools which are organized in conformity with Chapter 791 (Interlocal Cooperation Contracts Act) and meet the requirements of the PFIA that:

a) are rated not less than Aaa or an equivalent rating by at least one nationally recognized rating service; and

b) have provided the City with an offering circular and other information required by the Act.

To become eligible, investment pools must be approved by City Council action. Investments will be made in a local government investment pool only after a thorough investigation of the pool and approval by the Investment Committee which shall, at least annually, review, revise and adopt a list of approved pools. A pool approved by the Investment Committee shall invest its funds in investment types consistent with the Act and the pool's own adopted investment policies and objectives. An approved pool is not required to invest its funds in investment types according to the investment policies and objectives adopted by its participants.

The Investment Officers may at times restrict or prohibit the purchase of specific issues due to current market conditions. An investment that requires a minimum rating under this section does not qualify as an authorized investment during the period the investment does not have the minimum rating. Ratings shall be monitored using nationally recognized financial information sources, including actions published on rating agency websites. The City shall take all prudent measures consistent with the Act to liquidate an investment that does not have the minimum rating required by the Act.

9.0 Authorized Broker/Dealers and Financial Institutions

The Investment Committee shall, at least annually, review, revise, and adopt a list of qualified broker/dealers and financial institutions authorized to engage in the purchase and sale of obligations of the U.S. Government, its agencies or instrumentalities with the City. In order to be considered, those firms that desire to become qualified bidders for securities transactions will be required to provide information regarding creditworthiness, experience and reputation. Authorized firms may include primary dealers or regional dealers that qualify under Securities & Exchange Commission Rule 15C3-1 (uniform net capital rule).

A written copy of this Investment Policy shall be presented to any person offering to engage in an investment transaction with the City. Investments shall only be made with those business organizations (including money market mutual funds and local government investment pools) which have provided the City with a written instrument executed by a qualified representative of the firm, acknowledging that the business organization has received and reviewed the City's Investment Policy in satisfaction of the business organization's duties under Financial Industry Regulatory Authority (FINRA) Rule 2111 (Suitability).

10.0 Competitive Bidding

It is the policy of the City to require competitive bidding for all individual security purchases and sales except for:

a) transactions with money market mutual funds and local government investment pools (which are deemed to be made at prevailing market rates)
b) treasury and agency securities purchased at issue through an approved broker/dealer or financial institution
c) automatic overnight "sweep" transactions with the City Depository
d) fully insured certificates of deposit placed in accordance with the conditions prescribed in Section 2256.010(b) of the Act or placed with the City's Depository if so authorized by the City Depository Contract.

At least three bids or offers must be solicited for all other transactions involving individual securities. The City's investment advisor is also required to solicit at least three bids or offers when transacting trades on the City's behalf. In situations where the exact security being offered is not offered by other dealers, offers on the closest comparable investment may be used to establish a fair market price for the security. Bids for certificates of deposit may be solicited in any manner permitted by the Act.

11.0 Collateralization of Deposits

The City requires that all uninsured collected balances plus accrued interest, if any, in depository accounts be secured in accordance with the requirements of this Policy and Chapter 2257, Government Code ("Public Funds Collateral Act") and the Financial Institutions Reform, Recovery, and Enforcement Act of 1989 (FIRREA). Financial institutions serving as City depositories will be required to sign a Depository Agreement with the City which details securities that can serve as eligible collateral, collateralization ratios, standards for collateral custody and control, collateral valuation, rights of substitution and conditions for agreement termination.

Pledged securities serving as collateral will always be held by an independent third party with which the City has a current custodial agreement and shall be reviewed at least monthly to ensure that the market value of the pledged securities is at least 102%. Eligible collateral are as follows:

Eligible Collateral

1) Direct obligations of the United States or other obligations of the United States or other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of the United States.

2) Direct debt obligations of an agency or instrumentality of the United States.

3) Mortgage-backed securities issued directly by an agency or instrumentality of the United States eligible under the Public Funds Collateral Act.

4) Direct debt obligations of states, agencies, counties, cities, and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent.

The use of a letter of credit issued to the City by the Federal Home Loan Bank may be considered by the City to provide collateral for bank deposits and for certificates of deposit.

The City's Investment Officers reserve the right to accept or reject any form of collateral or enhancement at their sole discretion.

12.0 Safekeeping and Custody

Safekeeping and custody of investment securities shall be in accordance with applicable law and accounting standards. All securities transactions, except local government investment pool and money market mutual fund transactions, shall be conducted on a delivery versus payment (DVP) basis. Investment securities will be held by a third party custodian designated by the City, and be required to issue safekeeping receipts clearly detailing that the securities are owned by the City.

Safekeeping and custody of collateral shall be in accordance with applicable law and accounting standards. Pledged securities serving as collateral will be held by a third party custodian designated by the City, and pledged to the City as evidenced by safekeeping receipts of the institution with which the securities are deposited.

13.0 Diversification and Maximum Maturities

The City's Investment Pool will be diversified to limit market and credit risk by observing the limitations at the time of purchase as listed below. In order to ensure the ability of the City to meet obligations and to minimize potential liquidation losses, the dollar-weighted average stated maturity of the Investment Pool shall not exceed 1.5 years at the time investments are purchased for the Investment Pool. Funds managed as separately invested assets in Section 2.1 of the Policy are subject to all of the following with the exception of the Issuer Limitation on investment in U.S. Agencies and Instrumentalities. Funds managed as separately invested assets may be invested 100% in the obligations of any one U.S. Agency or Instrumentality.

	Maximum Stated Maturity[1]	Issuer Limitations
U.S. Treasuries	5 Years	100% of the City's investment pool may be invested in obligations of the U.S. Treasury.
U.S. Agencies/Instrumentalities	5 Years	No more than 30% of the book value of the City's investment pool may be invested in the obligations of any one issuer.
Municipal Notes and Bonds	5 Years	The City may not own more than the lesser of $5 million or 20% of any single issue.
Repurchase Agreements	30 Days	No more than 15% of the City's investment pool may be invested with one counterparty, excluding flexible repurchase agreements for investment of bond proceeds.
Mutual Funds	N/A	The City may not own more than the lesser of $100 million or 5% of the total assets of any one fund, excluding mutual funds for investment of commercial paper proceeds.
Local Government Investment Pools	N/A	The City may not own more than the lesser of $400 million or 10% of the total assets of any one pool.
Certificates of Deposit	5 Years	The City may not own more than $50 million of any single financial institution's certificates of deposit at any one time, excluding certificates of deposit placed with the City's Depository if so authorized by the City Depository Contract.

In addition to the above limitations, the City's investment pool shall be diversified by market sector as follows:

	Maximum Percentage of Investment Pool
U.S. Treasuries	100%
U.S. Agencies/Instrumentalities	100% (maximum 30% callable)
Municipal Notes and Bonds	15%
Repurchase Agreements	15%*
Mutual Funds	15%
Local Government Investment Pools	45%
Certificates of Deposit	20%**

* Excluding flexible repurchase agreements for bond proceeds.
**Excluding certificates of deposit placed with the City's Depository if so authorized by the City Depository Contract.

(1) Purchases of securities with stated maturities greater than the maximum authorized under this section require prior City Council approval. With respect to bond proceeds and other bond funds, the City may, in the bond ordinance, specifically authorize investments in repurchase agreements with maturities in excess of 30 days subject to any required approvals from bond insurers.

14.0 Sale of Securities

The City's policy is to hold securities to maturity. However, securities may be sold:

(a) in order to minimize the potential loss of principal on a security whose credit quality has declined;
(b) in order to reposition the portfolio for the purpose of improving the quality, yield, or target duration of the portfolio; or
(c) in order to meet unanticipated liquidity needs of the portfolio.

15.0 Investment Committee

An Investment Committee shall be established and meet quarterly to determine investment guidelines, general strategies, and monitor performance. Members of the Investment Committee will include the Investment Officers, the Cash and Investment Manager and the City's Investment Advisor if the City has contracted with an Advisor. The Investment Advisor is a non-voting member of the Investment Committee.

16.0 Investment Advisor

The City may retain the services of an Investment Advisor to assist in the review of cash flow requirements, the formulation of investment strategies, and the execution of security purchases, sales and deliveries.

17.0 Investment Strategies

The City of Dallas maintains separate portfolios for individual funds or groups of funds (as listed under Sec. 2.0 of this Policy) which are managed according to the terms of this Policy and the corresponding investment strategies listed below. The investment strategy for portfolios established after the annual Investment Policy adoption will be managed in accordance with the terms of this Policy and applicable agreements until the next annual review when a specific strategy will be adopted.

17.1 Investment Pool Strategy - The City's Investment Pool is an aggregation of the majority of City funds which includes tax receipts, enterprise fund revenues, fine and fee revenues, as well as some, but not all, bond proceeds, grants, gifts and endowments. This portfolio is maintained to meet anticipated daily cash needs for City of Dallas operations, capital projects and debt service. The objectives of this portfolio are to:

a) ensure safety of principal by investing only in high-quality securities for which a strong secondary market exists;
b) ensure that anticipated cash flows are matched with adequate investment liquidity;
c) limit market and credit risk through diversification; and
d) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy by managing the portfolio to meet or exceed the 12 month moving average yield on treasury one-year constant maturities as reported by Federal Reserve Statistical Release H.15.

17.2 Bond Funds Strategy - Occasionally, separate non-pooled portfolios are established with the proceeds from bond sales in order to maximize earnings within the constraints of arbitrage regulations. The objectives of these portfolios are to:

a) ensure safety of principal by investing only in high-quality securities for which a strong secondary market exists or by maintaining the security of the investment through collateralization according to the standards approved in Section 8.4 of this Policy;
b) ensure that anticipated cash flows are matched with adequate investment liquidity or that the terms of the secured investment agreement permit maximum flexibility for the City in making withdrawals;
c) manage market and credit risk through diversification and control of counterparty risk; and
d) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and the bond ordinance by managing the portfolio to meet or exceed the bond yield

17.3 Bond Reserve Fund Strategy - Non-pooled reserve funds for outstanding revenue bonds are set at levels required by their respective bond ordinances. These funds will be used to pay the final principal and/or interest due on outstanding bonds that are similarly secured or to make up any shortfalls in debt service funds as required by the bond ordinance. The objectives of Bond Reserve Fund Portfolios are to:

a) ensure safety of principal by investing only in high-quality securities for which a strong secondary market exists or by maintaining the security of the investment through collateralization according to the standards approved in Section 8.4 of this Policy;
b) ensure that anticipated cash flows are matched with adequate investment liquidity or that the terms of the secured investment agreement permit maximum flexibility for the City in making withdrawals;
c) manage market and credit risk through diversification and control of counterparty risk; and
d) attain a market rate of return commensurate with the objectives and the restrictions set forth in this Policy and the bond ordinance by managing the portfolio to meet or exceed the bond yield.

17.4 Endowment Funds Strategy - Funds received as gifts to the City with instructions that the income generated by the investment of said funds be used for specified purposes may be invested as separate non-pooled portfolios if required by the terms of the gift. The objectives of Endowment Portfolios are to:

a) ensure safety of principal and sufficient liquidity by investing only in high-quality securities for which a strong secondary market exists;
b) manage market and credit risk through the use of a competitive process to place investments;
c) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and the terms of the gift.

17.5 Commercial Paper Funds Strategy – The City issues tax-exempt commercial paper notes as an interim financing tool for construction projects. The investment of the proceeds from the issuance of commercial paper debt should have a high degree of liquidity in order to fund payments to contractors. The objectives of this portfolio are to:

a) ensure safety of principal and sufficient liquidity by investing in money market mutual funds or short-term high-quality securities for which a strong secondary market exists;
b) manage market and credit risk through diversification of funds and/or securities. Funds must be rated AAA by at least one nationally recognized rating agency; and
c) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and governing bond ordinances.

17.6 Trinity Parkway Escrow Strategy – This escrow was established pursuant to an Agreement dated as of January 1, 1999 with the North Texas Tollway Authority (“NTTA”) pertaining to development of the Trinity Parkway. These funds will be used to reimburse NTTA for specified payments related to project feasibility. Permitted investments for this portfolio are defined in the Escrow Agreement as those that are consistent with the Act. The objectives of this portfolio are to:

a) ensure safety of principal and sufficient liquidity by investing only in high-quality securities for which a strong secondary market exists;
b) ensure that anticipated cash flows are matched with adequate investment liquidity;

c) manage market and credit risk through diversification of funds and requirement of AAA rating; and
d) attain a market rate of return commensurate with the objectives and restrictions set forth in this Policy and the Agreement.

18.0 Reporting

Investment performance is regularly monitored by investment staff and reported to the Investment Committee on a monthly basis. Month-end market prices on each security are obtained from nationally recognized securities databases including those provided by the City's depository bank through its safekeeping services and Bloomberg Professional Services. These prices are recorded in the City's portfolio database and included in all management reports as well as the City's Comprehensive Annual Financial Report.

Not less than quarterly the Investment Officers will submit to the city council finance committee described in Chapter III, Section 13 of the Dallas City Charter, the City Manager, and the Mayor and City Council a written report of the status of the current investment portfolio. The report must meet the requirements of the Act.

An independent auditor shall formally review the quarterly reports prepared under this section at least annually, and that auditor shall report the results of the review to City Council.

19.0 Annual Compliance Audit

In conjunction with the annual financial audit, a compliance audit shall be performed which includes an audit of management controls on investments and adherence to the City's established investment policy.

20.0 Investment Policy Adoption

The City's Investment Policy is hereby adopted by resolution of the City Council on September 28, 2016 in accordance with the PFIA.

GLOSSARY

ACCRETION OF DISCOUNT: Periodic straight-line increases in the book or carrying value of a security so the amount of the purchase price discount below face value is completely eliminated by the time the bond matures or by the call date, if applicable.

ACCRUED INTEREST: The interest accumulated on a security from its issue date or since the last payment of interest up to but not including the purchase date. The purchaser of the security pays to the seller the market price plus accrued interest.

AMORTIZATION OF PREMIUM: Periodic straight-line decreases in the book or carrying value of a security so the premium paid for a bond above its face value or call price is completely eliminated.

ASK: The price at which securities are offered by sellers.

BARBELL MATURITY STRATEGY: A maturity pattern within a portfolio in which maturities of the assets in the portfolio are concentrated in both the short and long ends of the maturity spectrum.

BASIS POINT: One one-hundredth (1/100) of one percent; 0.0001 in decimal form.

BENCHMARK: A comparative base for performance evaluation. A benchmark can be a broad-based bond index, a customized bond index, or a specific objective.

BID: The price offered for securities by purchasers. (When selling securities, one asks for a bid.)

BOND EQUIVALENT YIELD: Used to compare yields available from discounted securities that pay interest at maturity with yields available from securities that pay interest semi-annually.

BOOK ENTRY SECURITIES: Stocks, bonds, other securities, and some certificates of deposit that are purchased, sold, and held as electronic computer entries on the records of a central holder. These securities are not available for purchase in physical form; buyers get a receipt or confirmation as evidence of ownership.

BOOK VALUE: The original cost of the security as adjusted for amortization of any premium paid or accretion of discount since the date of purchase.

BROKER: A party who brings buyers and sellers together. Brokers do not take ownership of the property being traded. They are compensated by commissions. They are not the same as dealers; however, the same firms that act as brokers in some transactions may act as dealers in other transactions.

CALLABLE BOND: A bond that the issuer has the right to redeem prior to maturity at a specified price. Some callable bonds may be redeemed on one call date while others may have multiple call dates. Some callable bonds may be redeemed at par while others can be redeemed only at a premium. Some callable bonds are step-up bonds that pay an initial coupon rate for the first period, and then the coupon rate increases for the following periods if the bonds are not called by the issuer.

CERTIFICATE OF DEPOSIT (CD): A time deposit with a specific maturity evidenced by a certificate. Large-denomination (over $100,000) CD's are typically negotiable.

CODE: The Internal Revenue Code of 1986, as amended.

COLLATERAL: Securities, evidence of deposit or other property which a borrower pledges to secure repayment of a loan. Also refers to securities pledged by a bank to secure deposits of public monies.

COLLATERALIZED MORTGAGE OBLIGATION (CMO): A type of mortgage-backed security created by dividing the rights to receive the principal and interest cash flows from an underlying pool of mortgages in separate classes or tiers.

COMMERCIAL PAPER: Short-term unsecured promissory notes issued by corporations for a maturity specified by the buyer. It is used primarily by corporations for short-term financing needs at a rate which is generally lower than the prime rate.

CONFIRMATION: The document used to state in writing the terms of the trade which had previously been agreed to verbally.

COUPON RATE: The stated annual rate of interest payable on a coupon bond expressed as a percentage of the bond's face value.

CREDIT RISK: The risk that (1) the issuer is downgraded to a lower quality category and/or (2) the issuer fails to make timely payments of interest or principal.

CUSIP NUMBER: A nine-digit number established by the Committee on Uniform Securities Identification Procedures that is used to identify publicly traded securities. Each publicly traded security receives a unique CUSIP number when the security is issued.

CUSTODY: The service of an organization, usually a financial institution, of holding (and reporting) a customer's securities for safekeeping. The financial institution is known as the custodian.

DEALER: A firm which buys and sells for its own account. Dealers have ownership, even if only for an instant, between a purchase from one party and a sale to another party. They are compensated by the spread between the price they pay and the price they receive. Dealers are not the same as brokers; however, the same firms which act as dealers in some transactions may act as brokers in other transactions.

DELIVERY VERSUS PAYMENT (DVP): The safest method of settling a trade involving a book entry security. In a DVP settlement, the funds are wired from the buyer's account and the security is delivered from the seller's account in simultaneous, interdependent wires.

DEPOSITORY TRUST COMPANY (DTC): An organization that holds physical certificates for stocks and bonds and issues receipts to owners. Securities held by DTC are immobilized so that they can be traded on a book entry basis.

DERIVATIVE: A security that derives its value from an underlying asset, group of assets, reference rate, or an index value. Some derivatives can be highly volatile and result in a loss of principal in changing interest rate environments.

DISCOUNT: The amount by which the price paid for a security is less than its face value.

DISCOUNT SECURITIES: Securities that do not pay periodic interest. Investors earn the difference between the discount issue price and the full face value paid at maturity.

DIVERSIFICATION: Dividing investment funds among a variety of securities offering independent returns, to reduce risk inherent in particular securities.

DURATION: A sophisticated measure of the weighted average maturity of a bond's cash flow stream, where the present values of the cash flows serve as the weights.

ECONOMIC CYCLE (BUSINESS CYCLE): As the economy moves through the business cycle, interest rates tend to follow the levels of production, output, and consumption - rising as the economy expands and moves out of recession and declining after the economy peaks, contracts, and heads once again into recession.

EFFECTIVE MATURITY: The average maturity of a bond, given the potential for early call. For a non-callable bond, the final maturity date serves as the effective maturity. For a callable bond, the effective maturity is bounded by the first call date and the final maturity date; the position within this continuum is a function of the call price, the current market price, and the reinvestment rate assumed.

FACE VALUE: The principal amount due and payable to a bondholder at maturity; par value. Also, the amount on which coupon interest is computed.

FAIL: The event of a securities purchase or sale transaction not settling as intended by the parties.

FAIR VALUE: The amount at which a financial instrument could be exchanged in a current transaction between willing parties, other than in a forced or liquidation sale.

FEDERAL DEPOSIT INSURANCE CORPORATION (FDIC): A federal agency that insures bank deposits.

FEDERAL FARM CREDIT BANKS (FFCB): A government-sponsored corporation that was created in 1916 and is a nationwide system of banks and associations providing mortgage loans, credit, and related services to farmers, rural homeowners, and agricultural and rural cooperatives. The banks and associations are cooperatively owned, directly or indirectly, by their respective borrowers. The Federal Farm Credit System is supervised by the Farm Credit Administration, an independent agency of the U.S. government. (See Government Sponsored Enterprise)

FEDERAL FUNDS: Monies within the Federal Reserve System representing a member bank's surplus reserve funds. Banks with excess funds may sell their surplus to other banks whose funds are below required reserve levels. Normally, Federal funds are employed in settling all government securities transactions. The Federal Funds Rate is the rate of interest at which Fed funds are traded. This rate is currently pegged by the Federal Reserve through open-market operations.

FEDERAL HOME LOAN BANKS (FHLB): Government-sponsored wholesale banks (currently twelve regional banks) which lend funds and provide correspondent banking services to member commercial bank, thrift institutions, credit unions and insurance companies. The mission of the FHLBs is to liquefy the housing related assets of its members who must purchase stock in their district Bank. (See Government Sponsored Enterprises)

FEDERAL HOME LOAN MORTGAGE CORPORATION (FHLMC or "Freddie Mac"): A government-sponsored corporation that was created in July 1970, by the enactment of Title III of the Emergency Home Finance Act of 1970. Freddie Mac was established to help maintain the availability of mortgage credit for residential housing, primarily through developing and maintaining an active, nationwide secondary market in conventional residential mortgages. (See Government Sponsored Enterprises)

FEDERAL NATIONAL MORTGAGE ASSOCIATION (FNMA or Fannie Mae): FNMA, like GNMA was chartered under the Federal National Mortgage Association Act in 1938. FNMA is a federal corporation working under the auspices of the Department of Housing and Urban Development (HUD). It is the largest single provider of residential mortgage funds in the United States. Fannie Mae is a private stockholder-owned corporation. FNMA securities are highly liquid and are widely accepted. FNMA assumes and guarantees that all security holders will receive timely payment of principal and interest. (See Government Sponsored Enterprises)

FEDERAL OPEN MARKET COMMITTEE (FOMC): Consists of seven members of the Federal Reserve Board and five of the twelve Federal Reserve Bank presidents. The president of the New York Federal Reserve Bank is a permanent member while the other presidents serve on a rotating basis. The Committee periodically meets to set Federal Reserve guidelines regarding purchases and sales of government securities in the open market as a means of influencing the volume of bank credit and money.

FEDERAL RESERVE SYSTEM: The central bank of the United States created by Congress and consisting of a seven member Board of Governors in Washington, D.C., twelve regional banks and about 5700 commercial banks that are members of the system.

FINANCIAL INDUSTRY REGULATORY AUTHORITY (FINRA): A not-for-profit organization authorized by Congress to ensure investor protection and market integrity through regulation of broker-dealers.

FINRA RULE 2111 (SUITABILITY): FINRA Rule 2111 requires, in part, that a broker-dealer or associated person "have a reasonable basis to believe that a recommended transaction or investment strategy involving a security or securities is suitable for the customer, based on the information obtained through the reasonable diligence of the [firm] or associated person to ascertain the customer's investment profile."

FIXED-INCOME SECURITY: A financial instrument promising a fixed amount of periodic income over a specified future time span.

GOVERNMENT-SPONSORED ENTERPRISES (GSE's): Payment of principal and interest on securities issued by these corporations is not guaranteed explicitly by the U.S. government, however, most investors consider these securities to carry an implicit U.S. government guarantee. The debt is fully guaranteed by the issuing corporations. GSE's include: Farm Credit System, Federal Home Loan Bank System, Federal Home Loan Mortgage Corporation, and Federal National Mortgage Association.

INSTRUMENTALITIES: See Government-Sponsored Enterprises

INTEREST RATE RISK: The risk that the general level of interest rates will change, causing unexpected price appreciations or depreciations.

LADDERED MATURITY STRATEGY: A maturity pattern within a portfolio in which maturities of the assets in the portfolio are equally spaced. Over time, the shortening of the remaining lives of the assets provides a steady source of liquidity or cash flow. Given a normal yield curve with a positive slope this passive strategy provides the benefit of being able to take advantage of the higher, longer-term yields without sacrificing safety or liquidity.

LIQUIDITY: An entity's capacity to meet future monetary outflows (whether they are required or optional) from available resources. Liquidity is often obtained from reductions of cash or by converting assets into cash.

LIQUIDITY RISK: The risk that an investment will be difficult to sell at a fair market price in a timely fashion.

MARKET RISK: The risk that the value of a security will rise or decline as a result of changes in market conditions. It is that part of a security's risk that is common to all securities of the same general class (stocks and bonds) and thus cannot be eliminated by diversification; also known as systematic risk.

MARKET VALUE: The price at which a security is trading and could presumably be purchased or sold.

MARKING-TO-MARKET: The practice of valuing a security or portfolio according to its market value, rather than its cost or book value.

MASTER REPURCHASE AGREEMENT: A written contract covering all future transactions between the parties to repurchase agreements that establishes each party's rights in the transactions. A master agreement will often specify, among other things, the right of the buyer to liquidate the underlying securities in the event of default by the seller.

MATURITY DATE: The date on which the principal or face value of an investment becomes due and payable.

MONEY MARKET INSTRUMENT: Generally, a short-term debt instrument that is purchased from a broker, dealer, or bank. Sometimes the term "money market" with "short-term", defines an instrument with no more than 12 months remaining from the purchase date until the maturity date. Sometimes the term "money market" is used more restrictively to mean only those instruments that have active secondary markets.

MORTGAGE-BACKED SECURITIES (MBS): Securities composed of, or collateralized by, loans that are themselves collateralized by liens on real property.

OFFER: The price asked by a seller of securities. (When purchasing securities, one asks for an offer.)

OPEN MARKET OPERATIONS: Purchases and sales of government and certain other securities in the open market by the New York Federal Reserve Bank as directed by the FOMC in order to influence the volume of money and credit in the economy. Purchases inject reserves into the bank system and stimulate growth of money and credit; sales have the opposite effect. Open market operations are the Federal Reserve's most important and most flexible monetary policy tool.

OPPORTUNITY COST: The cost of pursuing one course of action measured in terms of the foregone return that could have been earned on an alternative course of action that was not undertaken.

PAR: See Face Value

PFIA OR ACT: The Public Funds Investment Act, Chapter 2256, Texas Government Code, as amended.

POOLED FUND GROUP: An internally created fund of an investing entity in which one or more institutional accounts of the investing entity are invested (as defined by the Public Funds Investment Act).

PREMIUM: The amount by which the price paid for a security exceeds its face value.

PRIMARY DEALER: A group of government securities dealers that submit daily reports of market activity and positions and monthly financial statements to the Federal Reserve Bank of New York and are subject to its informal oversight. Primary dealers include Securities and Exchange Commission (SEC)-registered securities broker-dealers, banks, and a few unregulated firms.

PRINCIPAL: The face or par value of an instrument, exclusive of accrued interest.

PRUDENT PERSON RULE: An investment standard. In some states the law requires that a fiduciary, such as a trustee, may invest money only in a list of securities selected by the state. In other states the trustee may invest in a security if it is one which would be bought by a prudent person of discretion and intelligence who is seeking a reasonable income and preservation of capital.

QUALIFIED REPRESENTATIVE: A person who holds a position with - and is authorized to act on behalf of - a business organization (as defined by the Public Funds Investment Act).

RATE OF RETURN: The amount of income received from an investment, expressed as a percentage. A market rate of return is the yield that an investor can expect to receive in the current interest-rate environment utilizing a buy-and-hold to maturity investment strategy.

REINVESTMENT RATE: The interest rate earned on the reinvestment of coupon payments.

REINVESTMENT RATE RISK: The risk that the actual reinvestment rate falls short of the expected or assumed reinvestment rate.

REPURCHASE AGREEMENT (RP or REPO): An agreement of one party to sell securities at a specified price to a second party and a simultaneous agreement of the first party to repurchase the securities at a specified price on demand or at a specified later date. The difference between the selling price and the repurchase price provides the interest income to the party that provided the funds. Every transaction where a security is sold under an agreement to be repurchased is a repo from the seller/borrower's point of view and a reverse repo from the buyer/lender's point of view.

REVERSE REPURCHASE AGREEMENT: (See Repurchase Agreement)

SAFEKEEPING: A procedure where securities are held by a third party acting as custodian for a fee.

SECONDARY MARKET: A market made for the purchase and sale of outstanding issues following the initial distribution.

SECURITIES AND EXCHANGE COMMISSION (SEC): Agency created by Congress to protect investors in securities transactions by administering securities legislation.

SECURITIES LENDING: The temporary transfer of securities by one party, the lender, to another, the borrower. The securities borrower is required to provide acceptable assets as collateral to the securities lender in the form of cash or other securities. If the borrower provides securities as collateral to the lender, it pays a fee to borrow the lent securities. If it provides cash as collateral, the lender pays interest to the borrower and reinvests the cash at a higher rate.

SEC RULE 15C3-1: See Uniform Net Capital Rule

STRUCTURED NOTES: Debt obligations whose principal or interest payments are determined by an index or formula.

SEPARATELY INVESTED ASSET: An account or fund of a state agency or local government that is not invested in a pooled fund group (as defined by the Public Funds Investment Act).

SPREAD: Most commonly used when referring to the difference between the bid and asked prices in a quote. Additionally, it may also refer to additional basis points that a non-Treasury security earns over and above a Treasury with a comparable maturity date.

STRIPS: Separation of the principal and interest cash flows due from any interest-bearing securities into different financial instruments. Each coupon payment is separated from the underlying investment to create a separate security. Each individual cash flow is sold at a discount. The amount of the discount and the time until the cash flow is paid determine the investor's return.

SWAP: The trading of one asset for another. Sometimes used in active portfolio management to increase investment returns by "swapping" one type of security for another.

TOTAL RETURN: Interest income plus capital gains (or minus losses) on an investment.

TREASURY BILLS: A non-interest bearing discount security issued by the U.S. Treasury, generally having initial maturities of 3 months, 6 months, or 1 year.

TREASURY BONDS: Long-term, coupon bearing U.S. Treasury securities having initial maturities of more than 10 years.

TREASURY NOTES: Intermediate-term, coupon bearing U.S. Treasury securities having initial maturities of 2 - 10 years.

UNIFORM NET CAPITAL RULE: Securities and Exchange Commission requirement that member firms as well as nonmember broker-dealers in securities maintain a maximum ratio of indebtedness to liquid capital of 15 to 1; also called *net capital rule* and *net capital ratio*. Indebtedness covers all money owed to a firm, including margin loans and commitments to purchase securities, one reason new public issues are spread among members of underwriting syndicates. Liquid capital includes cash and assets easily converted into cash.

YIELD TO MATURITY (YTM): The promised return assuming all interest and principal payments are made and reinvested at the same rate taking into account price appreciation (if priced below par) or depreciation (if priced above par).

APPENDIX A

PUBLIC FUNDS INVESTMENT ACT

GOVERNMENT CODE

TITLE 10. GENERAL GOVERNMENT

SUBTITLE F. STATE AND LOCAL CONTRACTS AND FUND MANAGEMENT

CHAPTER 2256. PUBLIC FUNDS INVESTMENT

SUBCHAPTER A. AUTHORIZED INVESTMENTS FOR GOVERNMENTAL ENTITIES

Sec. 2256.001. SHORT TITLE. This chapter may be cited as the Public Funds Investment Act.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.002. DEFINITIONS. In this chapter:

(1) "Bond proceeds" means the proceeds from the sale of bonds, notes, and other obligations issued by an entity, and reserves and funds maintained by an entity for debt service purposes.

(2) "Book value" means the original acquisition cost of an investment plus or minus the accrued amortization or accretion.

(3) "Funds" means public funds in the custody of a state agency or local government that:

(A) are not required by law to be deposited in the state treasury; and

(B) the investing entity has authority to invest.

(4) "Institution of higher education" has the meaning assigned by Section 61.003, Education Code.

(5) "Investing entity" and "entity" mean an entity subject to this chapter and described by Section 2256.003.

(6) "Investment pool" means an entity created under this code to invest public funds jointly on behalf of the entities that participate in the pool and whose investment objectives in order of priority are:

(A) preservation and safety of principal;

(B) liquidity; and

(C) yield.

(7) "Local government" means a municipality, a county, a school district, a district or authority created under Section 52(b)(1) or (2), Article III, or Section 59, Article XVI, Texas Constitution, a fresh water supply district, a

hospital district, and any political subdivision, authority, public corporation, body politic, or instrumentality of the State of Texas, and any nonprofit corporation acting on behalf of any of those entities.

(8) "Market value" means the current face or par value of an investment multiplied by the net selling price of the security as quoted by a recognized market pricing source quoted on the valuation date.

(9) "Pooled fund group" means an internally created fund of an investing entity in which one or more institutional accounts of the investing entity are invested.

(10) "Qualified representative" means a person who holds a position with a business organization, who is authorized to act on behalf of the business organization, and who is one of the following:

(A) for a business organization doing business that is regulated by or registered with a securities commission, a person who is registered under the rules of the National Association of Securities Dealers;

(B) for a state or federal bank, a savings bank, or a state or federal credit union, a member of the loan committee for the bank or branch of the bank or a person authorized by corporate resolution to act on behalf of and bind the banking institution;

(C) for an investment pool, the person authorized by the elected official or board with authority to administer the activities of the investment pool to sign the written instrument on behalf of the investment pool; or

(D) for an investment management firm registered under the Investment Advisers Act of 1940 (15 U.S.C. Section 80b-1 et seq.) or, if not subject to registration under that Act, registered with the State Securities Board, a person who is an officer or principal of the investment management firm.

(11) "School district" means a public school district.

(12) "Separately invested asset" means an account or fund of a state agency or local government that is not invested in a pooled fund group.

(13) "State agency" means an office, department, commission, board, or other agency that is part of any branch of state government, an institution of higher education, and any nonprofit corporation acting on behalf of any of those entities.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 1, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 1, eff. Sept. 1, 1999.

Sec. 2256.003. AUTHORITY TO INVEST FUNDS; ENTITIES SUBJECT TO THIS CHAPTER. (a) Each governing body of the following entities may purchase, sell, and invest its funds and funds under its control in investments authorized under this subchapter in compliance with investment policies approved by the governing body and according to the standard of care prescribed by Section 2256.006:

(1) a local government;

(2) a state agency;

(3) a nonprofit corporation acting on behalf of a local government or a state agency; or

(4) an investment pool acting on behalf of two or more local governments, state agencies, or a combination of those entities.

(b) In the exercise of its powers under Subsection (a), the governing body of an investing entity may contract with an investment management firm registered under the Investment Advisers Act of 1940 (15 U.S.C. Section 80b-1 et seq.) or with the State Securities Board to provide for the investment and management of its public funds or other funds under its control. A contract made under authority of this subsection may not be for a term longer than two years. A renewal or extension of the contract must be made by the governing body of the investing entity by order, ordinance, or resolution.

(c) This chapter does not prohibit an investing entity or investment officer from using the entity's employees or the services of a contractor of the entity to aid the investment officer in the execution of the officer's duties under this chapter.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1999, 76th Leg., ch. 1454, Sec. 2, eff. Sept. 1, 1999.

Sec. 2256.004. APPLICABILITY. (a) This subchapter does not apply to:

(1) a public retirement system as defined by Section 802.001;

(2) state funds invested as authorized by Section 404.024;

(3) an institution of higher education having total endowments of at least $95 million in book value on May 1, 1995;

(4) funds invested by the Veterans' Land Board as authorized by Chapter 161, 162, or 164, Natural Resources Code;

(5) registry funds deposited with the county or district clerk under Chapter 117, Local Government Code; or

(6) a deferred compensation plan that qualifies under either Section 401(k) or 457 of the Internal Revenue Code of 1986 (26 U.S.C. Section 1 et seq.), as amended.

(b) This subchapter does not apply to an investment donated to an investing entity for a particular purpose or under terms of use specified by the donor.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 505, Sec. 24, eff. Sept. 1, 1997; Acts 1997, 75th Leg., ch. 1421, Sec. 2, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 62, Sec. 8.21, eff. Sept. 1, 1999; Acts 1999, 76th Leg., ch. 1454, Sec. 3, eff. Sept. 1, 1999.

Sec. 2256.005. INVESTMENT POLICIES; INVESTMENT STRATEGIES; INVESTMENT OFFICER. (a) The governing body of an investing entity shall adopt by rule, order, ordinance, or resolution, as appropriate, a written investment policy regarding the investment of its funds and funds under its control.

(b) The investment policies must:

(1) be written;

(2) primarily emphasize safety of principal and liquidity;

(3) address investment diversification, yield, and maturity and the quality and capability of investment management; and

(4) include:

(A) a list of the types of authorized investments in which the investing entity's funds may be invested;

(B) the maximum allowable stated maturity of any individual investment owned by the entity;

(C) for pooled fund groups, the maximum dollar-weighted average maturity allowed based on the stated maturity date for the portfolio;

(D) methods to monitor the market price of investments acquired with public funds;

(E) a requirement for settlement of all transactions, except investment pool funds and mutual funds, on a delivery versus payment basis; and

(F) procedures to monitor rating changes in investments acquired with public funds and the liquidation of such investments consistent with the provisions of Section 2256.021.

(c) The investment policies may provide that bids for certificates of deposit be solicited:

(1) orally;

(2) in writing;

(3) electronically; or

(4) in any combination of those methods.

(d) As an integral part of an investment policy, the governing body shall adopt a separate written investment strategy for each of the funds or group of funds under its control. Each investment strategy must describe the investment objectives for the particular fund using the following priorities in order of importance:

(1) understanding of the suitability of the investment to the financial requirements of the entity;

(2) preservation and safety of principal;

(3) liquidity;

(4) marketability of the investment if the need arises to liquidate the investment before maturity;

(5) diversification of the investment portfolio; and

(6) yield.

(e) The governing body of an investing entity shall review its investment policy and investment strategies not less than annually. The governing body shall adopt a written instrument by rule, order, ordinance, or resolution stating that it has reviewed the investment policy and investment strategies and that the written instrument so adopted shall record any changes made to either the investment policy or investment strategies.

(f) Each investing entity shall designate, by rule, order, ordinance, or resolution, as appropriate, one or more officers or employees of the state agency, local government, or investment pool as investment officer to be responsible for the investment of its funds consistent with the investment policy adopted by the entity. If the governing body of an investing entity has contracted with another investing entity to invest its funds, the investment officer of the other investing entity is considered to be the investment officer of the first investing entity for purposes of this chapter. Authority granted to a person to invest an entity's funds is effective until rescinded by the investing entity, until the expiration of the officer's term or the termination of the person's employment by the investing entity, or if an investment management firm, until the expiration of the contract with the investing entity. In the administration of the duties of an investment officer, the person designated as investment officer shall exercise the judgment and care, under prevailing circumstances, that a prudent person would exercise in the management of the person's own affairs, but the governing body of the investing entity retains ultimate responsibility as fiduciaries of the assets of the entity.

Unless authorized by law, a person may not deposit, withdraw, transfer, or manage in any other manner the funds of the investing entity.

(g) Subsection (f) does not apply to a state agency, local government, or investment pool for which an officer of the entity is assigned by law the function of investing its funds.

Text of subsec. (h) as amended by Acts 1997, 75th Leg., ch. 685, Sec. 1

(h) An officer or employee of a commission created under Chapter 391, Local Government Code, is ineligible to be an investment officer for the commission under Subsection (f) if the officer or employee is an investment officer designated under Subsection (f) for another local government.

Text of subsec. (h) as amended by Acts 1997, 75th Leg., ch. 1421, Sec. 3

(h) An officer or employee of a commission created under Chapter 391, Local Government Code, is ineligible to be designated as an investment officer under Subsection (f) for any investing entity other than for that commission.

(i) An investment officer of an entity who has a personal business relationship with a business organization offering to engage in an investment transaction with the entity shall file a statement disclosing that personal business interest. An investment officer who is related within the second degree by affinity or consanguinity, as determined under Chapter 573, to an individual seeking to sell an investment to the investment officer's entity shall file a statement disclosing that relationship. A statement required under this subsection must be filed with the Texas Ethics Commission and the governing body of the entity. For purposes of this subsection, an investment officer has a personal business relationship with a business organization if:

(1) the investment officer owns 10 percent or more of the voting stock or shares of the business organization or owns $5,000 or more of the fair market value of the business organization;

(2) funds received by the investment officer from the business organization exceed 10 percent of the investment officer's gross income for the previous year; or

(3) the investment officer has acquired from the business organization during the previous year investments with a book value of $2,500 or more for the personal account of the investment officer.

(j) The governing body of an investing entity may specify in its investment policy that any investment authorized by this chapter is not suitable.

(k) A written copy of the investment policy shall be presented to any person offering to engage in an investment transaction with an investing entity or to an investment management firm under contract with an investing entity to invest or manage the entity's investment portfolio. For purposes of this subsection, a business organization includes investment pools and an investment management firm under contract with an investing entity to invest or manage the entity's investment portfolio. Nothing in this subsection relieves the investing entity of the responsibility for monitoring the investments made by the investing entity to determine that they are in compliance with the investment policy. The qualified representative of the business organization offering to engage in an investment transaction with an investing entity shall execute a written instrument in a form acceptable to the investing entity and the business organization substantially to the effect that the business organization has:

(1) received and reviewed the investment policy of the entity; and

(2) acknowledged that the business organization has implemented reasonable procedures and controls in an effort to preclude investment transactions conducted between the entity and the organization that are not authorized by the entity's investment policy, except to the extent that this authorization is dependent on an analysis of the makeup of the entity's entire portfolio or requires an interpretation of subjective investment standards.

(l) The investment officer of an entity may not acquire or otherwise obtain any authorized investment described in the investment policy of the investing entity from a person who has not delivered to the entity the instrument required by Subsection (k).

(m) An investing entity other than a state agency, in conjunction with its annual financial audit, shall perform a compliance audit of management controls on investments and adherence to the entity's established investment policies.

(n) Except as provided by Subsection (o), at least once every two years a state agency shall arrange for a compliance audit of management controls on investments and adherence to the agency's established investment policies. The compliance audit shall be performed by the agency's internal auditor or by a private auditor employed in the manner provided by Section 321.020. Not later than January 1 of each even-numbered year a state agency shall report the results of the most recent audit performed under this subsection to the state auditor. Subject to a risk assessment and to the legislative audit committee's approval of including a review by the state auditor in the audit plan under Section 321.013, the state auditor may review information provided under this section. If review by the

state auditor is approved by the legislative audit committee, the state auditor may, based on its review, require a state agency to also report to the state auditor other information the state auditor determines necessary to assess compliance with laws and policies applicable to state agency investments. A report under this subsection shall be prepared in a manner the state auditor prescribes.

(o) The audit requirements of Subsection (n) do not apply to assets of a state agency that are invested by the comptroller under Section 404.024.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 685, Sec. 1, eff. Sept. 1, 1997; Acts 1997, 75th Leg., ch. 1421, Sec. 3, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 4, eff. Sept. 1, 1999; Acts 2003, 78th Leg., ch. 785, Sec. 41, eff. Sept. 1, 2003.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 1, eff. June 17, 2011.

Sec. 2256.006. STANDARD OF CARE. (a) Investments shall be made with judgment and care, under prevailing circumstances, that a person of prudence, discretion, and intelligence would exercise in the management of the person's own affairs, not for speculation, but for investment, considering the probable safety of capital and the probable income to be derived. Investment of funds shall be governed by the following investment objectives, in order of priority:

(1) preservation and safety of principal;

(2) liquidity; and

(3) yield.

(b) In determining whether an investment officer has exercised prudence with respect to an investment decision, the determination shall be made taking into consideration:

(1) the investment of all funds, or funds under the entity's control, over which the officer had responsibility rather than a consideration as to the prudence of a single investment; and

(2) whether the investment decision was consistent with the written investment policy of the entity.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.007. INVESTMENT TRAINING; STATE AGENCY BOARD MEMBERS AND OFFICERS. (a) Each member of the governing board of a state agency and its investment officer shall attend at least one training

session relating to the person's responsibilities under this chapter within six months after taking office or assuming duties.

(b) The Texas Higher Education Coordinating Board shall provide the training under this section.

(c) Training under this section must include education in investment controls, security risks, strategy risks, market risks, diversification of investment portfolio, and compliance with this chapter.

(d) An investment officer shall attend a training session not less than once each state fiscal biennium and may receive training from any independent source approved by the governing body of the state agency. The investment officer shall prepare a report on this subchapter and deliver the report to the governing body of the state agency not later than the 180th day after the last day of each regular session of the legislature.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 73, Sec. 1, eff. May 9, 1997; Acts 1997, 75th Leg., ch. 1421, Sec. 4, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 5, eff. Sept. 1, 1999.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 2, eff. June 17, 2011.

Sec. 2256.008. INVESTMENT TRAINING; LOCAL GOVERNMENTS. (a) Except as provided by Subsections (b) and (e), the treasurer, the chief financial officer if the treasurer is not the chief financial officer, and the investment officer of a local government shall:

(1) attend at least one training session from an independent source approved by the governing body of the local government or a designated investment committee advising the investment officer as provided for in the investment policy of the local government and containing at least 10 hours of instruction relating to the treasurer's or officer's responsibilities under this subchapter within 12 months after taking office or assuming duties; and

(2) except as provided by Subsections (b) and (e), attend an investment training session not less than once in a two-year period that begins on the first day of that local government's fiscal year and consists of the two consecutive fiscal years after that date, and receive not less than 10 hours of instruction relating to investment responsibilities under this subchapter from an independent source approved by the governing body of the local government or a designated investment committee advising the investment officer as provided for in the investment policy of the local government.

(b) An investing entity created under authority of Section 52(b), Article III, or Section 59, Article XVI, Texas Constitution, that has contracted with an investment management firm under Section 2256.003(b) and has fewer than five full-time employees or an investing entity that has contracted with another investing entity to invest the entity's funds may satisfy the training requirement provided by Subsection (a)(2) by having an officer of the governing body attend four hours of appropriate instruction in a two-year period that begins on the first day of that local government's fiscal year and consists of the two consecutive fiscal years after that date. The treasurer or chief financial officer of an investing entity created under authority of Section 52(b), Article III, or Section 59, Article XVI, Texas Constitution, and that has fewer than five full-time employees is not required to attend training required by this section unless the person is also the investment officer of the entity.

(c) Training under this section must include education in investment controls, security risks, strategy risks, market risks, diversification of investment portfolio, and compliance with this chapter.

(d) Not later than December 31 each year, each individual, association, business, organization, governmental entity, or other person that provides training under this section shall report to the comptroller a list of the governmental entities for which the person provided required training under this section during that calendar year. An individual's reporting requirements under this subsection are satisfied by a report of the individual's employer or the sponsoring or organizing entity of a training program or seminar.

(e) This section does not apply to a district governed by Chapter 36 or 49, Water Code.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 5, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 6, eff. Sept. 1, 1999; Acts 2001, 77th Leg., ch. 69, Sec. 4, eff. May 14, 2001.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 3, eff. June 17, 2011.

Sec. 2256.009. AUTHORIZED INVESTMENTS: OBLIGATIONS OF, OR GUARANTEED BY GOVERNMENTAL ENTITIES. (a) Except as provided by Subsection (b), the following are authorized investments under this subchapter:

(1) obligations, including letters of credit, of the United States or its agencies and instrumentalities;

(2) direct obligations of this state or its agencies and instrumentalities;

(3) collateralized mortgage obligations directly issued by a federal agency or instrumentality of the United States, the underlying security for which is guaranteed by an agency or instrumentality of the United States;

(4) other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of, this state or the United States or their respective agencies and instrumentalities, including obligations that are fully guaranteed or insured by the Federal Deposit Insurance Corporation or by the explicit full faith and credit of the United States;

(5) obligations of states, agencies, counties, cities, and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent; and

(6) bonds issued, assumed, or guaranteed by the State of Israel.

(b) The following are not authorized investments under this section:

(1) obligations whose payment represents the coupon payments on the outstanding principal balance of the underlying mortgage-backed security collateral and pays no principal;

(2) obligations whose payment represents the principal stream of cash flow from the underlying mortgage-backed security collateral and bears no interest;

(3) collateralized mortgage obligations that have a stated final maturity date of greater than 10 years; and

(4) collateralized mortgage obligations the interest rate of which is determined by an index that adjusts opposite to the changes in a market index.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1999, 76th Leg., ch. 1454, Sec. 7, eff. Sept. 1, 1999; Acts 2001, 77th Leg., ch. 558, Sec. 1, eff. Sept. 1, 2001.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 4, eff. June 17, 2011.

Sec. 2256.010. AUTHORIZED INVESTMENTS: CERTIFICATES OF DEPOSIT AND SHARE CERTIFICATES. (a) A certificate of deposit or share certificate is an authorized investment under this subchapter if the certificate is issued by a depository institution that has its main office or a branch office in this state and is:

(1) guaranteed or insured by the Federal Deposit Insurance Corporation or its successor or the National Credit Union Share Insurance Fund or its successor;

(2) secured by obligations that are described by Section 2256.009(a), including mortgage backed securities directly issued by a federal agency or instrumentality that have a market value of not less than the principal amount of the certificates, but excluding those mortgage backed securities of the nature described by Section 2256.009(b); or

(3) secured in any other manner and amount provided by law for deposits of the investing entity.

(b) In addition to the authority to invest funds in certificates of deposit under Subsection (a), an investment in certificates of deposit made in accordance with the following conditions is an authorized investment under this subchapter:

(1) the funds are invested by an investing entity through:

(A) a broker that has its main office or a branch office in this state and is selected from a list adopted by the investing entity as required by Section 2256.025; or

(B) a depository institution that has its main office or a branch office in this state and that is selected by the investing entity;

(2) the broker or the depository institution selected by the investing entity under Subdivision (1) arranges for the deposit of the funds in certificates of deposit in one or more federally insured depository institutions, wherever located, for the account of the investing entity;

(3) the full amount of the principal and accrued interest of each of the certificates of deposit is insured by the United States or an instrumentality of the United States; and

(4) the investing entity appoints the depository institution selected by the investing entity under Subdivision (1), an entity described by Section 2257.041(d), or a clearing broker-dealer registered with the Securities and Exchange Commission and operating pursuant to Securities and Exchange Commission Rule 15c3-3 (17 C.F.R. Section 240.15c3-3) as custodian for the investing entity with respect to the certificates of deposit issued for the account of the investing entity.

Amended by Acts 1995, 74th Leg., ch. 32, Sec. 1, eff. April 28, 1995; Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 6, eff. Sept. 1, 1997.

Amended by:

Acts 2005, 79th Leg., Ch. 128, Sec. 1, eff. September 1, 2005.

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 5, eff. June 17, 2011.

Sec. 2256.011. AUTHORIZED INVESTMENTS: REPURCHASE AGREEMENTS. (a) A fully collateralized repurchase agreement is an authorized investment under this subchapter if the repurchase agreement:

(1) has a defined termination date;

(2) is secured by a combination of cash and obligations described by Section 2256.009(a)(1); and

(3) requires the securities being purchased by the entity or cash held by the entity to be pledged to the entity, held in the entity's name, and deposited at the time the investment is made with the entity or with a third party selected and approved by the entity; and

(4) is placed through a primary government securities dealer, as defined by the Federal Reserve, or a financial institution doing business in this state.

(b) In this section, "repurchase agreement" means a simultaneous agreement to buy, hold for a specified time, and sell back at a future date obligations described by Section 2256.009(a)(1), at a market value at the time the funds are disbursed of not less than the principal amount of the funds disbursed. The term includes a direct security repurchase agreement and a reverse security repurchase agreement.

(c) Notwithstanding any other law, the term of any reverse security repurchase agreement may not exceed 90 days after the date the reverse security repurchase agreement is delivered.

(d) Money received by an entity under the terms of a reverse security repurchase agreement shall be used to acquire additional authorized investments, but the term of the authorized investments acquired must mature not later than the expiration date stated in the reverse security repurchase agreement.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 6, eff. June 17, 2011.

Sec. 2256.0115. AUTHORIZED INVESTMENTS: SECURITIES LENDING PROGRAM. (a) A securities lending program is an authorized investment under this subchapter if it meets the conditions provided by this section.

(b) To qualify as an authorized investment under this subchapter:

(1) the value of securities loaned under the program must be not less than 100 percent collateralized, including accrued income;

(2) a loan made under the program must allow for termination at any time;

(3) a loan made under the program must be secured by:

(A) pledged securities described by Section 2256.009;

(B) pledged irrevocable letters of credit issued by a bank that is:

(i) organized and existing under the laws of the United States or any other state; and

(ii) continuously rated by at least one nationally recognized investment rating firm at not less than A or its equivalent; or

(C) cash invested in accordance with Section:

(i) 2256.009;

(ii) 2256.013;

(iii) 2256.014; or

(iv) 2256.016;

(4) the terms of a loan made under the program must require that the securities being held as collateral be:

(A) pledged to the investing entity;

(B) held in the investing entity's name; and

(C) deposited at the time the investment is made with the entity or with a third party selected by or approved by the investing entity;

(5) a loan made under the program must be placed through:

(A) a primary government securities dealer, as defined by 5 C.F.R. Section 6801.102(f), as that regulation existed on September 1, 2003; or

(B) a financial institution doing business in this state; and

(6) an agreement to lend securities that is executed under this section must have a term of one year or less.

Added by Acts 2003, 78th Leg., ch. 1227, Sec. 1, eff. Sept. 1, 2003.

Sec. 2256.012. AUTHORIZED INVESTMENTS: BANKER'S ACCEPTANCES. A bankers' acceptance is an authorized investment under this subchapter if the bankers' acceptance:

(1) has a stated maturity of 270 days or fewer from the date of its issuance;

(2) will be, in accordance with its terms, liquidated in full at maturity;

(3) is eligible for collateral for borrowing from a Federal Reserve Bank; and

(4) is accepted by a bank organized and existing under the laws of the United States or any state, if the short-term obligations of the bank, or of a bank holding company of which the bank is the largest subsidiary, are rated not less than A-1 or P-1 or an equivalent rating by at least one nationally recognized credit rating agency.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.013. AUTHORIZED INVESTMENTS: COMMERCIAL PAPER. Commercial paper is an authorized investment under this subchapter if the commercial paper:

(1) has a stated maturity of 270 days or fewer from the date of its issuance; and

(2) is rated not less than A-1 or P-1 or an equivalent rating by at least:

(A) two nationally recognized credit rating agencies; or

(B) one nationally recognized credit rating agency and is fully secured by an irrevocable letter of credit issued by a bank organized and existing under the laws of the United States or any state.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.014. AUTHORIZED INVESTMENTS: MUTUAL FUNDS. (a) A no-load money market mutual fund is an authorized investment under this subchapter if the mutual fund:

(1) is registered with and regulated by the Securities and Exchange Commission;

(2) provides the investing entity with a prospectus and other information required by the Securities Exchange Act of 1934 (15 U.S.C. Section 78a et seq.) or the Investment Company Act of 1940 (15 U.S.C. Section 80a-1 et seq.);

(3) has a dollar-weighted average stated maturity of 90 days or fewer; and

(4) includes in its investment objectives the maintenance of a stable net asset value of $1 for each share.

(b) In addition to a no-load money market mutual fund permitted as an authorized investment in Subsection (a), a no-load mutual fund is an authorized investment under this subchapter if the mutual fund:

(1) is registered with the Securities and Exchange Commission;

(2) has an average weighted maturity of less than two years;

(3) is invested exclusively in obligations approved by this subchapter;

(4) is continuously rated as to investment quality by at least one nationally recognized investment rating firm of not less than AAA or its equivalent; and

(5) conforms to the requirements set forth in Sections 2256.016(b) and (c) relating to the eligibility of investment pools to receive and invest funds of investing entities.

(c) An entity is not authorized by this section to:

(1) invest in the aggregate more than 15 percent of its monthly average fund balance, excluding bond proceeds and reserves and other funds held for debt service, in mutual funds described in Subsection (b);

(2) invest any portion of bond proceeds, reserves and funds held for debt service, in mutual funds described in Subsection (b); or

(3) invest its funds or funds under its control, including bond proceeds and reserves and other funds held for debt service, in any one mutual fund described in Subsection (a) or (b) in an amount that exceeds 10 percent of the total assets of the mutual fund.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 7, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 8, eff. Sept. 1, 1999.

Sec. 2256.015. AUTHORIZED INVESTMENTS: GUARANTEED INVESTMENT CONTRACTS. (a) A guaranteed investment contract is an authorized investment for bond proceeds under this subchapter if the guaranteed investment contract:

(1) has a defined termination date;

(2) is secured by obligations described by Section 2256.009(a)(1), excluding those obligations described by Section 2256.009(b), in an amount at least equal to the amount of bond proceeds invested under the contract; and

(3) is pledged to the entity and deposited with the entity or with a third party selected and approved by the entity.

(b) Bond proceeds, other than bond proceeds representing reserves and funds maintained for debt service purposes, may not be invested under this subchapter in a guaranteed investment contract with a term of longer than five years from the date of issuance of the bonds.

(c) To be eligible as an authorized investment:

(1) the governing body of the entity must specifically authorize guaranteed investment contracts as an eligible investment in the order, ordinance, or resolution authorizing the issuance of bonds;

(2) the entity must receive bids from at least three separate providers with no material financial interest in the bonds from which proceeds were received;

(3) the entity must purchase the highest yielding guaranteed investment contract for which a qualifying bid is received;

(4) the price of the guaranteed investment contract must take into account the reasonably expected drawdown schedule for the bond proceeds to be invested; and

(5) the provider must certify the administrative costs reasonably expected to be paid to third parties in connection with the guaranteed investment contract.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 8, eff. Sept. 1, 1997; Acts 1999, 76th Leg., ch. 1454, Sec. 9, 10, eff. Sept. 1, 1999.

Sec. 2256.016. AUTHORIZED INVESTMENTS: INVESTMENT POOLS. (a) An entity may invest its funds and funds under its control through an eligible investment pool if the governing body of the entity by rule, order, ordinance, or resolution, as appropriate, authorizes investment in the particular pool. An investment pool shall invest the funds it receives from entities in authorized investments permitted by this subchapter. An investment pool may invest its funds in money market mutual funds to the extent permitted by and consistent with this subchapter and the investment policies and objectives adopted by the investment pool.

(b) To be eligible to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must furnish to the investment officer or other authorized representative of the entity an offering circular or other similar disclosure instrument that contains, at a minimum, the following information:

(1) the types of investments in which money is allowed to be invested;

(2) the maximum average dollar-weighted maturity allowed, based on the stated maturity date, of the pool;

(3) the maximum stated maturity date any investment security within the portfolio has;

(4) the objectives of the pool;

(5) the size of the pool;

(6) the names of the members of the advisory board of the pool and the dates their terms expire;

(7) the custodian bank that will safekeep the pool's assets;

(8) whether the intent of the pool is to maintain a net asset value of one dollar and the risk of market price fluctuation;

(9) whether the only source of payment is the assets of the pool at market value or whether there is a secondary source of payment, such as insurance or guarantees, and a description of the secondary source of payment;

(10) the name and address of the independent auditor of the pool;

(11) the requirements to be satisfied for an entity to deposit funds in and withdraw funds from the pool and any deadlines or other operating policies required for the entity to invest funds in and withdraw funds from the pool; and

(12) the performance history of the pool, including yield, average dollar-weighted maturities, and expense ratios.

(c) To maintain eligibility to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must furnish to the investment officer or other authorized representative of the entity:

(1) investment transaction confirmations; and

(2) a monthly report that contains, at a minimum, the following information:

(A) the types and percentage breakdown of securities in which the pool is invested;

(B) the current average dollar-weighted maturity, based on the stated maturity date, of the pool;

(C) the current percentage of the pool's portfolio in investments that have stated maturities of more than one year;

(D) the book value versus the market value of the pool's portfolio, using amortized cost valuation;

(E) the size of the pool;

(F) the number of participants in the pool;

(G) the custodian bank that is safekeeping the assets of the pool;

(H) a listing of daily transaction activity of the entity participating in the pool;

(I) the yield and expense ratio of the pool, including a statement regarding how yield is calculated;

(J) the portfolio managers of the pool; and

(K) any changes or addenda to the offering circular.

(d) An entity by contract may delegate to an investment pool the authority to hold legal title as custodian of investments purchased with its local funds.

(e) In this section, "yield" shall be calculated in accordance with regulations governing the registration of open-end management investment companies under the Investment Company Act of 1940, as promulgated from time to time by the federal Securities and Exchange Commission.

(f) To be eligible to receive funds from and invest funds on behalf of an entity under this chapter, a public funds investment pool created to function as a money market mutual fund must mark its portfolio to market daily, and, to the extent reasonably possible, stabilize at a $1 net asset value. If the ratio of the market value of the portfolio divided by the book value of the portfolio is less than 0.995 or greater than 1.005, portfolio holdings shall be sold as necessary to maintain the ratio between 0.995 and 1.005. In addition to the requirements of its investment policy and any other forms of reporting, a public funds investment pool created to function as a money market mutual fund shall report yield to its investors in accordance with regulations of the federal Securities and Exchange Commission applicable to reporting by money market funds.

(g) To be eligible to receive funds from and invest funds on behalf of an entity under this chapter, a public funds investment pool must have an advisory board composed:

(1) equally of participants in the pool and other persons who do not have a business relationship with the pool and are qualified to advise the pool, for a public funds investment pool created under Chapter 791 and managed by a state agency; or

(2) of participants in the pool and other persons who do not have a business relationship with the pool and are qualified to advise the pool, for other investment pools.

(h) To maintain eligibility to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must be continuously rated no lower than AAA or AAA-m or at an equivalent rating by at least one nationally recognized rating service.

(i) If the investment pool operates an Internet website, the information in a disclosure instrument or report described in Subsections (b), (c)(2), and (f) must be posted on the website.

(j) To maintain eligibility to receive funds from and invest funds on behalf of an entity under this chapter, an investment pool must make available to the entity an annual audited financial statement of the investment pool in which the entity has funds invested.

(k) If an investment pool offers fee breakpoints based on fund balances invested, the investment pool in advertising investment rates must include either all levels of return based on the breakpoints provided or state the lowest possible level of return based on the smallest level of funds invested.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1421, Sec. 9, eff. Sept. 1, 1997.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 7, eff. June 17, 2011.

Sec. 2256.017. EXISTING INVESTMENTS. An entity is not required to liquidate investments that were authorized investments at the time of purchase.

Added by Acts 1995, 74th Leg., ch. 76, Sec. 5.46(a), eff. Sept. 1, 1995; Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 1997, 75th Leg., ch. 1421, Sec. 10, eff. Sept. 1, 1997.

Sec. 2256.019. RATING OF CERTAIN INVESTMENT POOLS. A public funds investment pool must be continuously rated no lower than AAA or AAA-m or at an equivalent rating by at least one nationally recognized rating service.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 1997, 75th Leg., ch. 1421, Sec. 11, eff. Sept. 1, 1997.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 8, eff. June 17, 2011.

Sec. 2256.020. AUTHORIZED INVESTMENTS: INSTITUTIONS OF HIGHER EDUCATION. In addition to the authorized investments permitted by this subchapter, an institution of higher education may purchase, sell, and invest its funds and funds under its control in the following:

(1) cash management and fixed income funds sponsored by organizations exempt from federal income taxation under Section 501(f), Internal Revenue Code of 1986 (26 U.S.C. Section 501(f));

(2) negotiable certificates of deposit issued by a bank that has a certificate of deposit rating of at least 1 or the equivalent by a nationally recognized credit rating agency or that is associated with a holding company having a commercial paper rating of at least A-1, P-1, or the equivalent by a nationally recognized credit rating agency; and

(3) corporate bonds, debentures, or similar debt obligations rated by a nationally recognized investment rating firm in one of the two highest long-term rating categories, without regard to gradations within those categories.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.0201. AUTHORIZED INVESTMENTS; MUNICIPAL UTILITY. (a) A municipality that owns a municipal electric utility that is engaged in the distribution and sale of electric energy or natural gas to the public may enter into a hedging contract and related security and insurance agreements in relation to fuel oil, natural gas, coal, nuclear fuel, and electric energy to protect against loss due to price fluctuations. A hedging transaction must comply with the regulations of the Commodity Futures Trading Commission and the Securities and Exchange Commission. If there is a conflict between the municipal charter of the municipality and this chapter, this chapter prevails.

(b) A payment by a municipally owned electric or gas utility under a hedging contract or related agreement in relation to fuel supplies or fuel reserves is a fuel expense, and the utility may credit any amounts it receives under the contract or agreement against fuel expenses.

(c) The governing body of a municipally owned electric or gas utility or the body vested with power to manage and operate the municipally owned electric or gas utility may set policy regarding hedging transactions.

(d) In this section, "hedging" means the buying and selling of fuel oil, natural gas, coal, nuclear fuel, and electric energy futures or options or similar contracts on those commodities and related transportation costs as a protection against loss due to price fluctuation.

Added by Acts 1999, 76th Leg., ch. 405, Sec. 48, eff. Sept. 1, 1999.

Amended by:

Acts 2007, 80th Leg., R.S., Ch. 7, Sec. 1, eff. April 13, 2007.

Sec. 2256.0202. AUTHORIZED INVESTMENTS: MUNICIPAL FUNDS FROM MANAGEMENT AND DEVELOPMENT OF MINERAL RIGHTS. (a) In addition to other investments authorized under this subchapter, a

municipality may invest funds received by the municipality from a lease or contract for the management and development of land owned by the municipality and leased for oil, gas, or other mineral development in any investment authorized to be made by a trustee under Subtitle B, Title 9, Property Code (Texas Trust Code).

(b) Funds invested by a municipality under this section shall be segregated and accounted for separately from other funds of the municipality.

Added by Acts 2009, 81st Leg., R.S., Ch. 1371, Sec. 1, eff. September 1, 2009.

Sec. 2256.0203. AUTHORIZED INVESTMENTS: PORTS AND NAVIGATION DISTRICTS. (a) In this section, "district" means a navigation district organized under Section 52, Article III, or Section 59, Article XVI, Texas Constitution.

(b) In addition to the authorized investments permitted by this subchapter, a port or district may purchase, sell, and invest its funds and funds under its control in negotiable certificates of deposit issued by a bank that has a certificate of deposit rating of at least 1 or the equivalent by a nationally recognized credit rating agency or that is associated with a holding company having a commercial paper rating of at least A-1, P-1, or the equivalent by a nationally recognized credit rating agency.

Added by Acts 2011, 82nd Leg., R.S., Ch. 804, Sec. 1, eff. September 1, 2011.

Sec. 2256.0204. AUTHORIZED INVESTMENTS: INDEPENDENT SCHOOL DISTRICTS. (a) In this section, "corporate bond" means a senior secured debt obligation issued by a domestic business entity and rated not lower than "AA-" or the equivalent by a nationally recognized investment rating firm. The term does not include a debt obligation that:

(1) on conversion, would result in the holder becoming a stockholder or shareholder in the entity, or any affiliate or subsidiary of the entity, that issued the debt obligation; or

(2) is an unsecured debt obligation.

(b) This section applies only to an independent school district that qualifies as an issuer as defined by Section 1371.001.

(c) In addition to authorized investments permitted by this subchapter, an independent school district subject to this section may purchase, sell, and invest its funds and funds under its control in corporate bonds that, at the time

of purchase, are rated by a nationally recognized investment rating firm "AA-" or the equivalent and have a stated final maturity that is not later than the third anniversary of the date the corporate bonds were purchased.

(d) An independent school district subject to this section is not authorized by this section to:

(1) invest in the aggregate more than 15 percent of its monthly average fund balance, excluding bond proceeds, reserves, and other funds held for the payment of debt service, in corporate bonds; or

(2) invest more than 25 percent of the funds invested in corporate bonds in any one domestic business entity, including subsidiaries and affiliates of the entity.

(e) An independent school district subject to this section may purchase, sell, and invest its funds and funds under its control in corporate bonds if the governing body of the district:

(1) amends its investment policy to authorize corporate bonds as an eligible investment;

(2) adopts procedures to provide for:

(A) monitoring rating changes in corporate bonds acquired with public funds; and

(B) liquidating the investment in corporate bonds; and

(3) identifies the funds eligible to be invested in corporate bonds.

(f) The investment officer of an independent school district, acting on behalf of the district, shall sell corporate bonds in which the district has invested its funds not later than the seventh day after the date a nationally recognized investment rating firm:

(1) issues a release that places the corporate bonds or the domestic business entity that issued the corporate bonds on negative credit watch or the equivalent, if the corporate bonds are rated "AA-" or the equivalent at the time the release is issued; or

(2) changes the rating on the corporate bonds to a rating lower than "AA-" or the equivalent.

(g) Corporate bonds are not an eligible investment for a public funds investment pool.

Added by Acts 2011, 82nd Leg., R.S., Ch. 1347, Sec. 1, eff. June 17, 2011.

Sec. 2256.0205. AUTHORIZED INVESTMENTS; DECOMMISSIONING TRUST. (a) In this section:

(1) "Decommissioning trust" means a trust created to provide the Nuclear Regulatory Commission assurance that funds will be available for decommissioning purposes as required under 10 C.F.R. Part 50 or other similar regulation.

(2) "Funds" includes any money held in a decommissioning trust regardless of whether the money is considered to be public funds under this subchapter.

(b) In addition to other investments authorized under this subchapter, a municipality that owns a municipal electric utility that is engaged in the distribution and sale of electric energy or natural gas to the public may invest funds held in a decommissioning trust in any investment authorized by Subtitle B, Title 9, Property Code.

Added by Acts 2005, 79th Leg., Ch. 121, Sec. 1, eff. September 1, 2005.

Sec. 2256.021. EFFECT OF LOSS OF REQUIRED RATING. An investment that requires a minimum rating under this subchapter does not qualify as an authorized investment during the period the investment does not have the minimum rating. An entity shall take all prudent measures that are consistent with its investment policy to liquidate an investment that does not have the minimum rating.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.022. EXPANSION OF INVESTMENT AUTHORITY. Expansion of investment authority granted by this chapter shall require a risk assessment by the state auditor or performed at the direction of the state auditor, subject to the legislative audit committee's approval of including the review in the audit plan under Section 321.013.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 2003, 78th Leg., ch. 785, Sec. 42, eff. Sept. 1, 2003.

Sec. 2256.023. INTERNAL MANAGEMENT REPORTS. (a) Not less than quarterly, the investment officer shall prepare and submit to the governing body of the entity a written report of investment transactions for all funds covered by this chapter for the preceding reporting period.

(b) The report must:

(1) describe in detail the investment position of the entity on the date of the report;

(2) be prepared jointly by all investment officers of the entity;

(3) be signed by each investment officer of the entity;

(4) contain a summary statement of each pooled fund group that states the:

(A) beginning market value for the reporting period;

(B) ending market value for the period; and

(C) fully accrued interest for the reporting period;

(5) state the book value and market value of each separately invested asset at the end of the reporting period by the type of asset and fund type invested;

(6) state the maturity date of each separately invested asset that has a maturity date;

(7) state the account or fund or pooled group fund in the state agency or local government for which each individual investment was acquired; and

(8) state the compliance of the investment portfolio of the state agency or local government as it relates to:

(A) the investment strategy expressed in the agency's or local government's investment policy; and

(B) relevant provisions of this chapter.

(c) The report shall be presented not less than quarterly to the governing body and the chief executive officer of the entity within a reasonable time after the end of the period.

(d) If an entity invests in other than money market mutual funds, investment pools or accounts offered by its depository bank in the form of certificates of deposit, or money market accounts or similar accounts, the reports prepared by the investment officers under this section shall be formally reviewed at least annually by an independent auditor, and the result of the review shall be reported to the governing body by that auditor.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995. Amended by Acts 1997, 75th Leg., ch. 1421, Sec. 12, eff. Sept. 1, 1997.

Amended by:

Acts 2011, 82nd Leg., R.S., Ch. 1004, Sec. 9, eff. June 17, 2011.

Sec. 2256.024. SUBCHAPTER CUMULATIVE. (a) The authority granted by this subchapter is in addition to that granted by other law. Except as provided by Subsection (b), this subchapter does not:

(1) prohibit an investment specifically authorized by other law; or

(2) authorize an investment specifically prohibited by other law.

(b) Except with respect to those investing entities described in Subsection (c), a security described in Section 2256.009(b) is not an authorized investment for a state agency, a local government, or another investing entity, notwithstanding any other provision of this chapter or other law to the contrary.

(c) Mortgage pass-through certificates and individual mortgage loans that may constitute an investment described in Section 2256.009(b) are authorized investments with respect to the housing bond programs operated by:

(1) the Texas Department of Housing and Community Affairs or a nonprofit corporation created to act on its behalf;

(2) an entity created under Chapter 392, Local Government Code; or

(3) an entity created under Chapter 394, Local Government Code.

Added by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.025. SELECTION OF AUTHORIZED BROKERS. The governing body of an entity subject to this subchapter or the designated investment committee of the entity shall, at least annually, review, revise, and adopt a list of qualified brokers that are authorized to engage in investment transactions with the entity.

Added by Acts 1997, 75th Leg., ch. 1421, Sec. 13, eff. Sept. 1, 1997.

Sec. 2256.026. STATUTORY COMPLIANCE. All investments made by entities must comply with this subchapter and all federal, state, and local statutes, rules, or regulations.

Added by Acts 1997, 75th Leg., ch. 1421, Sec. 13, eff. Sept. 1, 1997.

SUBCHAPTER B. MISCELLANEOUS PROVISIONS

Sec. 2256.051. ELECTRONIC FUNDS TRANSFER. Any local government may use electronic means to transfer or invest all funds collected or controlled by the local government.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.052. PRIVATE AUDITOR. Notwithstanding any other law, a state agency shall employ a private auditor if authorized by the legislative audit committee either on the committee's initiative or on request of the governing body of the agency.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995.

Sec. 2256.053. PAYMENT FOR SECURITIES PURCHASED BY STATE. The comptroller or the disbursing officer of an agency that has the power to invest assets directly may pay for authorized securities purchased from or through a member in good standing of the National Association of Securities Dealers or from or through a national or state bank on receiving an invoice from the seller of the securities showing that the securities have been purchased by the board or agency and that the amount to be paid for the securities is just, due, and unpaid. A purchase of securities may not be made at a price that exceeds the existing market value of the securities.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1423, Sec. 8.67, eff. Sept. 1, 1997.

Sec. 2256.054. DELIVERY OF SECURITIES PURCHASED BY STATE. A security purchased under this chapter may be delivered to the comptroller, a bank, or the board or agency investing its funds. The delivery shall be made under normal and recognized practices in the securities and banking industries, including the book entry procedure of the Federal Reserve Bank.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1423, Sec. 8.68, eff. Sept. 1, 1997.

Sec. 2256.055. DEPOSIT OF SECURITIES PURCHASED BY STATE. At the direction of the comptroller or the agency, a security purchased under this chapter may be deposited in trust with a bank or federal reserve bank or branch designated by the comptroller, whether in or outside the state. The deposit shall be held in the entity's name as evidenced by a trust receipt of the bank with which the securities are deposited.

Amended by Acts 1995, 74th Leg., ch. 402, Sec. 1, eff. Sept. 1, 1995; Acts 1997, 75th Leg., ch. 1423, Sec. 8.69, eff. Sept. 1, 1997.

APPENDIX B

COUNCIL RESOLUTION

September 13, 2017

WHEREAS, in 1987 the City Council adopted the City's Investment Policy which was in compliance with the federal and state law and the City Charter; and

WHEREAS, in 1995 and 1997 through 2016, the City Council amended the City's Investment Policy to incorporate amendments to the Public Funds Investment Act, improve management of the City's investments and reflect organizational changes; and

WHEREAS, the Public Funds Investment Act requires that the investment shall be made in accordance with written policies approved, at least annually, by the governing body; and

WHEREAS, investment policies must address safety of principal, liquidity, yield, diversification and maturity, with primary emphasis on safety of principal. **Now, Therefore,**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the attached City of Dallas Investment Policy and investment strategies have been reviewed by the City Council and shall be adopted as the guiding policy in the ongoing management of the specified funds in accordance with Federal and State law and the City Charter.

Section 2. That this resolution shall be take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas and it is accordingly so resolved.

AGENDA ITEM # 12

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: City Secretary
City Attorney's Office

CMO: Bilierae Johnson, 670-3738
Larry Casto, 670-3491

MAPSCO: N/A

SUBJECT

An ordinance correcting a typographical error in Ordinance No. 30554, ordering a bond election on November 7, 2017 - Financing: No cost consideration to the City

BACKGROUND

Ordinance No. 30554 states that the special election is on Saturday, November 7, 2017. It should state that it is on Tuesday, November 7, 2017. This ordinance would correct this typographical error only.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 9, 2017, City Council authorized an ordinance ordering a bond election to be held in the city of Dallas on November 7, 2017, for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas by Resolution No. 17-1196; Ordinance No. 30554.

FISCAL INFORMATION

No cost consideration to the City.

8/25/17

ORDINANCE NO. _____

An ordinance correcting Ordinance No. 30554, passed by the Dallas City Council on August 9, 2017; correcting a typographical error in the date; providing a saving clause; providing a severability clause; and providing an effective date.

WHEREAS, the city council finds it is in the public's interest to correct a typographical error in Ordinance No. 30554;

WHEREAS, this ordinance does not affect the timing of the bond election order, which was timely ordered in accordance with the law; Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That Ordinance No. 30554, passed by the Dallas City Council on August 9, 2017, is corrected by correcting a typographical error in the first sentence of Section 1 to read as follows:

"SECTION 1. That a bond election is ordered to be held in the city of Dallas on Tuesday [~~Saturday~~] November 7, 2017, between the hours of 7:00 a.m. and 7:00 p.m., which date is not less than 78 days or more than 90 days from the effective date of this ordinance, and which election is for the purpose of authorizing general obligation bonds."

SECTION 2. That Ordinance No. 30554 shall remain in full force and effect, save and except as amended by this ordinance.

SECTION 3. That the terms and provisions of this ordinance are severable and are governed by Section 1-4 of Chapter 1 of the Dallas City Code, as amended.

DRAFT

SECTION 4. That this ordinance shall take effect on September 13, 2017, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

By_____
Assistant City Attorney

Passed_____

DRAFT

8/25/17

ORDENANZA NRO. _____

Una ordenanza que corrige la Ordenanza Nro. 30554, aprobada por el Consejo Municipal de Dallas el 9 de agosto de 2017; corrige un error tipográfico en la fecha; dispone una cláusula de salvaguardia; dispone una cláusula de divisibilidad; y dispone una fecha de entrada en vigencia.

EN VISTA DE QUE el consejo municipal halla que es en interés del público corregir un error tipográfico en la Ordenanza Nro. 30554;

EN VISTA DE QUE esta ordenanza no afecta los tiempos de la orden de elección de bonos, que fue oportunamente ordenada en conformidad con la ley; Ahora, por lo tanto,

EL CONSEJO MUNICIPAL DE LA CIUDAD DE DALLAS ORDENA:

SECCIÓN 1. Que se corrija en la Ordenanza Nro. 30554, aprobada por el Consejo Municipal de Dallas el 9 de agosto de 2017 un error tipográfico en la primera oración de la Sección 1 para que se lea del siguiente modo:

"SECCIÓN 1. Que una elección de bonos se ordena para ser celebrada en la ciudad de Dallas el martes [~~sábado~~] 7 de noviembre de 2017 , en el horario de 7:00 a.m. a 7:00 p.m., fecha que cae no menos de 78 días ni más de 90 días de la fecha de entrada en vigencia de esta ordenanza, y elección que se realiza con el propósito de autorizar bonos de obligación general".

SECCIÓN 2. Que la Ordenanza Nro. 30554 permanecerá en pleno vigor y vigencia, salvo por lo enmendado a través de esta ordenanza.

SECCIÓN 3. Que los términos y las disposiciones de esta ordenanza son divisibles y están regidos por la Sección 1-4 del Capítulo 1 del Código de la Ciudad de Dallas y sus enmiendas.

BORRADOR

SECCIÓN 4. Que esta ordenanza entrará en vigencia el 13 de septiembre de 2017 y así se ordena.

APROBADA EN CUANTO A SU LEGALIDAD:

LARRY E. CASTO, Abogado de la Ciudad

Por_____
Abogado Asistente de la Ciudad

Aprobada_____

BORRADOR

AGENDA ITEM # 13

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2

DEPARTMENT: Equipment & Building Services
Police

CMO: Jody Puckett, 670-3390
Jon Fortune, 670-1204

MAPSCO: 45U

SUBJECT

Authorize a construction services contract with Turner Construction Company, the only responsive proposer of two, for the lobby security enhancements at the Jack Evans Police Headquarters located at 1400 South Lamar Street - Not to exceed $1,998,957 - Financing: 1998 Bond Funds ($79,557) and 2006 Bond Funds ($1,919,400)

BACKGROUND

On June 13, 2015, a gunman fired shots from the Jack Evans Police Headquarters entrance plaza into the building lobby. The post evaluation of the incident by the Dallas Police Department concluded that an assessment was necessary to review the building and site conditions to identify enhancements that might better protect officers, personnel and the public utilizing this facility.

The architectural firm, Gensler was selected, after a credential review of pre-qualified firms in the Public Works - Facility Architecture & Engineering Consultant Pool and was requested to provide a proposal for professional services under contract to assess conditions and provide recommendations to improve the building and site security at the Jack Evans Police Headquarters.

Construction documents were completed in May 2017 and advertised for competitive sealed proposals due on June 9, 2017. Two proposals were received, of which, one was deemed non-responsive.

This action will authorize a construction services contract with Turner Construction Company for the Lobby Security Enhancements at the Jack Evans Police Headquarters.

ESTIMATED SCHEDULE OF PROJECT

Began Evaluation	July 2015
Completed Evaluation	October 2015
Began Design	December 2015
Completed Design	May 2017
Began Construction	January 2017
Complete Construction	May 2018

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On December 9, 2015, City Council authorized Supplemental Agreement No. 1 to the contract with Gensler for design and construction document services for security improvements to the lobby desk area at the Jack Evans Police Headquarters by Resolution No. 15-2220.

On March 28, 2016, the Public Safety Committee was briefed regarding this matter.

On August 10, 2016, City Council authorized Supplemental Agreement No. 2 to the contract with Gensler to provide construction documents and construction administration services for security enhancements at the Jack Evans Police Headquarters and seven Dallas Police Substations by Resolution No. 16-1254.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

1998 Bond Funds - $79,557.37
2006 Bond Funds - $1,919,399.63

M/WBE INFORMATION

See attached.

PROPOSAL INFORMATION

The following two proposals were received and opened on June 9, 2017:

*Denotes successful proposer

Proposers	**Address**	**Amount**
*Turner Construction Company	10100 North Central Expressway, Suite 600 Dallas, Texas 75231	$1,998,957.00
Newbreed Security The Next Level		Non-responsive**

**Newbreed Security The Next Level was deemed non-responsive due to their submission of an incomplete proposal.

OWNER

Turner Construction Company

Jerry Crawford, Vice President/General Manager

MAP

Attached

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a construction services contract with Turner Construction Company, the only responsive proposer of two, for the lobby security enhancements at the Jack Evans Police Headquarters located at 1400 South Lamar Street - Not to exceed $1,998,957 - Financing: 1998 Bond Funds ($79,557) and 2006 Bond Funds ($1,919,400)

Turner Construction Company is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$1,922,445.00	96.17%
Total non-local contracts	$76,512.00	3.83%
TOTAL CONTRACT	$1,998,957.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

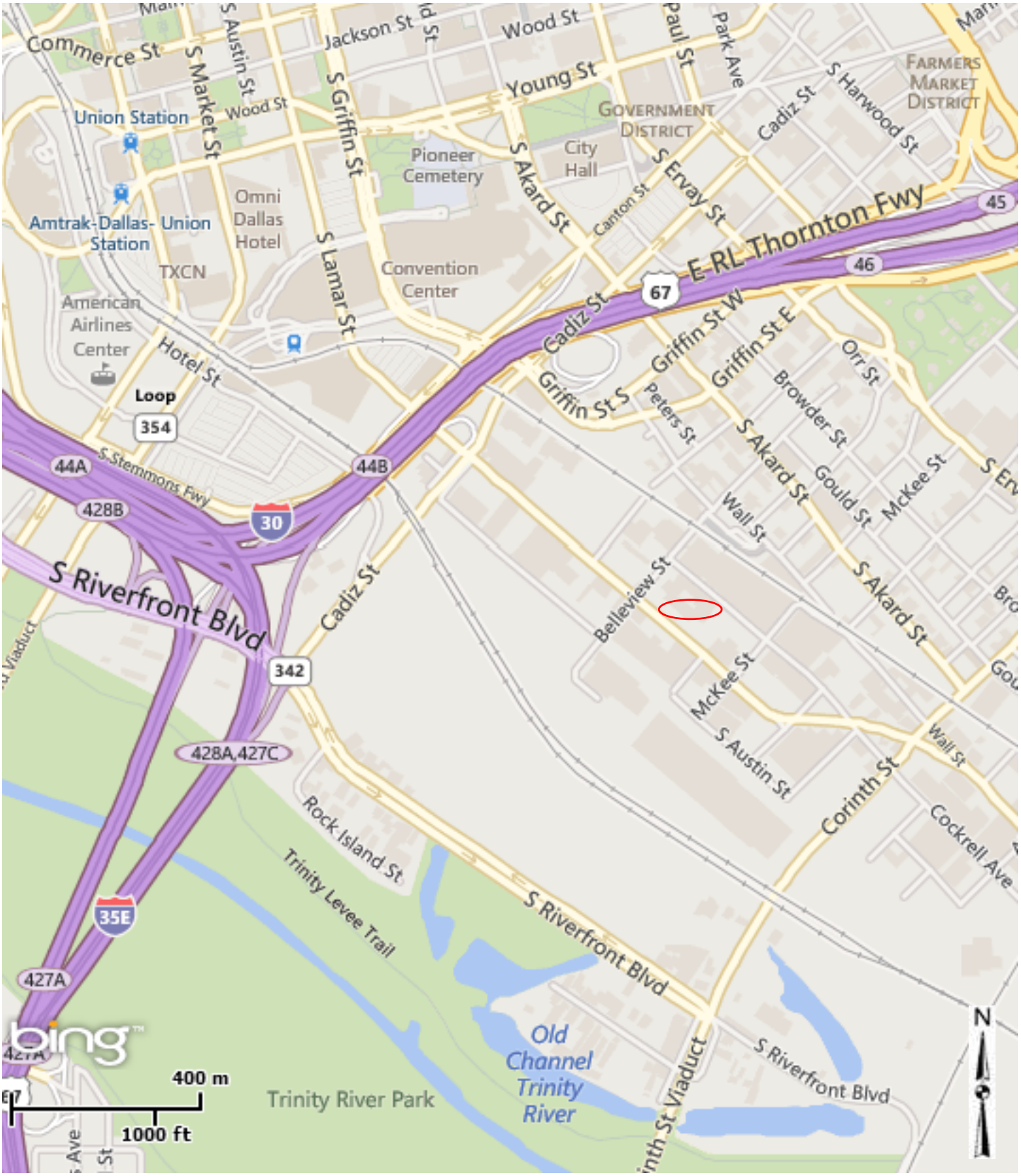
None

Non-Local Contractors / Sub-Contractors

Non-local	Certification	Amount	Percent
DMCA, Inc.	HFDB50608Y0518	$14,648.00	19.14%
Thousand Mile South Construction	HMMB31916Y0519	$6,650.00	8.69%
Terrell Glass & Mirror	WFWB58891N0818	$36,691.00	47.95%
DMI Technologies, Inc.	WFWB13421N0319	$13,054.00	17.06%
Champion Fuel	WFDB50190Y0618	$5,469.00	7.15%
Total Minority - Non-local		$76,512.00	100.00%

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$21,298.00	1.07%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$55,214.00	2.76%
Total	$0.00	0.00%	$76,512.00	3.83%



Jack Evans Police Headquarters

1400 S Lamar St

September 13, 2017

WHEREAS, on July 20, 2015, Administrative Action No. 15-6346, authorized a contract with Gensler, to assess building and site conditions and recommend security enhancements at the Jack Evans Police Headquarters located at 1400 South Lamar Street, in an amount not to exceed $49,900.00; and

WHEREAS, on December 9, 2015, City Council authorized Supplemental Agreement No. 1 to the contract with Gensler to assess building and site conditions at the seven Dallas Police Substations and recommend security enhancements, in an amount not to exceed $124,338.00, from $49,000.00 to $174,238.00, by Resolution No. 15-2220; and

WHEREAS, on August 10, 2016, City Council authorized Supplemental Agreement No. 2 to the contract with Gensler to provide design, construction documents, and construction administration services for enhancements at the Jack Evans Police Headquarters located at 1400 South Lamar Street, and seven Dallas Police Substations, located at 6969 McCallum Boulevard, 9915 East Northwest Highway, 9801 Harry Hines Boulevard, 4230 West Illinois Avenue, 725 North Jim Miller Road, and 334 Hall Street, and 1999 East Camp Wisdom Road, in an amount not to exceed $302,230.00, from $174,238.00 to $476,468.00, by Resolution No. 16-1254; and

WHEREAS, on March 24, 2017, Administrative Action No. 17-5791, authorized Supplemental Agreement No. 3 to provide design services for access control at the North Central and Northwest Dallas Police Substations, located at 6969 McCallum Boulevard, Dallas, Texas 75252 and 9801 Harry Hines Boulevard, Dallas Texas 75220, in an amount not to exceed $19,500.00, increasing the contract amount form $476,468.00 to $495,968.00; and

WHEREAS, project construction documents were developed and publicly advertised for competitive sealed proposals; and

WHEREAS, two proposals were received and opened on June 9, 2017, for the Lobby Security Enhancements at the Jack Evans Police Headquarters; and

WHEREAS, it was determined that Turner Construction Company was the only responsive proposer; and

WHEREAS, the City entered negotiations with Turner Construction Company which concluded in a best and final offer submitted by Turner Construction Company dated August 7, 2017; and

WHEREAS, it is now desirable to authorize a construction services contract with Turner Construction Company for the lobby security enhancements at the Jack Evans Police Headquarters, in an amount not to exceed $1,998,957.00.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a construction services contract with Turner Construction Company, approved as to form by the City Attorney, for the lobby security enhancements at the Jack Evans Police Headquarters, in an amount not to exceed $1,998,957.00.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $1,998,957.00 to Turner Construction Company in accordance with the terms and conditions of the contracts from the applicable project fund for the individual construction for which the services are being performed, subject to annual appropriation of funding as follows:

1998 Bond Funds Fund 0P44, Department EBS, Unit N820 Activity MMCF, Object 4310, Program EBS17001 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 55,375.37
1998 Bond Funds Fund 8P44, Department EBS, Unit N820 Activity MMCF, Object 4310, Program EBS1700 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 24,182.00
2006 Bond Funds Fund 1T33, Department EBS, Unit P902 Activity MMCF, Object 4310, Program EBS17001 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 103,688.78
2006 Bond Funds Fund 2T33, Department EBS, Unit T840 Activity MMCF, Object 4310, Program EBS17001 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 878,239.04
2006 Bond Funds Fund 6T33, Department EBS, Unit W049 Activity MMCF, Object 4310, Program EBS17001 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 80,699.19

SECTION 2. (continued)

2006 Bond Funds Fund 7T33, Department EBS, Unit T845 Activity MMCF, Object 4310, Program EBS17001 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 56,500.00
2006 Bond Funds Fund 8T33, Department EBS, Unit T839 Activity MMCF, Object 4310, Program EBS17001 Encumbrance/Contract No. CX EBS-2017-00003068 Vendor 508618	$ 800,272.62
Total amount not to exceed	$1,998,957.00

SECTION 3. That this contract is designated as Contract No. EBS-2017-00003068.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas and it is accordingly so resolved.

AGENDA ITEM # 14

KEY FOCUS AREA:	Public Safety Mobility Solutions, Infrastructure, and Sustainability Human and Social Needs Quality of Life Government Performance and Financial Management
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	All
DEPARTMENT:	Equipment & Building Services Aviation Convention and Event Services Park & Recreation
CMO:	Jody Puckett, 670-3390 Joey Zapata, 670-3009 Willis Winters, 670-4071
MAPSCO:	N/A

SUBJECT

Authorize the third of three, one-year renewal options, to the Job Order Services contract with **(1)** Brown & Root Industrial Services, LLC, for construction services in the amount of $4,358,053, from $12,202,549 to $16,560,602; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements in the amount of $1,875,000, from $5,250,000 to $7,125,000 - Total not to exceed $6,233,053 - Financing: Aviation Current Funds ($2,000,000) (subject to appropriations), Convention and Event Services Capital Construction Funds ($3,000,000), Park and Recreation Program Funds ($500,000) and 2006 Bond Funds ($733,053)

BACKGROUND

The subject contracts were competitively bid in October 2012 and the bidders provided coefficients deliver discounts when multiplied by pre-set unit prices from a uniform price book, which is periodically updated to reflect current market conditions. On June 12, 2013, the base contract for twenty-four months was authorized by Resolution No. 13-0967. On September 22, 2015, the first of three one-year renewal options to the two contractors was authorized by Resolution No. 15-1771, and on September 28, 2016, the second of three renewal options to the two contractors was authorized by Resolution No. 16-1620.

BACKGROUND (continued)

The M/WBE participation for the work performed to date for Brown & Root Industrial Services, LLC is 46/61 percent, and for METCO Engineering, Inc., it is 37 percent. Job Order Contracting is an alternative contracting method that is used to provide for construction, repair, rehabilitation, and alterations at City facilities. This contracting methodology was made available to Texas municipalities effective September 1, 2001 by the Texas Local Government Code; Section 271.120 was added by Acts 2001, 77th Leg., Chapter 1409, Section 5.

The contracts allow for delivery of fixed price projects of indefinite delivery and indefinite quantity. The contract amount is buying power and makes no representation regarding the amount of work a contractor will receive.

The amount for a particular project is not encumbered until it is decided Job Order Contracting should be used and a Job Order is executed.

The Job Order Contracts allow construction services to be provided by Brown & Root Industrial Services, LLC for general construction and METCO Engineering, Inc. for mechanical, electrical, and plumbing. The contract's pre-agreed pricing establishes a known basis for costs and the coefficients (multipliers) provide a reduction in costs to the City. The City is able to have construction performed by consistent, proven, and dependable contractors. With Job Order Contracting, the contractors can respond more rapidly to urgent and unforeseen needs and assist City workforces with maintenance and major maintenance.

This action will authorize the third of three one-year renewal options to the Job Order Services contracts with **(1)** Brown & Root Industrial Services, LLC for construction services; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements related to the job order services project.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 12, 2013, City Council authorized a twenty-four month construction service contract with Chamberlin Dallas, LLC, Kellogg Brown & Root, LLC, and METCO Engineering, Inc. by Resolution No. 13-0967.

On September 22, 2015, City Council authorized the first one-year renewal option of three to the contract with Kellogg, Brown & Root, LLC for construction services related to the job order contracting services project and METCO Engineering, Inc. for mechanical, electrical and plumbing improvements related to the job order services project by Resolution No. 15-1771.

Information about this item was provided to the Budget, Finance and Audit Committee on September 19, 2016.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSION) (continued)

On September 28, 2016, City Council authorized the second one-year renewal option of three to the Job Order Services contract with Brown & Root Industrial Services, LLC for construction services and METCO Engineering, Inc. for mechanical, electrical and plumbing improvements by Resolution No. 16-1620.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Aviation Current Funds - $2,000,000 (subject to appropriations)
Convention and Event Services Capital Construction Funds - $3,000,000
Park and Recreation Program Funds - $500,000
2006 Bond Funds - $733,053

This action does not encumber funds. Upon approval of a job order, the funds for services are to be encumbered from project funds, operating funds of a project, or funds from the department receiving services.

OWNERS

Brown & Root Industrial Services, LLC

Rick Farrag, Vice President

METCO Engineering, Inc.

Barry Bagheri, President

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize the third of three, one-year renewal options, to the Job Order Services contract with **(1)** Brown & Root Industrial Services, LLC, for construction services in the amount of $4,358,053, from $12,202,549 to $16,560,602; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements in the amount of $1,875,000, from $5,250,000 to $7,125,000 - Total not to exceed $6,233,053 - Financing: Aviation Current Funds ($2,000,000) (subject to appropriations), Convention and Event Services Capital Construction Funds ($3,000,000), Park and Recreation Program Funds ($500,000) and 2006 Bond Funds ($733,053)

Brown & Root Industrial Services, LLC is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforces.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$0.00	0.00%
Total non-local contracts	$4,358,053.00	100.00%
TOTAL CONTRACT	$4,358,053.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

None

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$0.00	0.00%
Total	$0.00	0.00%	$0.00	0.00%

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize the third of three, one-year renewal options, to the Job Order Services contract with **(1)** Brown & Root Industrial Services, LLC, for construction services in the amount of $4,358,053, from $12,202,549 to $16,560,602; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements in the amount of $1,875,000, from $5,250,000 to $7,125,000 - Total not to exceed $6,233,053 - Financing: Aviation Current Funds ($2,000,000) (subject to appropriations), Convention and Event Services Capital Construction Funds ($3,000,000), Park and Recreation Program Funds ($500,000) and 2006 Bond Funds ($733,053)

METCO Engineering, Inc. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$880,000.00	46.93%
Total non-local contracts	$995,000.00	53.07%
TOTAL CONTRACT	$1,875,000.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

Local	Certification	Amount	Percent
WBC Electrical & Telecom	BMM836879N0517	$470,000.00	53.41%
Total Minority - Local		$470,000.00	53.41%

Non-Local Contractors / Sub-Contractors

Non-local	Certification	Amount	Percent
Axium Solar, Inc.	WFWB74102N0419	$525,000.00	52.76%
Total Minority - Non-local		$525,000.00	52.76%

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$470,000.00	53.41%	$470,000.00	25.07%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$525,000.00	28.00%
Total	$470,000.00	53.41%	$995,000.00	53.07%

WHEREAS, the State of Texas Local Government Code, Section §271.113 provides for Job Order Contracting by local municipalities; and

WHEREAS, Job Order Contracting is desirable and necessary to perform construction, repair, rehabilitation, and alterations at City facilities; and

WHEREAS, it is desirable for the Public Works Department to continue to provide Job Order Contracting construction services to its client departments; and

WHEREAS, on June 12, 2013, City Council authorized a twenty-four month construction services contract with three twelve-month renewal options to perform job order contracting services with Chamberlin Dallas, LLC, in the amount of $1,500,000.00, Kellogg, Brown & Root, LLC, in the amount of $3,486,443.00; and METCO Engineering, Inc. in the amount of $1,500,000.00, by Resolution No. 13-0967; and

WHEREAS, on September 22, 2015, City Council authorized the first one-year renewal option of three, to the contract with Kellogg, Brown & Root, LLC, in the amount of $6,500,000.00, from $3,486,443.00 to $9,986,443.00; and METCO Engineering, Inc., in an amount not to exceed $1,875,000.00, from $2,000,000.00 to $1,500,000.00 to $3,500,000.00, by Resolution No. 15-1771; and

WHEREAS, the amounts of the first one-year renewal option of three, to the Job Order Contracting services contracts, were reduced to be in compliance with Texas State Statutes and executed as follows, Kellogg, Brown & Root, LLC, in the amount of $4,358,053.00, from $3,486,443.00 to $7,844,496.00; and METCO Engineering, Inc., in the amount of $1,8975,000.00, from $1,500,000.00 to $3,375,000.00; and

WHEREAS, on September 12, 2016, Administrative Action No. 16-6629 authorized the contract assignment of the Job Order Contracting services contract with Kellogg, Brown & Root, LLC to Brown & Root Industrial Services, LLC; and

WHEREAS, on September 28, 2016, City Council authorized the second one-year renewal option of three, to the Job Order Services contracts with Brown & Root Industrial Services, LLC for construction services, in the amount of $4,358,053.00, from $7,844,496.00 to $12,202,549.00; and METCO Engineering, Inc. for mechanical, electrical and plumbing improvements, in the amount of $1,875,000.00, from $3,375,000.00 to $5,250,000.00 by Resolution No. 16-1620; and

WHEREAS, it is now desirable to authorize the third of three one-year renewal options to the Job Order Services contracts with **(1)** Brown & Root Industrial Services, LLC for construction services, in the amount of $4,358,053.00, from $12,202,549.00 to $16,560,602.00; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements, in the amount of $1,875,000.00, from $5,250,000.00 to $7,125,000.00.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the third of three one-year renewal options to the Job Order Services contracts with **(1)** Brown & Root Industrial Services, LLC for construction services, in the amount of $4,358,053, from $12,202,549 to $16,560,602; and **(2)** METCO Engineering, Inc. for mechanical, electrical and plumbing improvements, in the amount of $1,875,000, from $5,250,000 to $7,125,000, total third renewal amount not to exceed $6,233,053, approved as to form by the City Attorney.

SECTION 2. That the Director of the Equipment and Building Services Department or his designees are authorized to request services as needed with any of the contracted firms in accordance with the contract terms.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $6,233,053 in accordance with the terms and conditions of the contracts from the applicable project fund for the individual construction for which the services are being performed, subject to annual appropriation of funding as follows:

Fund	Department	Unit	Object	Amount
0130	AVI	Various	Various	$2,000,000.00
0082	CCT	Various	Various	$3,000,000.00
2T33	EBS	Various	Various	$ 366,526.50
2T42	EBS	Various	Various	$ 366,526.50
0395	PKR	Various	Various	$ 500,000.00

SECTION 4. That each contract shall provide for termination by the City Manager, without liability, in the event of non-appropriation of funding available for these contracts by the City Council.

SECTION 5. That the contract with Brown & Root Industrial Services LLC, Vendor VC15293, be designated as Contract No. EBS-2017-00003184. That the contract with METCO Engineering, Inc., Vendor VS0000025965, be designated as Contract No. EBS-2017-00003185.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 15

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: Fair Housing

CMO: Raquel Favela, 670-3309

MAPSCO: N/A

SUBJECT

Authorize an agreement with the U.S. Department of Housing and Urban Development to **(1)** renew the certification of the City of Dallas Fair Housing Office as a substantially equivalent Fair Housing agency for the next five years; and **(2)** adopt the 2017 Addendum to the Memorandum of Understanding between the City of Dallas Fair Housing Office and the U.S. Department of Housing and Urban Development - Financing: No cost consideration to the City

BACKGROUND

The Fair Housing Ordinance, Chapter 20A of the Dallas City Code, was amended on November 7, 1990 and September 25, 1991 for the purpose of obtaining certification from the U.S. Department of Housing and Urban Development (HUD) that the City of Dallas is a fair housing agency operating substantially equivalent to HUD. On June 12, 1992, HUD granted the City of Dallas interim certification as a substantially equivalent fair housing agency. On April 24, 1995, HUD granted the City of Dallas final certification as a substantially equivalent fair housing agency and the two parties entered into a Memorandum of Understanding (MOU). The MOU outlines the authority responsibilities and requirements for processing Fair Housing complaints in accordance with federal regulations. It also provides required performance standards for the City of Dallas Fair Housing Office to continue as a substantially equivalent agency. After the initial certification in 1995, the Dallas Fair Housing Office was recertified in 2002, 2004 and 2010.

HUD conducted a Performance Assessment of Dallas Fair Housing in December of 2016 and notified the City that the Dallas Fair Housing Office was being recommended for recertification based on performance.

This approval extends the eligibility for the City of Dallas Fair Housing Office to participate in the Fair Housing Assistance Grant Program and receive funds for processing fair housing complaints within the City of Dallas.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Economic Development and Housing Committee was briefed regarding this matter on August 21, 2017.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, the City of Dallas Fair Housing Office was certified as a substantially equivalent Fair Housing Agency in 1995; and

WHEREAS, the City of Dallas Fair Housing Office has operated under a Memorandum of Understanding (MOU) with the U.S. Department of Housing and Urban Development (HUD) since 1995; and

WHEREAS, HUD has determined that the Dallas Fair Housing Office has engaged in timely, comprehensive and thorough fair housing complaint investigation, conciliation and enforcement activities; and

WHEREAS, in recognition of the performance of the Dallas Fair Housing, HUD has offered the office recertification as a substantially equivalent Fair Housing Agency; and

WHEREAS, HUD has updated the MOU in the form of the 2017 Addendum to the MOU between HUD and the City of Dallas Fair Housing Office; and

WHEREAS, by accepting the terms of the 2017 Addendum to the MOU the City accepts recertification of the Fair Housing Office for the next five years.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign an agreement with the U.S. Department of Housing and Urban Development to **(1)** renew the certification of the City of Dallas Fair Housing Office as a substantially equivalent Fair Housing agency; and **(2)** adopt the 2017 Addendum to the Memorandum of Understanding between the City of Dallas Fair Housing Office and the U.S. Department of Housing and Urban Development, approved as to form by the City Attorney.

SECTION 2. That this contract is designated as Contract No. MGT-2017-00003574.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 16

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Fire

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize an Interlocal Agreement with Dallas County Hospital District d/b/a Parkland Health and Hospital System for Biomedical On-Line Supervision for the period October 1, 2017 through September 30, 2018 - Not to exceed $537,754 - Financing: Current Funds (subject to appropriations)

BACKGROUND

State law requires Biomedical On-Line Supervision of the City of Dallas Fire-Rescue paramedics. The City issued a Request for Proposal No. PA0000357 for Biomedical On-Line Supervision for the Dallas area emergency medical system.

The Biotel system, staffed by Parkland Health and Hospital System physicians and nurses, was created on July 1, 1980 to provide medical control for the paramedics in the field via radio and telemetered patient data. Other cities currently participate on a per capita basis, thus deferring the cost.

This service also provides for implementation and maintenance of the Comprehensive Trauma Plan endorsed by City Council in February 1993.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 11, 2013, City Council authorized an Interlocal Agreement with Dallas County Hospital District d/b/a Parkland Health and Hospital System for a twenty-four month period for Biomedical On-Line Supervision; and Interlocal Agreements with participating local governmental entities by Resolution No. 13-1556.

On September 22, 2015, City Council authorized an Interlocal Agreement with Dallas County Hospital District d/b/a Parkland Health and Hospital System for a twenty-four month period for Biomedical On-Line Supervision; and Interlocal Agreements with participating local governmental entities by Resolution No. 15-1750.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

Current Funds - $537,754 (subject to appropriations)

M/WBE INFORMATION

In accordance with State Law, Dallas County Hospital District d/b/a Parkland Health and Hospital System at Dallas, strongly supports a Minority Business Enterprise Program consistent with the City's Good Faith Effort Plan.

OWNER

Dallas County Hospital District d/b/a Parkland Health and Hospital System

Fred Cerise, Chief Executive Officer

September 13, 2017

WHEREAS, State law requires Biomedical On-Line Supervision of the City of Dallas Fire-Rescue paramedics; and

WHEREAS, it is most advantageous to the City of Dallas to enter into an Interlocal Agreement for Biomedical On-Line Supervision services with Dallas County Hospital District d/b/a Parkland Health and Hospital System.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager or his designee is hereby authorized to sign an Interlocal Agreement with Dallas County Hospital District d/b/a Parkland Health and Hospital System, approved as to form by the City Attorney, for Biomedical On-Line Supervision for the period October 1, 2017 through September 30, 2018.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $537,754 (subject to appropriations) to Dallas County Hospital District d/b/a Parkland Health and Hospital System from General Fund, Fund 0001, Department DFD, Unit ER90, Object 3070, Encumbrance/Contract No. CX-DFD-2017-00003211, Vendor 900498.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 17

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Fire

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize an Interlocal Agreement with Texas A&M Engineering Extension Service for the operation and management of Texas Task Force 2 Urban Search and Rescue Team for the period September 1, 2017 through August 30, 2019 - Financing: No cost consideration to the City

BACKGROUND

Currently, Texas Task Force 2 Urban Search and Rescue team (TX-TF2) is operated and managed under the City of Dallas Fire-Rescue Department (DFR). TX-TF2 is a state asset, equipped and maintained as a short notice, multi-disciplined search and rescue task force available for ground deployment and operations in Texas. Since acceptance of the state proposal to serve as Texas Task Force 2 Urban Search and Rescue Team for the State of Texas, effective May 15, 2007, TX-TF2 has been deployed to disasters in the Dallas-Fort Worth area and across Texas at the request of the Texas Department of Emergency Management. TX-TF2 deploys off-duty members from DFR and other participating agencies without impacting on-duty local search and rescue capabilities within the city of Dallas or across the North Central Texas region. The Task Force Team started as a Type III and currently operates as Type I Task Force Team.

DFR has maintained the leadership, organization structure, training, certification and readiness necessary to meet any contingency or operation. In 2010 and 2013, City Council authorized acceptance of two grants, one from the Governor's Division of Emergency Management in an amount not to exceed $1,400,000 and one from the Texas Department of Public Safety in an amount not to exceed $2,000,000, for the purchase of equipment, training, and program management. Upon completion of an authorized deployment, both the City of Dallas and the participating agencies are reimbursed at full cost. Under the Interlocal Agreement, the City will still be reimbursed for the personnel cost during deployment and participating agencies reimbursed directly by Texas A&M Engineering Extension Service (TEEX).

BACKGROUND (continued)

TEEX, a member of the Texas A&M University System, is the primary agency for search and rescue in Texas as delineated in the State of Texas Emergency Response Plan, Annex R, and the sponsoring agency for Texas Task Force 1 (TX-TF1) as delineated in Texas Education Code Chapter 8, Subchapter D. TX-TF1 is equipped and maintained as a short notice, multi-disciplined search and research task force available for air and ground deployment and operations in Texas or other locations as needed.
During the 85th State Legislature, State Bill No. 1 authorized funding appropriation under TX-TF1 in the amount of $2,000,000 for the next two years for the operation and management of TX-TF2. This appropriation necessitates the Interlocal Agreement for continuity of operation and management for efficient deployment of this state asset both locally within the North Central Texas region and across the state, as activated through TEEX.

Texas Government Code Title 7, Chapter 791, Subchapter B, Section 791.011 ("Interlocal Cooperation Act"), authorizes local government entities to enter into interlocal contracts for governmental purposes.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 27, 2010, City Council authorized acceptance of a grant from the Governor' s Division of Emergency Management to be used for expenses associated with the purchase of equipment and training of personnel needed to enhance the Urban Search and Rescue Task Force response capabilities for the period September 1, 2009 through August 31, 2011, by Resolution No. 10-0315.

On November 12, 2013, City Council authorized acceptance of a grant from the Texas Department of Public Safety to be used for expenses associated with the purchase of equipment and training of personnel needed to sustain the administrative and operational readiness response capabilities of the Texas Task Force 2 Urban Search and Rescue team for the period September 1, 2013 through August 31, 2015, by Resolution No. 13-1925.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, on May 15, 2007, the City of Dallas accepted the State proposal to operate and manage Texas Task Force 2 Urban Search and Rescue Team (TX-TF2) for the State of Texas, to be deployed to assist the disaster-stricken in the Dallas-Fort Worth area and across the State of Texas and other states at the request of the Texas Department of Emergency Management (TDEM) while (1) the City maintains leadership, organization structure, training, certification and readiness necessary to meet any contingency or operation; and (2) the City is reimbursed at cost for all the authorized deployment; and

WHEREAS, on January 27, 2010, City Council authorized acceptance of a grant from the Governor's Division of Emergency Management to be used for expenses associated with the purchase of equipment and training of personnel needed to enhance the Urban Search and Rescue Task Force response capabilities for the period September 1, 2009 through August 31, 2011 in the amount of $1,400,000, by Resolution No. 10-0315; and

WHEREAS, on November 12, 2013, City Council authorized acceptance of a grant from the Texas Department of Public Safety to be used for expenses associated with the purchase of equipment and training of personnel needed to sustain the administrative and operational readiness response capabilities of the Texas Task Force 2 Urban Search and Rescue team for the period September 1, 2013 through August 31, 2015 in the amount of $2,000,000, by Resolution No. 13-1925; and

WHEREAS, the continuous operation and management of TX-TF2 is critical to the State for its readiness to respond efficiently both within the local Dallas-Fort Worth region and neighboring counties, and the State of Texas or as directed; and

WHEREAS, during the 85th State Legislature, the State has opted and authorized State Bill No. 1 fund appropriation under TX-TF1 in the amount of $2,000,000 for the next two years for the operation and management of TX-TF2; and

WHEREAS, fund appropriation under State Bill necessitates the Interlocal Agreement for the purpose of continuity of operation and management for efficient deployment of this state asset both locally within North Central Texas region and across the State as activated through Texas A&M Engineering Extension Service (TEEX); and

WHEREAS, Texas Government Code Title 7, Chapter 791, Subchapter B, Section 791.011 (“Interlocal Cooperation Act”), authorizes local government entities to enter into interlocal contracts for governmental purposes.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

September 13, 2017

SECTION 1. That the City Manager is hereby authorized to sign an Interlocal Agreement with Texas A&M Engineering Extension Service (TEEX), approved as to form by the City Attorney, for the period September 1, 2017 through August 30, 2019 for the operation and management of Texas Task Force 2 Urban Search and Rescue Team.

SECTION 2. That this contract is designated as Contract No. DFD-2017-00003109.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 18

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Fire

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize a five-year Interlocal Cooperation Contract with Texas A&M Forest Service for the donation and disposal of old structural and proximity firefighting gear for the period September 1, 2017 to August 31, 2022 - Financing: No cost consideration to the City

BACKGROUND

Dallas Fire-Rescue Department (DFR) requests authorization to enter into an Interlocal Cooperation Contract with Texas A&M Forest Service (TFS) for donating and disposing of the structural and proximity firefighting gear. For the safety of the firefighters, DFR adheres to the standards set by the National Fire Prevention Association (NFPA) 1851 for the “Selection, Care, and Maintenance of Protective Ensembles for Structural Firefighting and Proximity Firefighting." Chapter Ten of the NFPA 1851 Standard provides specific guidelines for the “retirement, disposition and special incident procedures.” Per the Standard, both “Structural and Proximity firefighting ensemble shall be retired, no more than 10 years from the date the ensembles or ensemble elements were manufactured (10.1. and 10.2) or because of wear and tear, damages, and contamination.” However, any “ensemble and ensemble elements that are no longer of use to the organization for emergency operations service but are not contaminated, defective, or damaged shall be retired in accordance with [section 10:2.1 or 10.2.2].”

Annually Dallas Fire-Rescue replaces two hundred structural gears and currently has two full containers with over 2000 firefighter gears that is ready to be donated. The gear is over 10 years old and cannot be put back in service or utilized for active firefighting training in DFR.

BACKGROUND (continued)

Pursuant to the Texas Education Code, Section 88.106 and the Texas Constitution, Article III, Section 52i, TFS will accept the donation from the City into its Helping Hands Program. The donation will be inspected to assess whether the items have useful life, dispose of items no longer having useful life, and donate items with useful life to volunteer fire departments throughout Texas.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

No cost consideration to the City.

WHEREAS, for the safety of the firefighters, Dallas Fire-Rescue Department (DFR) adheres to the standards set by the National Fire Prevention Association (NFPA) 1851 for the “Selection, Care, and Maintenance of Protective Ensembles for Structural Firefighting and Proximity Firefighting"; and

WHEREAS, Chapter Ten of the NFPA 1851 Standard provides specific guidelines for the “retirement, disposition and special incident procedures.” Per the Standard, both “Structural and Proximity firefighting ensemble shall be retired, no more than 10 years from the date the ensembles or ensemble elements were manufactured (section 10.1. and 10.2) or because of wear and tear, damages, and contamination” and any “ensemble and ensemble elements that are no longer of use to the organization for emergency operations service but are not contaminated, defective, or damaged shall be retired in accordance with [section 10:2.1 or 10.2.2]"; and

WHEREAS, pursuant to the Texas Education Code, Section 88.106 and the Texas Constitution, Article III, Section 52i, Texas A&M Forest Service (TFS) will accept the donation from the City into its Helping Hands Program. The donation will be inspected to assess whether the items have useful life, dispose of items no longer having useful life, and donate items with useful life to volunteer fire departments throughout Texas; and

WHEREAS, Chapter 791 of the Texas Government Code (“Interlocal Cooperation Act”), authorizes local government entities to enter into interlocal contracts for governmental purposes.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a five-year Interlocal Cooperation Contract with Texas A&M Forest Service, approved as to form by the City Attorney, for the donation and disposal of old structural and proximity firefighting gear for the period September 1, 2017 to August 31, 2022.

SECTION 2. That this contract is designated as Contract No. DFD-2017-00003569.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 19

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Fire

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize a contract renewal with The University of Texas Southwestern Medical Center at Dallas for the required medical direction services for the period October 1, 2017 through September 30, 2018 - Not to exceed $234,807 - Financing: Current Funds (subject to appropriations)

BACKGROUND

State law requires a Medical Director for pre-hospital care delivered by Emergency Medical Service personnel. The Medical Director provides protocols for paramedics to follow and permits paramedics to operate under his/her license.

The current contract, authorized by Resolution No. 16-1563, between the City of Dallas and The University of Texas Southwestern Medical Center provides medical direction services to the City of Dallas.

Section IV of the original contract titled "Terms of Contract" authorizes successive twelve-month renewals, subject to Council approval and funding.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 11, 2013, City Council authorized contract renewal for the required medical direction services for the period October 1, 2013 through September 30, 2014, by Resolution No. 13-1555.

On September 24, 2014, City Council authorized contract renewal for the required medical direction services for the period October 1, 2014 through September 30, 2015, by Resolution No. 14-1642.

On September 22, 2015, City Council authorized a contract renewal for the required medical direction services for the period October 1, 2015 through September 30, 2016, by Resolution No. 15-1821.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On September 28, 2016, City Council authorized a contract renewal for the required medical direction services for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1563.

Information about this item will be briefed to the Public Safety Committee on August 28, 2017.

FISCAL INFORMATION

Current Funds - $234,807 (subject to appropriations)

M/WBE INFORMATION

In accordance with State Law, The University of Texas Southwestern Medical Center at Dallas strongly supports a Minority Business Enterprise Program consistent with the City's Good Faith Effort Plan.

OWNER

The University of Texas Southwestern Medical Center at Dallas

Daniel K. Podolsky, M.D., Ph.D., President, UTSWMCD

September 13, 2017

WHEREAS, the City of Dallas Fire-Rescue Department operates the emergency ambulance service for the City; and

WHEREAS, the State legislature enacted legislation requiring guidelines for medical direction/supervision of pre-hospital care delivered by certified Emergency Medical Service (EMS) personnel; and

WHEREAS, State law requires and it is in the best interest of the community to provide a Medical Director to perform the duties as outlined in the above named legislation; and

WHEREAS, the City Council pursuant to Resolution No. 16-1563 authorized a contract with The University of Texas Southwestern Medical Center at Dallas (UTSWMC) to provide the service of a Medical Director; and

WHEREAS, on September 11, 2013, City Council authorized contract renewal for the required medical direction services for the period October 1, 2013 through September 30, 2014, by Resolution No. 13-1555; and

WHEREAS, on September 24, 2014, City Council authorized contract renewal for the required medical direction services for the period October 1, 2014 through September 30, 2015, by Resolution No. 14-1642; and

WHEREAS, on September 22, 2015, City Council authorized a contract renewal for the required medical direction services for the period October 1, 2015 through September 30, 2016, by Resolution No. 15-1821; and

WHEREAS, on September 28, 2016, City Council authorized a contract renewal for the required medical direction services for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1563; and

WHEREAS, the original contract provides for annual renewal by City Council resolution and funding.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager be and is hereby authorized to renew the contract for the services of a Medical Director with The University of Texas Southwestern Medical Center at Dallas for the period October 1, 2017 through September 30, 2018, in an amount not to exceed $234,807.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $234,807 for services provided by a Medical Director for the period October 1, 2017 through September 30, 2018 from Fund 0001, Department DFD, Unit ER90, Object 3070, Encumbrance/Contract No. DFD-2017-00003216, Vendor 904272 subject to appropriation of funds in fiscal year 2017-2018.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 20

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize an Interlocal Agreement with Dallas County/Dallas County Health and Human Services to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018 - Not to exceed $1,900,855 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds ($169,000), 2016-17 Housing Opportunities for Persons with AIDS Grant Funds ($227,506) and 2017-18 Housing Opportunities for Persons with AIDS Grant Funds ($1,504,349)

BACKGROUND

The FY 2017-18 HUD Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) Grant Funds, which are available beginning October 1, 2017, contingent upon the U.S. Department of Housing and Urban Development (HUD)' s approval of the City's FY 2017-18 Action Plan (which is based on the approved Consolidated Plan Budget and submitted on August 15, 2017), and execution of grant agreements with HUD.

Because HOPWA Grant Funds may be expended for eligible purposes within three years of HUD's award, remaining funds from FY 2015-16 and FY 2016-17 may be included in this year's Interlocal Agreement (ILA) with Dallas County/Dallas County Health and Human Services (County).

The City of Dallas has applied for and received HOPWA funds since 1993, to support eligible activities within the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA), which includes the counties of Dallas, Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall.

BACKGROUND (continued)

Since approximately 1993, through ILA with the City, the County has provided HOPWA scattered site housing assistance, comprised of Tenant-Based Rental Assistance (TBRA), Short-Term Rent/Mortgage/Utility (STRMU) (Emergency) Assistance, supportive services, and administrative costs, to eligible persons primarily residing in Dallas County. The TBRA Program includes long-term rental assistance (with a utility allowance) that an eligible person may use at a housing unit of his or her choice. This assistance is portable, and moves with the client, similar to the Housing Choice Voucher Program, within the Dallas EMSA. STRMU assistance is designed to prevent homelessness, and includes short-term rent, mortgage, and utility payments for up to 21 weeks in any 52-week period. HOPWA clients receiving scattered site housing assistance also receive housing support services through case managers, who ensure that clients have access to other services, such as medical care, transportation, legal services, and food pantry.

The County has the organizational capacity, including one full-time HOPWA supervisor, three full-time HOPWA caseworkers, and a full-time HOPWA clerk, in place to continue providing scattered site housing assistance to eligible persons without disruption. In addition, the County is the administrative agency for other local area organizations eligible for HIV/AIDS grant funding and, as such, has collaborative relationships with HIV/AIDS service providers across the Dallas EMSA. For these reasons, the County is recommended for funding to continue providing scattered site housing assistance services to eligible persons residing primarily in Dallas County. To ensure eligible persons across the Dallas EMSA have access to the full continuum of HOPWA eligible activities, the City intends to enter into additional project sponsor agreements with entities that provide additional eligible activities (e.g., facility-based housing, housing information services, housing placement, and support services) or that provide scattered site housing assistance to eligible individuals more distant from Dallas County.

On August 9, 2017, City Council adopted the FY 2017-18 HUD Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) Grant Funds by Resolution No. 17-1171.

Approval of this item will authorize the City to execute an ILA with the County to provide HOPWA grant funding in the amount of $1,900,855 to the County to be used to continue providing HOPWA scattered site housing assistance, as follows: $1,526,800 in Emergency/Tenant Based Rental Assistance - Financial Assistance, $249,700 in Emergency/Tenant Based Rental Assistance - Housing Services, and $124,355 in Program Administration.

BACKGROUND (continued)

All HOPWA projects use the local Homeless Management Information System (HMIS) to collect client-level data for service coordination and reporting/evaluation purposes. County staff must input client-level data into the local HMIS with applicable written consent. The County must also submit monthly financial reports (including supporting documentation) and performance reports (including demographic data, outputs, and outcomes), as well as an overview of accomplishments at year end, to the City. These reports are compiled at year end into the City's annual report to HUD.

PERFORMANCE MEASURES

Number of Persons Assisted:

	2016-17 Goal	2016-17 Actual*	2017-18 Goal
Emergency - unduplicated clients served	110	83	110
Tenant-based - unduplicated clients served	200	167	200
Total - unduplicated clients served	310	250	310

OUTCOME MEASURES

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2016-17 Goal	2016-17 Actual*	2017-18 Goal
Emergency - percent in stable housing	98%	TBD**	98%
Tenant-based - percent in stable housing	96%	98%	96%

*YTD data through 5/31/17 (8 months)
**TBD - Housing Stability for Emergency Assistance determined at year end

In FY 2017-18, the agency will also collect and report data on access to care and support per HOPWA requirements.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 12, 2015, City Council authorized an Interlocal Agreement with Dallas County to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, by Resolution No. 15-1361.

On April 13, 2016, City Council authorized Supplemental Agreement No. 1 to the Interlocal Agreement with Dallas County Health and Human Services for 2015-16 to revise the Statement of Services and budget and revise the Housing Opportunities for Persons with Aids Contract Provisions to include changes to applicable federal regulations for Financial Assistance by Resolution No. 16-0538.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 10, 2016, City Council authorized an Interlocal Agreement with Dallas County Health and Human Services to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1188.

On August 9, 2017, City Council adopted the FY 2017-18 HUD Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) Grant Funds by Resolution No. 17-1171.

The Human and Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

2015-16 Housing Opportunities for Persons with AIDS Grant Funds - $169,000
2016-17 Housing Opportunities for Persons with AIDS Grant Funds - $227,506
2017-18 Housing Opportunities for Persons with AIDS Grant Funds - $1,504,349

September 13, 2017

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides grant funds through the Housing Opportunities for Persons with AIDS (HOPWA) program according to the terms of 24 C.F.R. Part 574 to assist grantees in meeting the housing needs of low-income persons with HIV/AIDS and HIV-related illness and their families within the grantee's Eligible Metropolitan Statistical Area (EMSA); and

WHEREAS, the City is a grantee of HOPWA funds to serve the Dallas EMSA, and the City's FY 2017-18 HUD Consolidated Plan Budget includes HOPWA Grant Funds from HUD in the amount of $6,470,345; and

WHEREAS, the City of Dallas seeks to enter into an Interlocal Agreement (ILA) with Dallas County/Dallas County Health and Human Services (County) to provide a portion of the City's HOPWA Grant Funds to the County to allow the County to continue providing certain eligible scattered site housing assistance services authorized by the City's HOPWA entitlement grant; and

WHEREAS, this ILA is funded by FY 2017-18 HOPWA Grant funds, which, contingent upon HUD's approval of the City's FY 2017-18 Action Plan and execution of the grant agreements will be available beginning October 1, 2017, and unspent FY 2015-16 and FY 2016-17 HOPWA Grant Funds.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign an Interlocal Agreement with Dallas County/Dallas County Health and Human Services, approved as to form by the City Attorney, to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018, and execute any and all documents required by the Interlocal Agreement.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $1,900,855 in periodic payments to Dallas County/Dallas County Health and Human Services (Vendor 254643), from Service Contract No. HOU-2017-00002127, as follows:

Fund	Department	Unit	Object	Description	Amount
HW16	HOU	561A	3099	E/TBRA – Financial Assistance	$ 142,982
HW17	MGT	291B	3099	E/TBRA – Financial Assistance	$1,383,818
HW15	HOU	671H	3099	E/TBRA – Housing Services	$ 169,000
HW17	MGT	292B	3099	E/TBRA – Housing Services	$ 80,700
HW16	HOU	568A	3099	Program Admin/Project Sponsors	$ 84,524
HW17	MGT	297B	3099	Program Admin/Project Sponsors	$ 39,831
		Total			$1,900,855

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 21

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0236L6T001608 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for the Gateway to Permanent Supportive Housing Program in an amount not to exceed $692,063, to provide project-based rental assistance and case management for single chronically homeless persons and to provide funding for four staff positions to carry out the program for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $692,063 in the FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund; **(2)** the receipt and deposit of funds in an amount not to exceed $692,063 in FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund; **(4)** a local cash match in an amount not to exceed $145,810; **(5)** a Memorandum of Understanding between the City of Dallas and The Vineyards at the Forest Edge Apartments, The Vineyards at the Ranch Apartments, and The Way Apartments to provide an In-Kind Contribution in the amount of $27,206; and **(6)** execution of the grant agreement and the MOU - Total not to exceed $865,079 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($692,063), In-Kind Contribution ($27,206), and Current Funds ($145,810) (subject to appropriations)

BACKGROUND

The City of Dallas Housing/Community Services Department will continue using Continuum of Care Grant Funds for the Gateway to Permanent Supportive Housing Program (Grant No. TX0236L6T001608 and CFDA No. 14.267) to provide project-based rental assistance and case management to chronically homeless individuals.

BACKGROUND (continued)

Chronically homeless means: (1) a ‘‘homeless individual with a disability,’’ as defined in Section 401(9) of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11360(9)), who: (i) lives in a place not meant for human habitation, a safe haven, or in an emergency shelter; and (ii) has been homeless and living as described in paragraph (1)(i) of this definition continuously for at least 12 months or on at least four separate occasions in the last three years, as long as the combined occasions equal at least 12 months and each break in homelessness separating the occasions included at least seven consecutive nights of not living as described in paragraph (1)(i).

Stays in institutional care facilities for fewer than 90 days will not constitute as a break in homelessness, but rather such stays are included in the 12-month total, as long as the individual was living or residing in a place not meant for human habitation, a safe haven, or an emergency shelter immediately before entering the institutional care facility; (2) an individual who has been residing in an institutional care facility, including a jail, substance abuse or mental health treatment facility, hospital, or other similar facility, for fewer than 90 days and met all of the criteria in paragraph (1) of this definition, before entering that facility; or (3) a family with an adult head of household (or if there is no adult in the family, a minor head of household) who meets all of the criteria in paragraph (1) or (2) of this definition, including a family whose composition has fluctuated while the head of household has been homeless.

Also, can be diagnosed with one or more of the following conditions: Substance abuse disorder, serious mental illness, developmental disability (as defined in Section 102 of the Developmental Disabilities Assistance Bill of Rights Act of 2000 (42 U.S.C. 15002)), posttraumatic stress disorder, cognitive impairments resulting from brain injury, or chronic physical illness or disability.

Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals $173,016 (of which $145,810 is a cash match and $27,206 is an In-Kind Contribution). The local match for this grant is included in FY 2017-18 general fund budget as personnel costs. The Vineyards at the Forest Edge, The Vineyards at the Ranch Apartments and The Way Apartments have agreed to use the value of community room utilized by Gateway staff as an in-kind contribution for the grant.

Under the grant agreement, the program will pay rent and utilities for 70 chronically homeless persons annually who are high utilizers of public services (emergency rooms, jails, etc). Clients will be housed in three locations to better ensure full access to services. Rental payments will be made directly to the apartment complex based on the reasonable rent for the area. Clients are eligible to receive rental assistance permanently depending on the client needs.

BACKGROUND (continued)

The grant agreement allows for 3-Caseworkers (Grade H) and 1-Coordinator (Grade G) to carry out the program according to the grant agreement. The Permanent Supportive Housing Program requires that social or rehabilitative services be provided to all persons for whom rental payments are made. City staff coordinates these services with partnering community agencies through non-financial agreements with the City. Services include case management, drug treatment, medications, psychiatric counseling, legal aid, employment, and training classes. Clients will be referred to the program directly by the homeless assistance center (the Bridge) staff, shelter staff, and self-referral.

Upon implementation of the Coordinated Access System by Metro Dallas Homeless Alliance (MDHA), all clients will be assessed through a web-based system and referrals will be electronically submitted to agencies.

PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)

On August 14, 2013, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development to provide permanent supportive housing assistance to provide tenant based rental assistance and case management for single chronically homeless persons and to provide funding for three staff positions to carry out the program for the period October 1, 2013 through September 30, 2014; and execution of the grant agreement by Resolution No. 13-1293.

On May 14, 2014, City Council authorized an amendment to the grant agreement between the City of Dallas and the U. S. Department of Housing and Urban Development to add Eban Village as a project site to the grant agreement; and approval of a Memorandum of Understanding between the City of Dallas and HHF Eban Village I & II, LLC by Resolution No. 14-0750.

On August 13, 2014, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development to provide rental assistance and case management for single chronically homeless persons and to provide funding for three staff positions to carry out the program for the period October 1, 2014 through September 30, 2015; a Memorandum of Understanding between the City of Dallas and Turtle Creek Manor; a Memorandum of Understanding between the City of Dallas and Eban Village; and execution of the grant agreement by Resolution No. 14-1217.

PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS) (continued)

On August 12, 2015, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development to provide rental assistance and case management for single chronically homeless persons and to provide funding for three staff positions to carry out the program for the period October 1, 2015 through September 30, 2016; a Memorandum of Understanding between the City of Dallas and Eban Village; and execution of the grant agreement by Resolution No. 15-1364.

On August 24, 2016, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Gateway to Permanent Supportive Housing Program to provide project-based rental assistance and case management for single chronically homeless persons and to provide funding for three staff positions to carry out the program for the period October 1, 2016 through September 30, 2017; a Memorandum of Understanding between the City of Dallas and Eban Village; and execution of the grant agreement by Resolution No. 16-1328.

On April 12, 2017, City Council authorized an amendment to the grant agreement (Grant No. TX0236L6T001507) between the City of Dallas and the U.S. Department of Housing and Urban Development to add The Way Apartments as a project site to the grant agreement; a Memorandum of Understanding between the City of Dallas and apartment property owner MDL The Way LP; and execution of the amendment to the grant agreement and of the Memorandum of Understanding by Resolution No. 17-0587.

On May 24, 2017, City Council authorized an amendment to the grant agreement (Grant No. TX0236L6T001507) between the City of Dallas and the U.S. Department of Housing and Urban Development to add The Vineyards at Forest Edge Apartments and The Vineyards at the Ranch Apartments as project sites to the grant agreement; two Memorandum of Understandings between the City of Dallas and the two apartment property owners; and execution of the amendment to the grant agreement and of the Memorandum of Understandings by Resolution No. 17-0838.

The Human & Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

U.S. Department of Housing and Urban Development Grant Funds - $692,063
Current Funds - $145,810 (subject to appropriations)
In-Kind Contribution - $27,206

WHEREAS, there is a need to assist single chronically homeless persons by providing rental assistance, in conjunction with support services, to break the cycle of homelessness; and

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides for the distribution of Permanent Supportive Housing Grant funds to assist the homeless with rental assistance; and

WHEREAS, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

WHEREAS, HUD has approved the City of Dallas FY 2016 renewal application for Continuum of Care Grant Funds (Gateway to Permanent Supportive Housing) totaling $692,063.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to accept a Continuum of Care (CoC) Grant (Grant No. TX0236L6T001608 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for the Gateway to Permanent Supportive Housing Program in an amount not to exceed $692,063, to provide project-based rental assistance and case management for single chronically homeless persons and to provide funding for four staff positions to carry out the program for the period October 1, 2017 through September 30, 2018; provide a local cash match in an amount not to exceed $145,810; sign a Memorandum of Understanding between the City of Dallas and The Vineyards at the Forest Edge Apartments, The Vineyards at the Ranch Apartments, and The Way Apartments to provide an In-Kind Contribution in the amount of $27,206; and sign the grant agreement and all documents required by the grant, approved as to form by the City Attorney.

SECTION 2. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $692,063 in the FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund, Fund F531, Department HOU, Unit 3328, various Object codes, according to the attached Schedule.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in an amount not to exceed $692,063 in the FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund, Fund F531, Department HOU, Unit 3328, Revenue Code 6506.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse grant funds in an amount not to exceed $692,063 from the FY16 CoC Grant-Gateway to Permanent Supportive Housing FY18 Fund, Fund F531, Department HOU, Unit 3328, various Object codes, according to the attached Schedule.

SECTION 5. That the Chief Financial Officer is hereby authorized to disburse a local cash match in an amount not to exceed $145,810 (subject to appropriations) from Fund 0001, Department HOU, Unit 4308, various Object codes, according to the attached Schedule.

SECTION 6. That the City Manager is hereby authorized to provide an In-Kind Contribution by The Vineyards at the Forest Edge Apartments, The Vineyards at the Ranch Apartments, and The Way Apartments, in the amount of $27,206, according to the attached Schedule.

SECTION 7. That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of any expenditures identified as ineligible not later than 30 days after the reimbursement. Further, the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

SECTION 8. That the City Manager is hereby authorized to provide additional information and make adjustments to take other actions relating to these budgets as may be necessary in order to satisfy HUD requirements.

SECTION 9. That the Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Gateway to Permanent Supportive Housing Program (Grant No. TX0236L6T001608 and CFDA No. 14.267) is designated as Contract No. HOU-2017-00003712.

SECTION 10. That the Memorandum of Understanding between the City of Dallas and The Vineyards at the Forest Edge Apartments is designated as Contract No. HOU-2017-00003714.

SECTION 11. That the Memorandum of Understanding between the City of Dallas and The Vineyards at the Ranch Apartments is designated as Contract No. HOU-2017-00003715.

SECTION 12. That the Memorandum of Understanding between the City of Dallas and The Way Apartments is designated as Contract No. HOU-2017-00003713.

SECTION 13. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

SCHEDULE
Continuum of Care
Gateway to Permanent Supportive Housing Grant
Project-Based Rental Assistance
Fund F531, Dept. HOU, Unit 3328, Revenue Code 6506
October 1, 2017 through September 30, 2018

Object Code	Description	Amount
1101	Salary	$126,269
1106	Merits	$ 3,249
1301	Pension	$ 18,183
1303	Benefits	$ 96
1304	Health Insurance	$ 26,452
1306	FICA	$ 1,831
1309	Wellness	$ 108
3330	Rents	$513,240
3360	Purchased Transportation	$ 2,635
	Total	**$692,063**

Matching Funds
Cash
Fund 0001, Dept. HOU, Unit 4308

Object Code	Description	Amount
1101	Salaries	$106,245
1106	Merits	$ 2,734
1301	Pension	$ 15,299
1303	Benefits	$ 72
1304	Health Insurance	$ 19,839
1306	Fica	$ 1,540
1309	Wellness	$ 81
	Total	**$145,810**

In-Kind Contribution

Description	
The Vineyards at Forest Edge Apartments	$ 4,063
The Vineyards at The Ranch Apartments	$ 4,063
The Way Apartments	$19,080
Total	**$27,206**

AGENDA ITEM # 22

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0085L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for My Residence Program (Rapid Re-housing) in an amount not to exceed $421,215, to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to administer the program for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund; **(4)** a local cash match in the amount of $105,304; and **(5)** execution of the grant agreement - Total not to exceed $526,519 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($421,215) and Current Funds ($105,304) (subject to appropriations)

BACKGROUND

Continuum of Care Grant Funds for My Residence Program (Rapid Re-housing) (Grant No. TX0085L6T001609 and CFDA No. 14.267) are used to provide rental assistance and case management to homeless families and single homeless individuals. Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals $105,304 cash match. Under the grant agreement, the program will pay rent and utilities for thirty-one one-bedroom and six two-bedroom scattered site units. Clients will select the location in which they choose to reside based on their individual needs.

BACKGROUND (continued)

The City of Dallas converted its transitional housing program to a My Residence Program (Rapid Re-housing) model in October 2014 that assists individuals and families who are homeless, move as quickly as possible into permanent housing and achieve stability in that housing through a combination of rental assistance and supportive services. Communities have demonstrated and research has shown that My Residence Program is a valuable strategy for quickly transitioning individuals and families from shelters into permanent housing. Rental payments will be made directly to the apartment complexes based on the reasonable rent for the area. Under My Residence Program, rental assistance can be provided on a short-term basis (up to 3 months) or medium (4 to 24 months), dependent on the client's need. Quarterly assessments are conducted on program participants to determine their progress toward meeting their goals of becoming self-sufficient. My Residence Program (Rapid Re-housing) is considered a permanent housing program under Housing and Urban Development (HUD) guidelines.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 14, 2013, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Transitional Supportive Housing Program II Project to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for one staff position to administer the program for the period December 1, 2013 through November 30, 2014; and execution of the grant agreement by Resolution No. 13-1297.

On September 10, 2014, City Council authorized acceptance of a Continuum of Care Grant for rapid re-housing to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to administer the program for the period October 1, 2014 through September 30, 2015; a Memorandum of Understanding between the City of Dallas and Metrocare Services; and execution of the grant agreement by Resolution No. 14-1459.

On August 12, 2015, City Council authorized acceptance of a Continuum of Care Grant for rapid re-housing to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to provide direct program services for the period October 1, 2015 through September 30, 2016; and execution of the grant agreement by Resolution No. 15-1363.

On August 24, 2016, City Council authorized acceptance of a Continuum of Care Grant for rapid re-housing to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to administer the program for the period October 1, 2016 through September 30, 2017; and execution of the grant agreement by Resolution No. 16-1329.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

The Human & Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

U.S. Department of Housing and Urban Development Grant Funds - $421,215
Current Funds - $105,304 (subject to appropriations)

WHEREAS, there is a need to assist homeless persons by providing rental assistance in conjunction with support services; and

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides funds to assist the homeless with rental assistance; and

WHEREAS, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs except leasing cost must be matched with no less than a 25 percent cash or In-Kind Contribution; and

WHEREAS, the total match for this grant equals $105,304 in cash match; and

WHEREAS, the City of Dallas was awarded $421,215 to provide rental assistance under My Residence Program to quickly transition homeless individuals and families from shelters into permanent housing; and

WHEREAS, communities have demonstrated and research has shown that Rapid Re-housing is a valuable strategy for quickly transitioning individuals and families from shelters into permanent housing; and

WHEREAS, the City of Dallas is converting its transitional housing program into a Rapid Re-housing model for permanent housing.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to accept a Continuum of Care (CoC) Grant (Grant No. TX0085L6T001609 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for My Residence Program (Rapid Re-housing) in an amount not to exceed $421,215, to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to administer the program for the period October 1, 2017 through September 30, 2018; provide a local match in the amount of $105,304; and sign the grant agreement and all documents required by the grant, approved as to form by the City Attorney.

SECTION 2. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund, Fund F527, Department HOU, Unit 3298, various Object Codes, according to the attached Schedule.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in an amount not to exceed $421,215 in the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund, Fund F527, Department HOU, Unit 3298, Revenue Code 6506.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse grant funds in an amount not to exceed $421,215 from the FY16 CoC Grant-My Residence Program-Rapid Re-Housing FY18 Fund, Fund F527, Department HOU, Unit 3298, various Object Codes, according to the attached Schedule.

SECTION 5. That the Chief Financial Officer is hereby authorized to disburse a local cash match in the amount of $105,304 (subject to appropriations) from Fund 0001, Department HOU, Unit 4308, various Object Codes, according to the attached Schedule.

SECTION 6. That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. That the City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement. Further, the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

SECTION 7. That the City Manager is hereby authorized to provide additional information and make adjustments to take other actions relating to these budgets as may be necessary in order to satisfy HUD requirements.

SECTION 8. That the Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the My Residence Program (Rapid Re-housing) (Grant No. TX0085L6T001609 and CFDA No. 14.267) is designated as Contract No. HOU-2017-00003718.

SECTION 9. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

SCHEDULE
Continuum of Care Grant
My Residence Program (Rapid Re-Housing)
Tenant-Based Rental Assistance
Fund F527, Department HOU, Unit 3298, Revenue Code 6506
October 1, 2017 through September 30, 2018

Object Code	Description	Amount
1101	Salary	$ 97,823
1106	Merits	$ 2,516
1203	Service Incentive Pay	$ 1,200
1301	Pension	$ 14,086
1303	Benefits	$ 48
1304	Health Insurance	$ 13,226
1306	FICA	$ 1,418
1309	Wellness Program	$ 54
3330	Rents	$290,844
	Total	**$421,215**

Matching Funds
Cash
Fund 0001, Department HOU, Unit 4308

Object Code	Description	Amount
1101	Salary	$ 77,668
1106	Merits	$ 1,998
1301	Pension	$ 11,184
1303	Benefits	$ 48
1304	Health Insurance	$ 13,226
1306	FICA	$ 1,126
1309	Wellness Program	$ 54
	Total	**$105,304**

AGENDA ITEM # 23

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0050L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program through the Operation Relief Center, Inc. (ORC) in an amount not to exceed $101,408, to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $101,408 in the Continuum of Care Grant Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $101,408 in the FY16 CoC Grant-Shelter Plus Care-ORC FY18 Fund; **(4)** a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities and an In-Kind Contribution in the amount of $25,352 as match; and **(5)** execution of the grant agreement and contract - Not to exceed $126,760 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($101,408) and In-Kind Contribution ($25,352)

BACKGROUND

The City of Dallas is grantee for a Continuum of Care (formerly Shelter Plus Care) Grant from the U.S. Department of Housing and Urban Development (HUD) for Operation Relief Center, Inc. (ORC), referred to as the Shelter Plus Care ORC project, to provide permanent supportive housing to homeless veterans who are disabled by chronic mental illness and/or substance abuse.

ORC is a 501(c)(3) nonprofit, community-based organization that evolved from the social outreach program. The Center is located at 1811 South Boulevard. The agency was incorporated in 1991 and has been providing services to the needy for the past 26 years.

BACKGROUND (continued)

The Shelter Plus Care ORC project provides for full or partial rental payments for ten homeless veterans with disabilities. Rental payments cannot exceed the reasonable rate for the area. Clients with income are required to pay 30 percent of their adjusted income for rent. Social or rehabilitative services are provided to participants by community agencies and Veterans Administration.

Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs under this grant must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals $25,352. ORC will provide $25,352 In-Kind Contribution as match for the grant.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 14, 2013, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Shelter Plus Care Grant, Operation Relief Center, Inc. to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2013 through September 30, 2014; a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities for the period October 1, 2013 through September 30, 2014; and execution of the grant agreement by Resolution No. 13-1295.

On September 10, 2014, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development (formerly known as Shelter Plus Care) to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2014 through September 30, 2015; a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities; and execution of the grant agreement by Resolution No. 14-1458.

On August 12, 2015, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for Operation Relief Center, Inc. to the City to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2015 through September 30, 2016; a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities; and execution of the grant agreement by Resolution No. 15-1362.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 24, 2016, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Shelter Plus Care Program through the Operation Relief Center, Inc. to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2016 through September 30, 2017; a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities; and execution of the grant agreement by Resolution No. 16-1330.

The Human & Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

U.S. Department of Housing and Urban Development Grant Funds - $101,408
In-Kind Contribution (Provided by Agency) - $25,352

WHEREAS, there is a need to assist homeless veterans by providing sponsor-based rental assistance, in conjunction with support services; and

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides Continuum of Care Grant funds to assist veterans with sponsor-based rental assistance; and

WHEREAS, HUD approved the City of Dallas' renewal application for a Continuum of Care Grant totaling $101,408; and

WHEREAS, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs under the grant must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

WHEREAS, the total match required for this grant is $25,352, and Operation Relief Center, Inc. will provide an In-Kind Contribution totaling $25,352.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to accept a Continuum of Care (CoC) Grant (Grant No. TX0050L6T001609 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program through Operation Care Relief Center, Inc. in an amount not to exceed $101,408, to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2017 through September 30, 2018; sign a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities and an In-Kind Contribution in the amount of $25,352 as match; and sign the grant agreement and all documents required by the grant, approved as to form by the City Attorney.

SECTION 2. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in an amount not to exceed $101,408 in the FY16 CoC Grant-Shelter Plus Care-ORC FY18 Fund, Fund F530, Department HOU, Unit 3327, Revenue Code 6506.

SECTION 3. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $101,408 in the FY16 CoC Grant-Shelter Plus Care-ORC FY18 Fund, Fund F530, Department HOU, Unit 3327, Object 3099.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse grant funds in an amount not to exceed $101,408 from FY16 CoC Grant-Shelter Plus Care-ORC FY18 Fund, Fund F530, Department HOU, Unit 3327, Object 3099, in periodic payments to Operation Relief Center, Inc. (342994), from Service Contract No. HOU-2017-00002767, and to disburse remaining grant funds, if any, from Fund F530, Department HOU, Unit 3327, Object 3099, for other eligible expenses incurred by the City of Dallas.

SECTION 5. That the City Manager is hereby authorized to provide an In-Kind Contribution by Operation Relief Center, Inc. in the amount of $25,352 as the required match.

SECTION 6. That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of any expenditures identified as ineligible not later than 30 days after the reimbursement. Further, the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

SECTION 7. That the City Manager is hereby authorized to provide additional information and make adjustments to take other actions relating to these budgets as may be necessary in order to satisfy HUD requirements.

SECTION 8. That the Continuum of Care Grant from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program (Grant No. TX0050L6T001609 and CFDA No. 14.267) is designated as Contract No. HOU-2017-00002766.

SECTION 9. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City Dallas, and it is accordingly so resolved.

AGENDA ITEM # 24

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize **(1)** the acceptance of a Continuum of Care (CoC) Grant (Grant No. TX0072L6T001609, CFDA No. 14.267) from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program (also referred to as Shelter Plus Care Program), in an amount not to exceed $1,463,770, to provide both permanent housing in the form of tenant-based rental assistance and eligible supportive services for homeless persons with disabilities for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund; **(4)** a local cash match in the amount of $215,993; **(5)** a Memorandum of Understanding (MOU) between the City of Dallas and PRISM Health North Texas to provide an In-Kind Contribution in an amount not to exceed $74,960; and **(6)** a Memorandum of Understanding between the City of Dallas and Metrocare Services to provide an In-Kind Contribution in the amount of $74,990; and **(7)** execution of the grant agreement and the MOUs - Total not to exceed $1,829,713 - Financing: U.S. Department of Housing and Urban Development Grant Funds ($1,463,770), In-Kind Contribution ($149,950) and Current Funds ($215,993) (subject to appropriations)

BACKGROUND

Continuum of Care Grant Funds (also referred to as Shelter Plus Care) for permanent housing - (Grant No. TX0072L6T001609 and CFDA No. 14.267) may be used to provide permanent supportive housing, including tenant-based rental assistance to hard-to-serve homeless persons with disabilities and their families. This includes homeless persons who are seriously mentally ill, have chronic problems with alcohol, drugs or both or have AIDS and related diseases.

BACKGROUND (continued)

Under the grant agreement, the program will provide full or partial rental payments for 150 clients. Clients will select the site in which they choose to reside based on their individual needs. Rental payments will be made at the reasonable rate for the area. Clients with income are required to pay 30 percent of their adjusted annual income for rent or 10 percent of the family's monthly income whichever is greater.

Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals $365,943 (of which $215,993 is cash match and $149,950 is In-Kind Contribution).

The Continuum of Care Program requires that social or rehabilitative services be provided to all persons for whom rental payments are made. These services are provided by community agencies, through nonfinancial agreements with the City, and direct service delivery by city caseworkers. These services include case management, drug treatment, medication, psychiatric counseling, legal aid, employment, AIDS related services, and training classes. PRISM Health North Texas has agreed to provide care coordination, case management and outpatient medical care under the grant.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On April 25, 2012, City Council authorized the acceptance of Shelter Plus Care Grant from the U.S. Department of Housing and Urban Development to provide tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2012 through September 30, 2013 and execution of the grant agreement by Resolution No. 12-1181.

On August 14, 2013, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Shelter Plus Care Grant I to provide tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2013 through September 30, 2014 and execution of the grant agreement by Resolution No. 13-1294.

On October 8, 2013, City Council authorized the consolidation of the Shelter Plus Care I and Shelter Plus Care II grant agreements, previously approved by Resolution No. 13-0703 on April 24, 2013, modify the term of the combined Continuum of Care grant agreement to commence on October 1, 2013 through September 2014; and execution of the grant agreement by Resolution No. 13-1790.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 13, 2014, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Shelter Plus Care Grant to provide tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2014 through September 30, 2015, by Resolution No. 14-1216.

On February 11, 2015, City Council authorized the an amendment to the FY 2013 Continuum of Care Grant Agreement with the U.S. Department of Housing and Urban Development for the Shelter Plus Care Grant providing tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities, to create a new budget line item for Supportive Services and shift funds; and establishment of a new Caseworker II position funded by the grant by Resolution No. 15-0275.

On August 12, 2015, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for Permanent Supportive Housing to provide tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2015 through September 30, 2016; a Memorandum of Understanding between the City of Dallas and AIDS Arms, Inc; a Memorandum of Understanding between the City of Dallas and Metrocare Services; and a Memorandum of Understanding between the City of Dallas and ABC Behavioral Health by Resolution No. 15-1365.

On October 14, 2015, City Council authorized an amendment to Resolution No. 15-1365, previously approved on August 12, 2015 to increase the local cash match and decrease the in-kind contribution and specify new terms regarding match requirements in the Memorandum of Understanding by Resolution No. 15-1873.

On August 24, 2016, City Council authorized the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Shelter Plus Care Program to provide tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities; a Memorandum of Understanding between the City of Dallas and AIDS Arms, Inc.; a Memorandum of Understanding between the City of Dallas and Metrocare Services; and execution of the grant agreement by Resolution No. 16-1331.

The Human & Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

U.S. Department of Housing and Urban Development Grant Funds - $1,463,770
Current Funds - $215,993 (subject to appropriations)
In-Kind Contribution - $149,950

WHEREAS, the City recognizes the need to assist homeless persons by providing rental assistance, in conjunction with supportive services; and

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides Continuum of Care Grant funds to assist the homeless with rental assistance; and

WHEREAS, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

WHEREAS, HUD approved the City of Dallas' renewal application for the FY 2016 Continuum of Care Grant for the permanent supportive housing and supportive services totaling $1,463,770.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to accept a Continuum of Care (CoC) Grant (Grant No. TX0072L6T001609 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for the Continuum of Care Program (also referred to as Shelter Plus Care Program), in an amount not to exceed $1,463,770, to provide both permanent housing in the form of tenant-based rental assistance and eligible supportive services for homeless persons with disabilities for the period October 1, 2017 through September 30, 2018; provide a local cash match in an amount of $215,993; sign a Memorandum of Understanding between the City of Dallas and PRISM Health North Texas to provide an In-Kind Contribution in the amount of $74,960; sign a Memorandum of Understanding between the City of Dallas and Metrocare Services to provide an In-Kind Contribution in the amount of $74,990; and sign the grant agreement and all documents required by the grant, approved as to form by the City Attorney.

SECTION 2. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $1,463,770 in the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund, Fund F528, Department HOU, Unit 3299, various Object codes, according to the attached Schedule.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in an amount not to exceed $1,463,770 in FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund, Fund F528, Department HOU, Unit 3299, Revenue Code 6506.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse grant funds in an amount not to exceed $1,463,770 from the FY16 CoC Grant-Shelter Plus Care-PSH FY18 Fund, Fund F528, Department HOU, Unit 3299, various Object codes, according to the attached Schedule.

SECTION 5. That the Chief Financial Officer is hereby authorized to disburse a local cash match in an amount not to exceed $215,993 (subject to appropriations) from Fund 0001, Department HOU, Unit 4308, according to the attached Schedule.

SECTION 6. That the City Manager is hereby authorized to provide an In-Kind Contribution by PRISM Health North Texas in the amount of $74,960, according to the attached Schedule.

SECTION 7. That the City Manager is hereby authorized to provide an In-Kind Contribution by Metrocare Services in the amount of $74,990, according to the attached Schedule.

SECTION 8. That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. That the City Manager shall notify the appropriate City Council Committee of any expenditures identified as ineligible not later than 30 days after the reimbursement. Further, the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

SECTION 9. That the City Manager is hereby authorized to provide additional information and make adjustments to take other actions relating to these budgets as may be necessary in order to satisfy HUD requirements.

SECTION 10. That the Continuum of Care Grant from the U.S. Department of Housing and Urban Development also referred to as Shelter Plus Care Program, Permanent Supportive Housing (Grant No. TX0072L6T001609 and CFDA No. 14.267) is designated as Contract No. HOU-2017-00003716.

SECTION 11. That the Memorandum of Understanding between the City of Dallas and PRISM Health North Texas is designated as Contract No. HOU-2017-00003717.

SECTION 12. That the Memorandum of Understanding between the City of Dallas and Metrocare Services is designated as Contract No. HOU-2017-00003745.

SECTION 13. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

SCHEDULE
Continuum of Care
Shelter Plus Care (Permanent Supportive Housing)
Tenant-Based Rental Assistance
Fund F528, Dept. HOU, Unit 3299, Revenue Code 6506
October 1, 2017 through September 30, 2018

Object Code	Description	Amount
1101	Salary	$ 120,892
1106	Merits	$ 3,110
1301	Pension	$ 17,408
1303	Life Insurance	$ 48
1304	Health Insurance	$ 13,226
1306	FICA	$ 1,752
1309	Wellness Program	$ 54
3330	Rent	$1,307,280
	Total	**$1,463,770**

Matching Funds
Cash Match
Fund 0001, Dept. HOU, Unit 4308

Object Code	Description	Amount
1101	Salary	$171,141
1106	Merits	$ 4,398
1301	Pension	$ 24,644
1303	Life Insurance	$ 48
1304	Health Insurance	$ 13,226
1306	FICA	$ 2,482
1309	Wellness Program	$ 54
	Total	**$215,993**

In-Kind Contributions

Description	Amount
PRISM Health North Texas	$74,960
MetroCare Services	$74,990
Total	**$149,950**

AGENDA ITEM # 25

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize the first of two, twelve-month renewal options to the contract, with Open Arms Inc. dba Bryan's House to provide child care services for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018 - Not to exceed $56,262 - Financing: 2017-18 Housing Opportunities for Persons with AIDS Grant Funds ($53,625) and Current Funds ($2,637) (subject to appropriations)

BACKGROUND

The FY 2017-18 Consolidated Plan Budget includes the Housing Opportunities for Persons with AIDS (HOPWA) grant funds which are available beginning October 1, 2017, contingent upon the U.S. Department of Housing and Urban Development (HUD) approval of the City's FY 2017-18 Action Plan (which is based on the approved Consolidated Plan and submitted on August 15, 2017), and execution of grant agreements with HUD.

The City of Dallas has applied for and received HOPWA funds since 1993 to support eligible activities within the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA) which includes the counties of Dallas, Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall.

On July 7, 2016, the City of Dallas Business Development and Procurement Services Department solicited and received Requests for Competitive Sealed Proposals (BTZ1616) for the HOPWA program. Open Arms, Inc. dba Bryan's House submitted a proposal for child care services for HIV infected/affected children and was recommended for funding.

On October 11, 2016, City Council authorized a twelve-month contract, with two twelve-month renewal options contingent upon available funding, with Open Arms Inc. dba Bryan's House to provide child care services for persons with HIV/AIDS for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1668. This is the first of two twelve-month renewal options to that contract.

BACKGROUND (continued)

On August 9, 2017, City Council adopted the FY 2017-18 HUD Consolidated Plan Budget for the U.S. Department of Housing and Urban Development Grant Funds by Resolution No. 17-1171.

Open Arms Inc., dba Bryan House is a nonprofit agency located in the western sector of Dallas County. The agency was founded in 1988 and has opened its doors as a safe haven for children and families affected by HIV and AIDS.

Child Care services are provided at Bryan's House 12,000 square foot childcare facility located at 3610 Pipestone Road, Dallas, TX 75212. The program is available for children impacted by HIV/AIDS or other health needs who go home at night to be with their families, but who come during the day so that their parent(s) can work, attend school or job training program or otherwise pursue self-sufficiency, attend a medical or social service appointment, or attend to other needs. After-school and summer programs are also offered for children impacted by HIV/AIDS who attend traditional school. All HOPWA projects use the local Homeless Management Information System (HMIS) to collect client-level data for service coordination and reporting/evaluation purposes.

To ensure eligible persons across the Dallas EMSA have access to the full continuum of HOPWA eligible activities, the City intends to enter into additional project sponsor agreements with entities that provide additional eligible activities (e.g., facility-based housing, scattered site housing assistance, housing information services, housing placement, and support services).

Approval of this item will authorize the City to execute the first of two twelve-month renewal options to the contract with Open Arms, Inc. dba Bryan's House to provide HOPWA grant funding in the amount of $53,625 to Open Arms Inc., dba Bryan's House to continue providing child care services for HIV infected/affected children services, and $2,637 for HMIS User Fees.

PERFORMANCE MEASURES

Number of Persons Assisted

	2016-17 Goal	2016-17 Actual*	2017-18 Goal
Unduplicated clients served	20	13	20

*YTD data through 4/30/17 (7 months)

BACKGROUND (continued)

OUTCOME MEASURES

Access to Health Care

	2016-17 Goal	2016-17 Actual*	2017-18 Goal
Percent with access to health care	92%	TBD	88%

*TBD - Actual data will be reported at the end of the year

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 11, 2016, City Council authorized a twelve-month contract, with two twelve-month renewal options contingent upon available funding with Open Arms, Inc. dba Bryan's House to provide child care services for persons with HIV/AIDS for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1668.

On August 9, 2017, City Council adopted the FY 2017-18 HUD Consolidated Plan Budget for the U.S. Department of Housing and Urban Development Grant Funds by Resolution No. 17-1171.

The Human and Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

2017-18 Housing Opportunities for Persons with AIDS Grant Funds - $53,625
Current Funds - $2,637 (subject to appropriations)

OWNER

Open Arms, Inc. dba Bryan's House

Board of Directors

Linda Hall, President
Lisa Genecove, Past President
Ryan Friend, Incoming President
Donna German, 1st Vice President
Homer Brown, 2nd Vice President
Paul Riddle, Secretary
Elizabeth Dacus, Treasurer
Robin Brister
Brittany Dunn

OWNER (continued)

Jessica Whitt Garner
Ronnie Godbey
Tommy Haskins
Clay Hosterman
Stuart Newsome
Jean Shakely Raub
Rusty Reid
Ryan Scripps
Ken Sheffield
Rhonda Newman
Tinsley Silcox
Chad Wynn
Steven Upchurch

September 13, 2017

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides grant funds through the Housing Opportunities for Persons with AIDS (HOPWA) program according to the terms of 24 C.F.R. Part 574, to assist grantees in meeting the housing needs of low-income persons with HIV/AIDS and HIV-related illness and their families within the grantee's Eligible Metropolitan Statistical Area (EMSA); and

WHEREAS, the City is a grantee of HOPWA funds to serve the Dallas EMSA, and the City's FY 2017-18 HUD Consolidated Plan Budget includes the HOPWA Grant Funds from HUD in the amount of $6,470,345; and

WHEREAS, Open Arms, Inc. dba Bryan's House (Open Arms) submitted a proposal in response to the City's Request for Competitive Sealed Proposals (BTZ1616) to provide child care services for HIV infected/affected children; and

WHEREAS, on October 11, 2016, City Council authorized a twelve-month contract, with two twelve-month renewal options contingent upon available funding with Open Arms, Inc. dba Bryan's House to provide child care services for persons with HIV/AIDS for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1668; and

WHEREAS, the City of Dallas seeks to enter into the first of two, twelve-month renewal options to the contract with Open Arms to continue providing these services, funded by FY 2017-18 HOPWA Grant Funds, which, contingent upon HUD's approval of the City's FY 2017-18 Action Plan and execution of the grant agreements, will be available beginning October 1, 2017.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the first of two, twelve-month renewal options to the contract with Open Arms, Inc. dba Bryan's House, approved as to form by the City Attorney, to provide child care services for persons with HIV/AIDS for the period October 1, 2017 through September 30, 2018, and execute any and all documents required by the contract.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in periodic payments to Open Arms, Inc. dba Bryan's House (266376), in an amount not to exceed $56,262 from Service Contract No. HOU-2017-00002509 - FY17-18, as follows:

Fund	Department	Unit	Object	Description	Amount
HW17	MGT	294B	3099	Supportive Services	$53,625
0001	MGT	4311	3099	HMIS User Fees	$ 2,637 (subject to appropriations)
				Total	$56,262

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 26

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize the first of two, twelve-month renewal options to increase funds to the contract with Senior Citizens of Greater Dallas, Inc. to administer the Older American Employment Initiative Program to provide employment assistance and information to low-to-moderate low income adults aged 60 and above throughout Dallas as follows: training and job techniques, job search referrals, community presentations on employment training, employee/business presentations and quarterly reporting on the Dallas older adult job market – Not to exceed $122,806, from $50,000 to $172,806 – Financing: 2017-18 Community Development Block Grant Funds ($17,206) and Current Funds ($105,600) (subject to appropriations)

BACKGROUND

On February 13, 2017, an Informal Solicitation was advertised for Senior Employment Services (B4170001). Two vendors submitted proposals, Senior Citizens of Greater Dallas, Inc. and P.C.D.I. Healthcare and Consultants of Texas, LLC. A Senior Employment Program Selection Panel was created to review the proposals received in response to the informal solicitation. On March 3, 2017, the selection panel met to: (1) review the proposals for responsiveness, and (2) evaluate the proposals for capability and expertise, overall approach and methodology and cost. After final review, Senior Citizens of Greater Dallas, Inc. was chosen as the responsive successful bidder.

Senior Citizens of Greater Dallas, Inc. has served older adults in the Dallas area for 56 years. The mission of Senior Citizens of Greater Dallas, Inc. is to enhance the overall quality of life and empower all older adults in greater Dallas to thrive. It accomplishes this goal by offering a variety of different programs. The Senior Employment Program is one of these programs. Senior Citizens of Greater Dallas, Inc. has provided employment assistance to older adults since 1994.

BACKGROUND (continued)

The program helps older adults seeking employment by providing them with the tools they need to conduct a successful employment search in a very challenging job market. Participants in the program learn the latest in job search strategies that are specifically geared to overcome the challenges older job seekers face in today's labor market.
Older adults receive assistance in several ways, including one-on-one career counseling, assistance with resumes, interviewing skills, and training in effective job search techniques. One of the greatest obstacles seniors face in finding work is the lack of computer skills. Senior Citizens of Greater Dallas, Inc. offers basic computer classes on Microsoft Word, Excel, Power Point and Publisher. In addition to these activities, the program also facilitates a support and networking group that meets twice a month for older job seekers. This program also provides information and education to employers who are actively recruiting mature workers.

On March 13, 2017, Administrative Action No. 17-5673 authorized a contract with Senior Citizens of Greater Dallas, Inc. to administer the Older American Employment Initiative Program to provide employment assistance and information to low to moderate low income adults aged 60 and above throughout Dallas as follows: training and job techniques, job search referrals, community presentations on employment training, employee/business presentations and quarterly reporting on the Dallas older adult job market.

On August 9, 2017 City Council adopted the FY 2017-18 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) Grant Funds by Resolution No.17-1171.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Human and Social Needs Committee will briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

Current Funds - $105,600 (subject to appropriations)
2017-18 Community Development Block Grant - $17,206

September 13, 2017

WHEREAS, on March 13, 2017, Administrative Action No. 17-5673 authorized a contract with The Senior Source/Senior Citizens of Greater Dallas, Inc. to administer the Older American Employment Initiative Program to provide employment assistance and information to low to moderate low income adults aged 60 and above throughout Dallas as follows: training and job techniques, job search referrals, community presentations on employment training, employee/business presentations and quarterly reporting on the Dallas older adult job market.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the first of two twelve-month renewal options to increase funds to the contract with Senior Citizens of Greater Dallas, Inc., approved as to form by the City Attorney, to administer the Older American Employment Initiative Program to provide employment assistance and information to low to moderate low income adults aged 60 and above throughout Dallas as follows: training and job techniques, job search referrals, community presentations on employment training, employee/business presentations and quarterly reporting on the Dallas older adult job market.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $122,806 (subject to appropriations) to Senior Citizens of Greater Dallas, Inc. (Vendor 243979) as follows:

Fund	Department	Unit	Object	Encumbrance	Amount
0001	MGT	4305	3070	MGT-2017-00002949	$105,600 (subject to appropriations)
CD17	MGT	215B	3070	MGT-2017-00002949	$ 17,206
				Total	$122,806

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 27

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize the first of two, twelve-month renewal options to increase funding to the contract with Senior Citizens of Greater Dallas, Inc. to administer the Senior Services Ombudsman Program by providing nursing home ombudsman, outreach and case management services to seniors residing in nursing homes and assisted living facilities within the city of Dallas - Not to exceed $73,049, from $50,000 to $123,049 - Financing: 2017-18 Community Development Block Grant Funds

BACKGROUND

On November 22, 2016, an Informal Solicitation was advertised for the Senior Services Ombudsman Program. One proposal was received on December 5, 2016 from Senior Citizens of Greater Dallas, Inc. who, was the only bidder for this program. The proposal submitted by Senior Citizens of Greater Dallas calls for nursing home ombudsman, outreach and case management services to be provided at 17 nursing and long-term care facilities where the majority of residents are low-moderate income and on Medicaid.

On December 21, 2016, Administrative Action No. 17-5056 authorized the City of Dallas to enter into a contract with Senior Citizens of Greater Dallas, Inc. to provide nursing home ombudsman, outreach and case management services to seniors who live in nursing homes and assisted living facilities.

Senior Citizens of Greater Dallas has served older adults in the Dallas area for 56 years. The mission of Senior Citizens of Greater Dallas, Inc. is to enhance the overall quality of life and empower all older adults in greater Dallas to thrive. It accomplishes this goal by offering a variety of different programs which serve older adults from the active retiree to the frail and vulnerable. The Long-Term Care Ombudsman Program is one of these programs.

BACKGROUND (continued)

On August 9, 2017 City Council adopted the FY 2017-18 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) Grant Funds, by Resolution No. 17-1171.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Human and Social Needs Committee was briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

2017-18 Community Development Block Grant Funds - $73,049

September 13, 2017

WHEREAS, on December 21, 2016, Administrative Action No. 17-5056 authorized the City of Dallas to enter into a contract with Senior Citizens of Greater Dallas, Inc. to provide for nursing home ombudsman, outreach and case management services to seniors who live in nursing homes and assisted living facilities.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the first of two, twelve-month renewal options to increase funding the contract with Senior Citizens of Greater Dallas, Inc., approved as to form by the City Attorney, to administer the Senior Services Ombudsman Program by providing nursing home ombudsman, outreach and case management services to seniors residing in nursing homes and assisted living facilities within the City of Dallas, in an amount not to exceed $73,049, from $50,000 to $123,049.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $73,049 for FY 2017-18 Community Development Block Grant Fund, Fund CD17, Department MGT, Unit 215B, Object 3070, Encumbrance/Contract No. MASC MGT-2017-00002927, Vendor 243979.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 28

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize the first of two, twelve-month renewal options to increase funding to the Interlocal Agreement with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry to administer the Clinical Dental Care Program to provide dental health services to low/moderate-income seniors age 60 and older residing within the city of Dallas - Not to exceed $375,000, from $300,000 to $675,000 - Financing: Current Funds (subject to appropriations)

BACKGROUND

On May 26, 2016 and June 2, 2016, a Request for Competitive Sealed Proposals (RFCSP), was advertised for the solicitation of clinical dental care services for low/moderate seniors residing within the City of Dallas (BTZ1618). One vendor submitted a proposal, Texas A&M University College of Dentistry. A Clinical Dental Care Program Selection Panel was created to review the proposal received in response to the RFCSP. On August 17, 2016, the Selection Panel met to: (1) review the proposals for responsiveness and (2) evaluate the proposals for capability and expertise, overall approach and methodology and cost. After their review, Texas A&M University Health Science Center dba Texas A&M University College of Dentistry was chosen as the responsive successful bidder.

On September 28, 2016, City Council authorized an Interlocal Agreement with Texas A&M University System with two one-year renewal options to implement the Clinical Dental Services Program for dental health services to low/moderate-income seniors aged 60 and older residing within the city of Dallas, in the amount of $64,000, by Resolution No. 16-1564.

BACKGROUND (continued)

On May 24, 2017, City Council authorized an amendment to the Interlocal Agreement with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry (formerly Texas A&M University System) for the Clinical Dental Care Program, previously approved on September 28, 2016, by Resolution No. 16-1564 to increase the contract to provide dental health services to low/moderate-income seniors aged 60 and older residing within the city of Dallas, in an amount not to exceed $236,000, by Resolution No. 17-0839.

Texas A&M University Health Science Center dba Texas A&M University College of Dentistry is contracted to provide basic dental health services, including: exams, cleanings, fluoride treatment, sealants, filings, extractions, root canals, treatment for infections and oral health education to seniors age 60 and older residing within the city of Dallas. In FY 18, partials and full dentures will be added to the list of dental health services offered to senior clients. All dental services will be provided at the following locations: North Dallas Shared Ministries Clinic located at 2875 Merrell Road, Dallas Texas 75229 and Agape Clinic located at 4104 Junius Street, Dallas, Texas 75246.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 28, 2016, City Council authorized an Interlocal Agreement with Texas A&M University System with two one-year renewal options to implement the Clinical Dental Services Program for dental health services to low/moderate-income seniors aged 60 and older residing within the city of Dallas by Resolution No. 16-1564.

On May 24, 2017, City Council authorized an amendment to the Interlocal Agreement with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry (formerly Texas A&M University System) for the Clinical Dental Care Program, previously approved on September 28, 2016, by Resolution No. 16-1564 to increase the contract to provide dental health services to low/moderate-income seniors aged 60 and older residing within the city of Dallas by Resolution No. 17-0839.

The Human and Social Needs Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

Current Funds - $375,000 (subject to appropriations)

September 13, 2017

WHEREAS, on May 24, 2017, City Council authorized an amendment to the Interlocal Agreement with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry (formerly Texas A&M University System) for the Clinical Dental Care Program, previously approved on September 28, 2016, by Resolution No. 16-1564 to increase the contract in an amount not to exceed $236,000 to provide dental health services to low/moderate-income seniors age 60 and older residing within the city of Dallas by Resolution No. 17-0839.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the first of two, twelve-month renewal options to the contract with Texas A&M University Health Science Center dba Texas A&M University College of Dentistry, approved as to form by the City Attorney, to administer the Clinical Dental Care Program to provide dental health services to low/moderate-income seniors age 60 and older residing within the city of Dallas.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $375,000 (subject to appropriations) to Texas A&M University Health Science Center dba Texas A&M University College of Dentistry from Fund 0001, Department MGT, Unit 4305, Object 3070, Encumbrance/Contract No. MASC MGT-2017-00002990, Vendor VS0000030902.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 29

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Authorize the **(1)** acceptance of a grant from the Texas Department of Housing and Community Affairs in an amount not to exceed $833,841 to provide services to the homeless through the Homeless Housing and Services Program for the period September 1, 2017 through August 30, 2018; **(2)** establishment of appropriations in an amount not to exceed $833,841 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund; **(3)** receipt and deposit of funds in an amount not to exceed $833,841 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund; and **(4)** execution of the grant agreement - Not to exceed $833,481 - Financing: Texas Department of Housing and Community Affairs Grant Funds

BACKGROUND

Approval of this item will authorize acceptance of a grant from the Texas Department of Housing and Community Affairs (TDHCA) in an amount not to exceed $833,481 to provide services to the homeless through the Homeless Housing and Services Program (HHSP). The City has been awarded HHSP funding from TDHCA annually since 2010 which provided operating assistance for the Bridge and was used to leverage City and County Funding.

The performance goals include serving 382 unduplicated persons with a variety of homeless services, and assisting 153 persons with a positive exit to temporary or transitional or permanent housing destinations during the contract term. All services related to the grant will be reported in the Homeless Management Information System (HMIS).

Upon the Bridge's full integration of services into HMIS, a separate agenda item will be brought for Council approval to contract these funds under the Fourth Amendment to the Bridge's Management Services Agreement.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Human and Social Needs Committee was briefed regarding this item on August 17, 2015.

On October 14, 2015, City Council authorized acceptance of a grant from the Texas Department of Housing and Community Affairs (TDHCA) to provide services to the homeless through the Homeless Housing and Services Program (HHSP) for the period September 1, 2016 through August 31, 2016, and execution of the required grant agreements; the acceptance of a grant from the Texas Department of State Health Services (TDSHS): (a) to provide services to the homeless through the Healthy Community Collaborative for the period July 1, 2014 through August 31, 2017; and (b) a private 1:1 cash match and execution of the grant agreement(s); and the first amendment to the Management Services Contract, Phase II, with Bridge Steps to: (a) allow Bridge Steps to count the TDHCA and TDSHS funds toward Bridge Steps; required contribution to the Bridge operating budget for the period September 1, 2015 through August 31, 216; and (b) require Bridge Steps to comply with all conditions of the TDHCA and TDSHS grant agreements by Resolution No. 15-1893.

On October 11, 2016, City Council authorized the second amendment to the first five-year renewal option to the Management Services Contract, Phase II (MSC) with Bridge Steps for the continued operation, programming, and management of the Bridge for the period of October 1, 2015 through September 30, 2020; funding for the first year of the five-year renewal term of the MSC with General Funds for the period October 1, 2016 through September 30, 2017; an Interlocal Agreement with Dallas County to assist in providing homeless assistance services at the Bridge through the City's contractor, Bridge Steps, for the period October 1, 2016 through September 30, 2017; award of FY 2016-17 Emergency Solutions Grant funds for shelter operations at The Bridge from the Homeless Assistance Center to Bridge Steps for facility operations; acceptance of a grant from the Texas Department of Housing and Community Affairs through the Homeless Housing and Services Program to provide services to the homeless through August 31, 2017 by Resolution No. 16-1670.

Information will be provided to the Human and Social Needs Committee on September 5, 2017.

FISCAL INFORMATION

Texas Department of Housing and Community Affairs Grant Funds - $833,481

September 13, 2017

WHEREAS, during the 81st State Legislative Session in 2009, the State Legislature appropriated funds to be administered by the Texas Department of Housing and Community Affairs (TDHCA) to fund the Homeless Housing and Services Program (HHSP) in the eight largest cities in Texas;

WHEREAS, cities currently served through HHSP include Arlington, Austin, Corpus Christi, Dallas, El Paso, Fort Worth, Houston, and San Antonio; and

WHEREAS, the City was awarded, and the City Council approved, receipt of HHSP funding from TDHCA in 2010, 2011, 2012, 2013, and 2014, which provided operating assistance for The Bridge and leveraged City and County funding; and

WHEREAS, on July 28, 2017, the City was notified that it would receive a 2018 HHSP award from TDHCA In the amount of $833,481, for the period September 1, 2017 through August 31, 2018; and

WHEREAS, the City desires to accept this 2018 HHSP award from TDHCA for the continued provision of homeless assistance to persons experiencing homelessness.

WHEREAS, Senate Bill 58 of the 83rd regular legislative session amended Subtitle I, Title 4, of the Texas Government Code to add Chapter 539 establishing or expanding community collaborative projects to improve the access to care, quality/comprehensiveness of care, and outcomes for persons who are both homeless and have a mental illness; and

WHEREAS, funds from the grant are allocated to five municipalities and counties that include: Bexar, Dallas, Harris, Tarrant, and Travis.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to accept a grant from the Texas Department of Housing and Community Affairs (TDHCA) to provide services to the homeless through the Homeless Housing and Services Program (HHSP), in an amount not to exceed $833,481 for the period September 1, 2017 through August 31, 2018, and sign the grant agreement, approved as to form by the City Attorney.

SECTION 2. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $833,481 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund, Fund S319, Department HOU, Unit 3295, Object 3070.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit TDHCA grant funds in an amount not to exceed $833,481 in the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund, Fund S319, Department HOU, Unit 3295, Revenue Code 6516.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse TDHCA grant funds to Bridge Steps, Vendor VS0000067075, in an amount not to exceed $811,130 from the FY 2018 TDHCA-Homeless Housing and Services Program 17-18 Fund, Fund S319, Department HOU, Unit 3295, Object Code 3070, MASC No. HOU-2017-00003150, according to the attached Schedule, for the period September 1, 2017 through August 31, 2018; and in an amount not to exceed $22,351 in various object codes according to the attached Schedule for City staff administrative costs for the period September 1, 2017 through August 31, 2018.

SECTION 5. That the City Manager is hereby authorized to provide additional information and take other actions or make adjustments relating to the grant budget as may be necessary in order to satisfy TDHCA requirements.

SECTION 6. That the City Manager is hereby authorized to reimburse to TDHCA any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

SECTION 7. That the City Manager shall keep the appropriate City Council Committee informed of all final TDHCA monitoring reports no later than 30 days after the receipt of the report.

SECTION 8. That the Homeless Housing and Services Program Grant from the Texas Department of Housing and Community Affairs is designated as Contract No. HOU-2017-00003749.

SECTION 9. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

SCHEDULE
Texas Department of Housing and Community Affairs
Homeless Housing and Services Program (HHSP)
Fund S319, Dept. HOU, Unit 3295, Revenue Source Code 6516
September 1, 2017 through August 31, 2018

Object Code	Description	Amount
1101	Salary	$ 16,667
1301	Pension	$ 2,340
1303	Benefits	$ 12
1304	Health Insurance	$ 3,083
1306	FICA	$ 236
1309	Wellness Program	$ 13
3099	Misc. Special Services	$811,130
	Total	**$833,481**

AGENDA ITEM # 30

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Raquel Favela, 670-3309

MAPSCO: 46T

SUBJECT

Authorize an amendment to Resolution No. 16-0391, previously approved on February 24, 2016, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization from June 22, 2017 to June 22, 2018 to complete construction of four affordable single family homes for the Townhomes Project located at 2825 South Boulevard - Financing: No cost consideration to the City

BACKGROUND

In March 2017, Annie Evans, Executive Director of Southfair Community Development Corporation. requested an extension on the completion date from June 22, 2017 to June 22, 2018. Southfair Community Development Corporation (Southfair) is a certified Community Housing Development Organization (CHDO) and had a prior contract with the City for predevelopment of Townhomes Project located at 2825 South Boulevard. They completed the acquisition, plans, and have started construction on the units. The houses are currently toward the end of the framing process. Delays have occurred due to weather and unforeseen site conditions. Southfair is working with a private lender for interim financing of the balance of construction costs.

The project was awarded 2014-15 HOME Investment Partnership Program Grant Funds from the U.S. Department of Housing and Urban Development (HUD) which the City Council appropriated for housing developments such as this. The funds are for gap construction financing for the units to be built and sold to eligible low and moderate income families. Southfair has pre-sold two of the units at this time. The construction and occupancy will be completed within a year. Upon sale, the lien will be released for forgiveness of debt but deed restrictions will remain on the property for 15 years.

BACKGROUND (continued)

This action will authorize an amendment to Resolution No. 16-0391, previously approved on February 24, 2016, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization from June 22, 2017 to June 22, 2018 to complete construction of four affordable single family homes for the Townhomes Project located at 2825 South Boulevard.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 25, 2014, City Council authorized FY 2014-15 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) Grant (amended and reconsidered by Resolution No. 14-1314 on August 13, 2014) which included CHDO Development Loans in the HOME Investment Partnerships Funds by Resolution No. 14-1001.

On April 6, 2015, the Housing Committee was briefed by memorandum regarding this matter.

On April 22, 2015, City Council authorized housing development with Southfair Community Development Corporation for construction of four affordable single family by Resolution No. 15-0780.

On February 24, 2016, City Council authorized an amendment to Resolution No. 15-0780, previously approved on April 22, 2015 for a housing development with Southfair Community Development Corporation for construction of four additional single family homes for the Townhomes Project; allow the forgiveness of debt as each unit is sold to a low-income homebuyer and extend the loan agreement completion date from June 22, 2016 to June 22, 2017 by Resolution No. 16-0391.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

FISCAL INFORMATION

No cost consideration for the City.

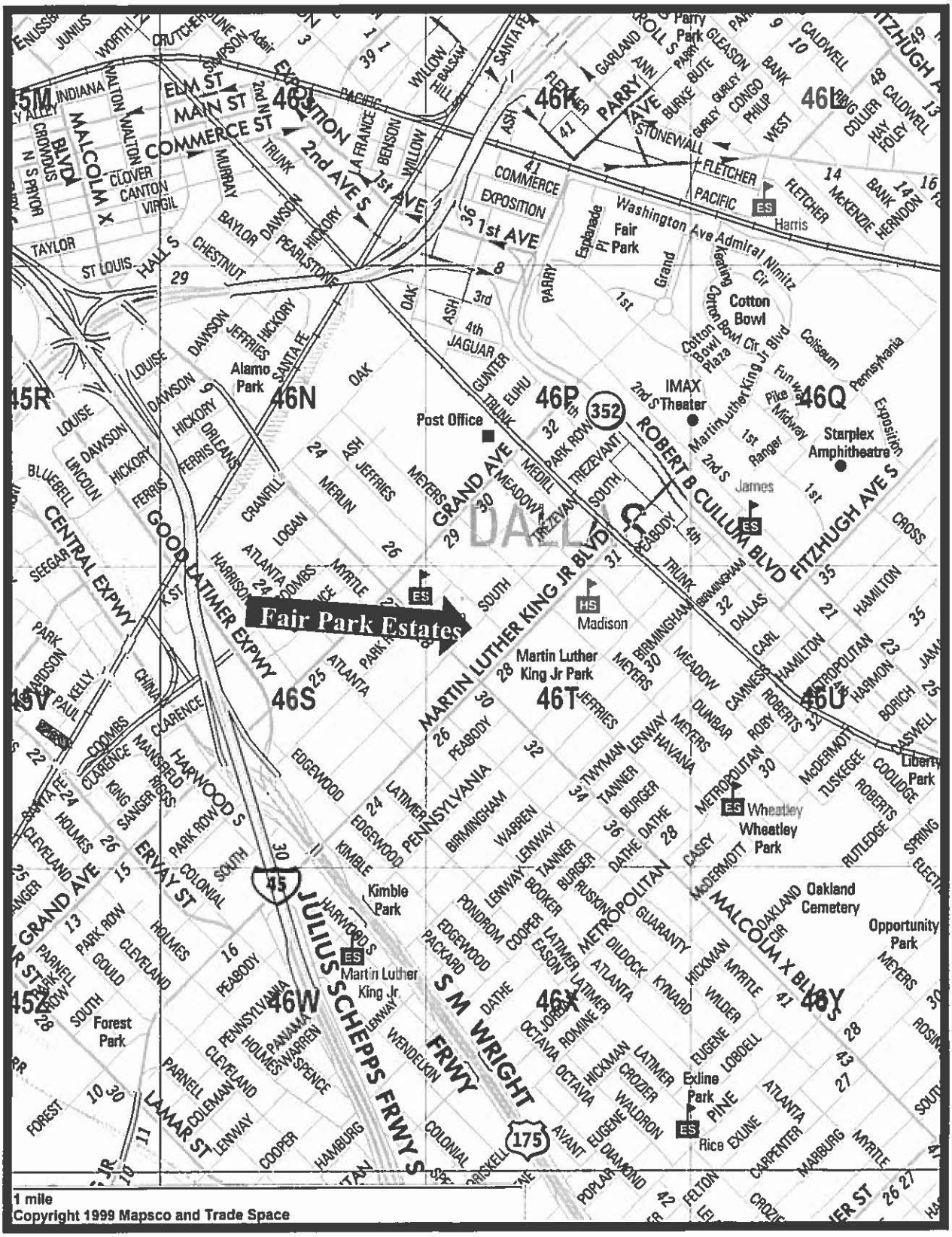
OWNER/DEVELOPER

Southfair Community Development Corporation

Annie Evans-Jones, Executive Director

MAP

Attached


Fair Park Estates
MARTIN LUTHER KING JR BLVD
ROBERT B CULLUM BLVD
FITZHUGH AVE S
GRAND AVE
GOOD LATIMER EXPWY
CENTRAL EXPWY
JULIUS SCHEPPS FRWY S
S M WRIGHT FRWY
MALCOLM X BLVD
PARRY AVE
ELM ST
MAIN ST
COMMERCE ST
2nd AVE S
1st AVE
EXPOSITION
PACIFIC
FLETCHER
STONEWALL
Fair Park
Cotton Bowl
IMAX Theater
Starplex Amphitheatre
Post Office
Alamo Park
Martin Luther King Jr Park
Madison
Wheatley Park
Kimble Park
Forest Park
Exline Park
Oakland Cemetery
Opportunity Park
Liberty Park
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Martin Luther King Jr
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MAPSCO 46T

September 13, 2017

WHEREAS, affordable housing for low and moderate income families is a high priority of the City of Dallas; and

WHEREAS, on June 25, 2014, City Council authorized the FY 2014-15 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) Grant (amended and reconsidered by Resolution No. 14-1314 on August 13, 2014) which included the HOME Investment Partnerships Program, CHDO Development Loan funds by Resolution No. 14-1001; and

WHEREAS, on April 22, 2015, City Council authorized a housing development loan with Southfair Community Development Corporation for construction of four affordable single family by Resolution No. 15-0780; and

WHEREAS, the Community Housing Development Corporation (CHDO) Program requires a CHDO Set-Aside Project commitment within 24-months of receiving the FY 2014-15 CHDO Operating Assistance Grant award and this project satisfies that requirement; and

WHEREAS, on February 24, 2016, City Council authorized an amendment to Resolution No. 15-0780, previously approved on April 22, 2015 for a housing development loan with Southfair Community Development Corporation for construction of four affordable single family homes for the Townhomes Project; allow the forgiveness of debt as each unit is sold to a low-income homebuyer and extend the loan agreement completion date from June 22, 2016 to June 22, 2017, by Resolution No. 16-0391; and

WHEREAS, the City desires for Southfair Community Development Corporation (Southfair) to develop affordable units for low and moderate income families.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to amend Resolution No. 16-0391, previously approved on February 24, 2016, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization, approved as to form by the City Attorney, to extend the agreement from June 22, 2017 to June 22, 2018 to complete construction and occupancy of four affordable single family homes for the Townhomes Project to be located at 2825 South Boulevard.

SECTION 2. The terms of the loan agreement include:

(a) Southfair must execute a revised note payable in the amount of $290,000 to the City of Dallas for the loan.
(b) Southfair will execute a lien through a Deed of Trust and deed restriction for a 15-year term for the affordable units.
(c) Southfair will use the funds to gap the construction costs for the units and will remit any proceeds to the City after paying the interim construction lien and allowable closing costs.
(d) Southfair will have until June 22, 2018 to fully complete the project.
(e) Southfair must build and occupy the affordable units to low and moderate income families with incomes at or below 80 percent of area median family income.
(f) The City will subordinate first lien position to the interim construction lender.

SECTION 3. That the City Manager is hereby authorized to execute releases of liens and terminate deed restrictions, approved as to form by the City Attorney, for forgiveness of debt on the property upon compliance with the loan terms and deed restrictions.

SECTION 4. That this resolution does not constitute a binding agreement upon the City or subject the City to any liability or obligation with respect to the loan, until such time as the loan documents are duly approved by all parties and executed.

SECTION 5. That this contract is designated as Contract No. HOU-2016-0000630.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 31

KEY FOCUS AREA: Human and Social Needs

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Nadia Chandler Hardy, 670-1611

MAPSCO: N/A

SUBJECT

Ratify payment to the Hyatt Regency Hotel-Dallas to provide for additional costs incurred due to increased program participation for the 2017 Mayfair Senior Expo - Not to exceed $3,961 - Financing: Mayfair Gifts and Donation Trust Funds

BACKGROUND

For the past 18 years, the City of Dallas Office of Senior Affairs has coordinated the Mayfair Senior Expo in celebration of "Older Americans Month" in May. The Mayfair Expo is a seated luncheon with an awards program to recognize seniors citywide. The budget for this event was $49,029.38. Cost items included venue rental, food and beverages, and audio visual presentation services. Mayfair Expo was funded with private donations from the Mayfair Gifts and Donation Trust Fund. The City's Mayfair Gifts and Donation Trust Fund was created in FY 2015-2016. This fund receives monetary donations, proceeds from ticket sales and sponsorships to cover the costs associated with the annual Mayfair Expo.

An informal bid was conducted for the event venue. The Hyatt Regency Hotel-Dallas was the lowest and most responsive bidder. On February 28, 2017, Administrative Action No. 17-5634 authorized a contract with the Hyatt Regency Hotel-Dallas for the 2017 Mayfair Senior Expo, in an amount not to exceed $50,000. A payment of $49,029.38 was made to the Hyatt Regency Hotel-Dallas for the venue and related costs.

The 2017 Mayfair Expo was held on May 26, 2017. Approximately 1,300 seniors attended this event, reflecting an increase of 250 guests over the projected number. On May 31, 2017, a final invoice from the Hyatt Regency Hotel-Dallas was received for $4,931.42. This amount reflects the 250 additional meals that were served, additional audio visual services and 18 parking vouchers. The total expenditure for the Mayfair Senior Expo increased to a total of $53,960.80. An amount of $970.62 will be paid from the remaining amount authorized by Administrative Action. The balance due will be $3,960.80. The exiting Mayfair Gifts and Donation Trust Fund account will be used to fund the final payment of $3,960.80.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Human and Social Needs Committee will be briefed by memorandum regarding this matter September 5, 2017.

FISCAL INFORMATION

Mayfair Gifts and Donation Trust Funds - $3,960.80

September 13, 2017

WHEREAS, on February 28, 2017, Administrative Action No. 17-5634 authorized a contract with the Hyatt Regency Hotel-Dallas for the 2017 Mayfair Senior Expo, in an amount not to exceed $50,000.00.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to ratify payment to the Hyatt Regency Hotel-Dallas to provide for additional costs incurred due to increased program participation for the 2017 Mayfair Senior Expo, in an amount not to exceed $3,960.80.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $3,960.80 to Hyatt Regency Hotel-Dallas from the Mayfair Gifts and Donation Trust Fund, Fund 0471, Department HOU, Unit 2342, Object 3099, Encumbrance 2342Mayfair17, Vendor 237705.

SECTION 3. That this contract is designated as Contract No. HOU-2017-00003119.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 32

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): Outside City Limits

DEPARTMENT: Intergovernmental Services

CMO: Kim Tolbert, 670-3302

MAPSCO: N/A

SUBJECT

Authorize **(1)** an application for the FY 2017 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice, Bureau of Justice Assistance to support a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period October 1, 2016 through September 30, 2020; and **(2)** execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government - Financing: No cost consideration to the City

BACKGROUND

Part E of Title 1 of the Omnibus Crime Control and Safe Streets Act of 1968, as amended, and the Edward Byrne Memorial Justice Assistance Grant (JAG) Program (the "JAG Program") authorize the Bureau of Justice Assistance (the "BJA") to make funds available to units of local government in order to support a broad range of activities to control and prevent crime and to improve the criminal justice system.

The JAG Program is the primary provider of federal criminal justice funding to state and local jurisdictions. JAG funds can support all components of the criminal justice system from multijurisdictional drug and gang task forces to crime prevention and domestic violence programs, courts, corrections, treatment, and justice information sharing initiatives. JAG funded projects may address crime through the provision of services directly to individuals and/or communities and by improving the effectiveness and efficiency of criminal justice systems, processes, and procedures.

The City of Dallas, Dallas County, and certain units of local government designated by the BJA are eligible for 2017 JAG funding and have been certified by the BJA as a disparate jurisdiction. The application guidelines ask for one fiscal agent to apply, accept, and disburse funds throughout the disparate jurisdiction. Dallas County and all eligible units of local government in the disparate jurisdiction have agreed to designate the City of Dallas as the applicant and fiscal agent for the JAG Program.

BACKGROUND (continued)

Dallas County and the eligible cities agree and acknowledge that as a certified disparate jurisdiction, the Parties must reach an agreement regarding the sharing of funds prior to submitting a JAG application with the BJA. Accordingly, this resolution will authorize the City Manager to set forth the following: the amount of funds originally allocated by the BJA before the Parties were certified to be disparate jurisdictions: the amounts to be transferred among the respective jurisdictions, including the amount to be paid to the City of Dallas as the fiscal agent for the jurisdiction; and the final amount for each of the Parties.

Initial Allocations

For 2017, the BJA has determined the Initial Allocations of JAG Funds for the parties as follows:

Dallas County	$ 0.00
Balch Springs	$ 17,457.00
Carrollton	$ 14,043.00
Dallas	$ 662,975.00
DeSoto	$ 12,682.00
Duncanville	$ 11,193.00
Garland	$ 47,929.00
Grand Prairie	$ 37,327.00
Irving	$ 38,790.00
Lancaster	$ 12,194.00
Mesquite	$ 33,810.00
Richardson	$ 12,168.00
Total	$ 900,568.00

Amounts to be Transferred

All jurisdictions, with the exception of the City of Richardson, have agreed that 30 percent of their funds will be allocated to Dallas County per Department of Justice (DOJ) guidelines that require fund sharing with any unit of government that bears more than 50 percent of the costs of prosecution or incarceration. Richardson has chosen to reallocate its total award of $12,168.00 to the County.

BACKGROUND (continued)

The eligible cities agree to have the following funds transferred to Dallas County pursuant to the Funds Sharing Agreement as follows:

Dallas County	$ 0.00
Balch Springs	$ 5,237.10
Carrollton	$ 4,212.90
Dallas	$ 198,892.50
DeSoto	$ 3,804.60
Duncanville	$ 3,357.90
Garland	$ 14,378.70
Grand Prairie	$ 11,198.10
Irving	$ 11,637.00
Lancaster	$ 3,658.20
Mesquite	$ 10,143.00
Richardson	$ 12,168.00
Total	$ 278,688.00

Fiscal Agent Grant Administration Fees

The following amounts reflect each participant's grant administration fee, which shall be transferred to the Fiscal Agent, the City of Dallas.

Dallas County	$ 19,508.16
Balch Springs	$ 855.39
Carrollton	$ 688.11
Dallas	$ 59,502.81
DeSoto	$ 621.42
Duncanville	$ 548.46
Garland	$ 2,348.52
Grand Prairie	$ 1,829.02
Irving	$ 1,900.71
Lancaster	$ 597.51
Mesquite	$ 1,656.69
Richardson	$ 0.00
Total	$ 90,056.80

BACKGROUND (continued)

Final Allocations

The following amounts reflect the JAG funds each jurisdiction shall receive upon acceptance of and disbursements of funds from the BJA in accordance with the Fiscal Agency Agreement.

Dallas County	$ 259,179.84
Balch Springs	$ 11,364.51
Carrollton	$ 9,141.99
Dallas	$ 494,636.49
DeSoto	$ 8,255.98
Duncanville	$ 7,286.64
Garland	$ 31,201.78
Grand Prairie	$ 24,299.88
Irving	$ 25,252.29
Lancaster	$ 7,938.29
Mesquite	$ 22,010.31
Richardson	$ 0.00
Total	$ 900,586.00

The City of Dallas uses the bulk of its allocation to fund salaries for three Community Prosecutors, with any balance going towards Dallas Police Department projects, such as upgrades to interview rooms, training on Fair and Impartial Policing, and funding to implement SharePoint in recent years. Administrative expenses associated with managing the grant and acting as the fiscal agent will be reimbursed by 10 percent of the total award.

In addition to the standard requirements common to many federal grant programs, the Department of Justice has added some additional requirements to the FY 2017 JAG awards at both the state and local level with regards to sanctuary cites, including requirement to provide 48 hours advance notice to the Department of Homeland Security (DHS) regarding the scheduled release date and time of an alien in a jurisdiction's custody if DHS has requested such notice.

As the City of Dallas's detention center can only hold a person in custody for 24 hours per Texas state law, there are some concerns about our ability to agree to this requirement. However, we will not have to agree to the new requirements until we accept the award, which is expected to be in December 2017.

BACKGROUND (continued)

We are anticipating further guidance from DOJ on these requirements in the next few months, as many jurisdictions have the same restrictions on the amount of time they can hold individuals in custody. If further guidance indicates we cannot legally meet the requirements, we will re-evaluate our options at that time, which could include withdrawing the application and reallocating our funds to other eligible jurisdictions within Dallas County.

This resolution will authorize the City of Dallas to submit the application, and execute the Fiscal Agency and Funds Sharing Agreement with the other eligible jurisdictions as required for the application. If it is determined we can comply with the new requirements, a separate resolution will be placed on the agenda for acceptance of the grant.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 25, 2013, City Council authorized an application for and acceptance of the FY2013 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice to be used for a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period of October 1, 2012 through September 30, 2016; execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government; and execution of the grant agreement by Resolution No. 13-1687.

On May 28, 2014, City Council authorized an application for and acceptance of the FY2014 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice to be used for a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period of October 1, 2013 through September 30, 2017; execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government; and execution of the grant agreement by Resolution No. 14-0828.

On June 10, 2015, City Council authorized an application for and acceptance of the FY2015 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice to be used for a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period of October 1, 2014 through September 30, 2018; execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government; and execution of the grant agreement by Resolution No. 15-1056.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On June 22, 2016, City Council authorized an application for and acceptance of the FY2016 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice to be used for a broad range of activities to help control and prevent crime, and to improve the criminal justice system for the period of October 1, 2015 through September 30, 2019; execution of the Fiscal Agency and Funds Sharing Agreement between the City of Dallas, Dallas County and eligible units of local government; and execution of the grant agreement by Resolution No. 16-1064.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, the U.S. Department of Justice, Bureau of Justice Assistance (BJA), has made funding available to the City of Dallas, Dallas County and eligible designated cities in order to support a broad range of activities to help control and prevent crime and to improve the criminal justice system; and mirrors subject

WHEREAS, grant monies are being allocated to the City of Dallas, Dallas County and eligible designated cities for the 2017 Edward Byrne Memorial Justice Assistance Grant; and

WHEREAS, the City of Dallas and other BJA designated cities will benefit from the additional funds that will aid the prevention and control of crime within these areas.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to apply for the FY 2017 Edward Byrne Memorial Justice Assistance Grant from the U.S. Department of Justice, Bureau of Justice Assistance Grant Funds, approved as to form by the City Attorney, to support a broad range of activities to help control and prevent crime and to improve the criminal justice system, in an approximate amount of $900,568.00 for the period October 1, 2016 through September 30, 2020.

SECTION 2. That the City Manager is hereby authorized to sign a Fiscal Agency Agreement between the City of Dallas, Dallas County, and designated units of local governments, approved as to form by the City Attorney.

SECTION 3. That the Fiscal Agency Agreement is designated as Contract No. MGT-2017-00003571.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 33

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 3

DEPARTMENT: Mobility and Street Services

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 43T X

SUBJECT

Authorize **(1)** an agreement with Southwestern Bell Telephone Company, d/b/a AT&T to provide cost reimbursement for material and labor cost incurred by the City of Dallas for construction and installation of an underground conduit-duct bank (Installations) beginning from the South Frontage Road of Interstate Highway 30 and following Colorado Boulevard southward in the City and County of Dallas, concurrent with and during the City's construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project, **(2)** transfer ownership of the Installations to AT&T; **(3)** an increase of appropriations in an amount not to exceed $166,600 in the Capital Projects Reimbursement Fund; and **(4)** the receipt and deposit of funds from AT&T in an amount not to exceed $166,600 in the Capital Projects Reimbursement Fund - Not to exceed $166,600 - Financing: Capital Projects Reimbursement Funds

BACKGROUND

On June 25, 2014, City Council authorized a contract with North Texas Contracting, Inc. for construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project by Resolution No. 14-1018.

AT&T desired to install an underground conduit-duct bank beginning from South Frontage Road of Interstate Highway 30 and following Colorado Boulevard southward in the City and County of Dallas, concurrent with and during the City's Project construction of street improvements in the same area.

The City and AT&T contemplated the installation of underground conduit-duct banks during the construction phase of the street pavement of the Colorado Boulevard Extension Project to prevent tearing up any completed pavement in order to accommodate the conduit-bank installation. The City and AT&T acknowledge and agree that in order to expedite the City's Project, AT&T was inadvertently omitted in the Project, and in order to prevent the omission from unnecessarily delaying the construction of the Project, the City proceeded to construct the underground conduit-duct banks.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 25, 2014, the City Council authorized a contract with North Texas Contracting, Inc. for the construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project by Resolution No. 14-1018.

On January 28, 2015, City Council authorized Change Order No. 1 with North Texas Contracting, Inc. for construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension from Interstate Highway 30 eastbound service road to Westmoreland Road to add new pay items and increase the quantity of some of the existing pay items related to grading, earthwork, drainage and utility infrastructure necessary to complete the project by Resolution No. 15-0173.

On January 27, 2016, City Council authorized Change Order No. 2 with North Texas Contracting, Inc. for removal of unsuitable subgrade material discovered during excavation and replacing the void with select fill material, pavement marking modifications and to provide necessary slope stabilization measures to prevent erosion along the Colorado Boulevard extension from Interstate Highway 30 eastbound service road to Westmoreland Road by Resolution No. 16-0179.

Information about this item will be provided to the Mobility Solutions, Infrastructure, and Sustainability Committee on September 11, 2017.

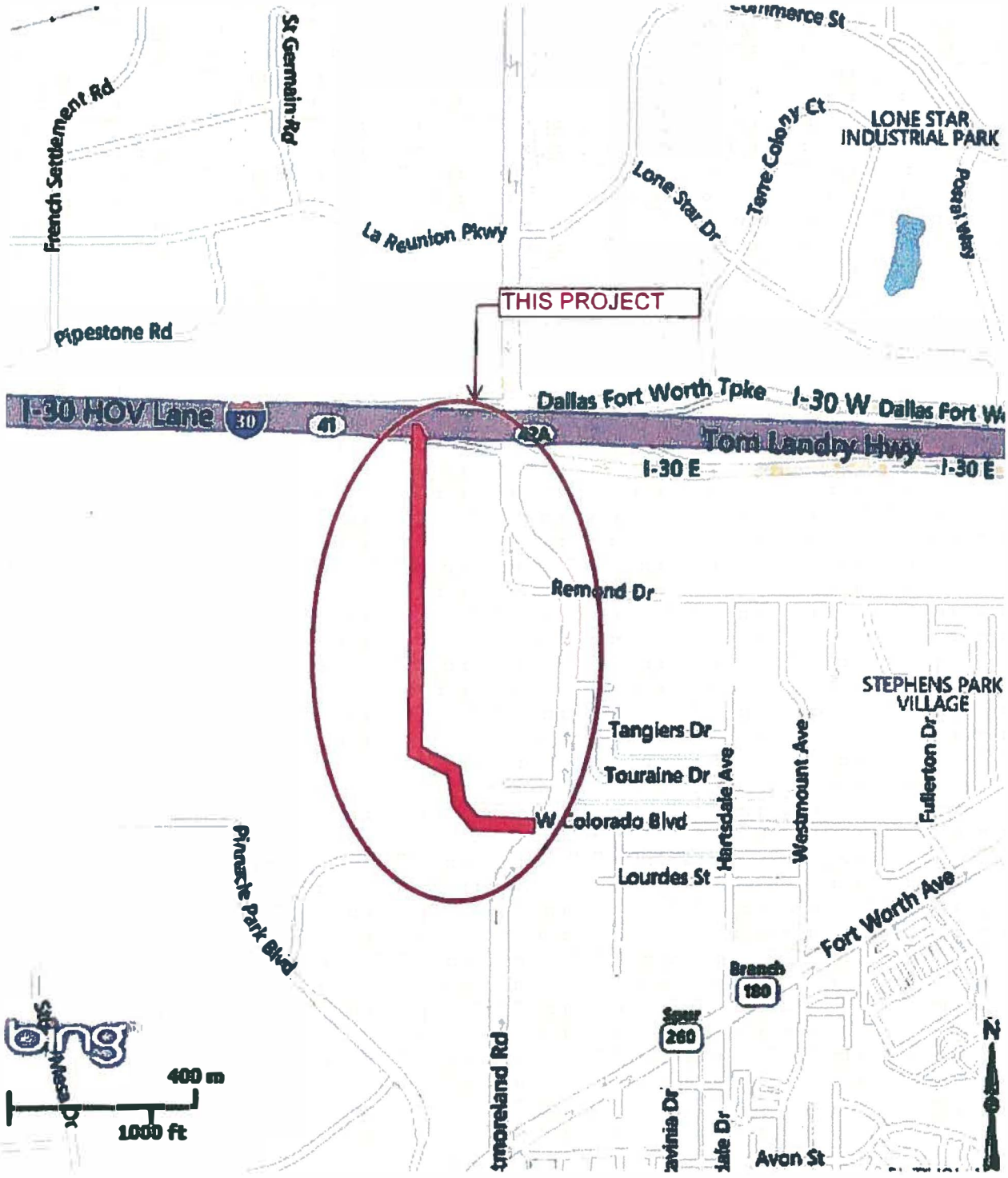
FISCAL INFORMATION

Capital Projects Reimbursement Funds - $166,600

MAP

Attached

COLORADO BOULEVARD EXTENSION FROM IH 30 EASTBOUND SERVICE ROAD TO WESTMORELAND ROAD



MAPSCO 43T & X

September 13, 2017

WHEREAS, on June 25, 2014, City Council authorized a contract with North Texas Contracting, Inc. for the construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project by Resolution No. 14-1018; and

WHEREAS, on January 28, 2015, City Council authorized Change Order No. 1 with North Texas Contracting, Inc. for construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension from Interstate Highway 30 eastbound service road to Westmoreland Road to add new pay items and increase the quantity of some of the existing pay items related to grading, earthwork, drainage and utility infrastructure necessary to complete the project by Resolution No. 15-0173; and

WHEREAS, on January 27, 2016, City Council authorized Change Order No. 2 for removal of unsuitable subgrade material discovered during excavation and replacing the void with select fill material, pavement marking modifications and to provide necessary slope stabilization measures to prevent erosion by Resolution No. 16-0179; and

WHEREAS, on October 14, 2016, Administrative Action No. 16-0935 authorized Change Order No. 3 to increase contract amount by $49,900 to install underdrains to facilitate drainage from tree wells to promote healthy growth; and

WHEREAS, AT&T will provide reimbursement to the City of Dallas for material and labor costs incurred for construction and installation of an underground duct-bank ("Company Installations") beginning from the South Frontage road of Interstate 30 and following Colorado Boulevard southward in the City and County of Dallas, concurrent with and during the City's construction of utilities, roadway and streetscape improvements for the Colorado Boulevard Extension Project; and

WHEREAS, the City of Dallas will transfer ownership of the Company Installations to AT&T; and

WHEREAS, AT&T will reimburse 100 percent of labor and material cost, in an amount not to exceed $166,600; and

WHEREAS, the City of Dallas desires to enter into an agreement with AT&T to receive cost reimbursement for material and labor costs incurred for construction and installation of an underground duct-bank ("Company Installations").

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign an agreement with AT&T, approved as to form by the City Attorney. The agreement remains effective as long as the project is incomplete or unless terminated or modified.

SECTION 2. That the City Manager is hereby authorized to increase appropriations in the Capital Projects Reimbursement Fund, Fund 0556, Department ECO, Unit S801, Object 3099, in an amount no to exceed $166,600.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit funds from AT&T in an amount not to exceed $166,600 in Fund 0556, Department ECO, Unit S801, Revenue Code 8492.

SECTION 4. That this contract is designated as Contract No. ECO-2017-00003682.

SECTION 5. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEMS # 34,35

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Mobility and Street Services

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: N/A

SUBJECT

DART alignments

* Authorize a resolution to endorse the Dallas Area Rapid Transit (DART) Victory/Commerce/Swiss alignment as the locally preferred alternative for a second light rail alignment through Downtown Dallas (D2) - Financing: No cost consideration to the City
* Authorize a resolution to endorse the Dallas Area Rapid Transit (DART) Elm/Commerce alignment as the locally preferred alternative for the Dallas streetcar central link - Financing: No cost consideration to the City

BACKGROUND

On August 13, 1983, Dallas Area Rapid Transit Authority (DART) was created as a regional transportation authority organized and existing pursuant to Chapter 452, Texas Transportation Code, for the purpose of providing public transportation and general transportation services within the DART service area, which includes the City of Dallas, a Texas home rule municipal corporation, and surrounding communities. On February 28, 1990, City Council authorized a Master Interlocal Agreement ("Master ILA") between DART and the City regarding DART's system and establishing a cooperative and supportive relationship between both parties by Resolution No. 90-0810.

The evolution of Dallas as an increasingly urban city requires that its infrastructure provide an integrated transportation system that balances the needs of public transit pedestrians, bicycles, and automobiles. The principles of a sustainable, livable city are essential for the vitality of the City and the expansion of the transit system which will increase mobility options is an essential component.

BACKGROUND (continued)

The City of Dallas and DART entered into an interlocal agreement in 1991 to plan, design, and construct a second light rail alignment when specific thresholds in ridership and headways are met. As the region continues to grow, and with the potential addition of high speed rail, the thresholds would likely be reached within the next decade.

On October 11, 2016, City Council authorized a resolution endorsing the following highest immediate priorities of the City of Dallas for improved transit services to be included in the Dallas Area Rapid Transit 2017 20-Year Financial Plan for construction of a second light rail transit (D2); expedited implementation of expanded bus services; and construction of the Central Dallas Streetcar Link and study of streetcar extensions by Resolution No. 16-1692. On February 13, 2017, the Council's Transportation and Trinity River Project Committee (TTRPC) was briefed on DART's progress for developing D2 and the Dallas Streetcar Central Link along with the considerations and criteria for evaluating alternatives. The TTRPC directed staff to evaluate the D2 and the Dallas Streetcar Central Link alternative alignments concurrently.

Consequently, City staff and DART staff evaluated several alignments for D2 and the Dallas Streetcar Central Link, and worked with community stakeholders looking for the best alignments that provide a balance between serving existing ridership and generating new ridership, the greatest potential for new transit-oriented development opportunities, and are the most cost effective.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Transportation and Trinity River Project Committee was briefed on February 13, 2017.

Information about this item was provided to the Mobility Solutions, Infrastructure and Sustainability Committee on August 28, 2017.

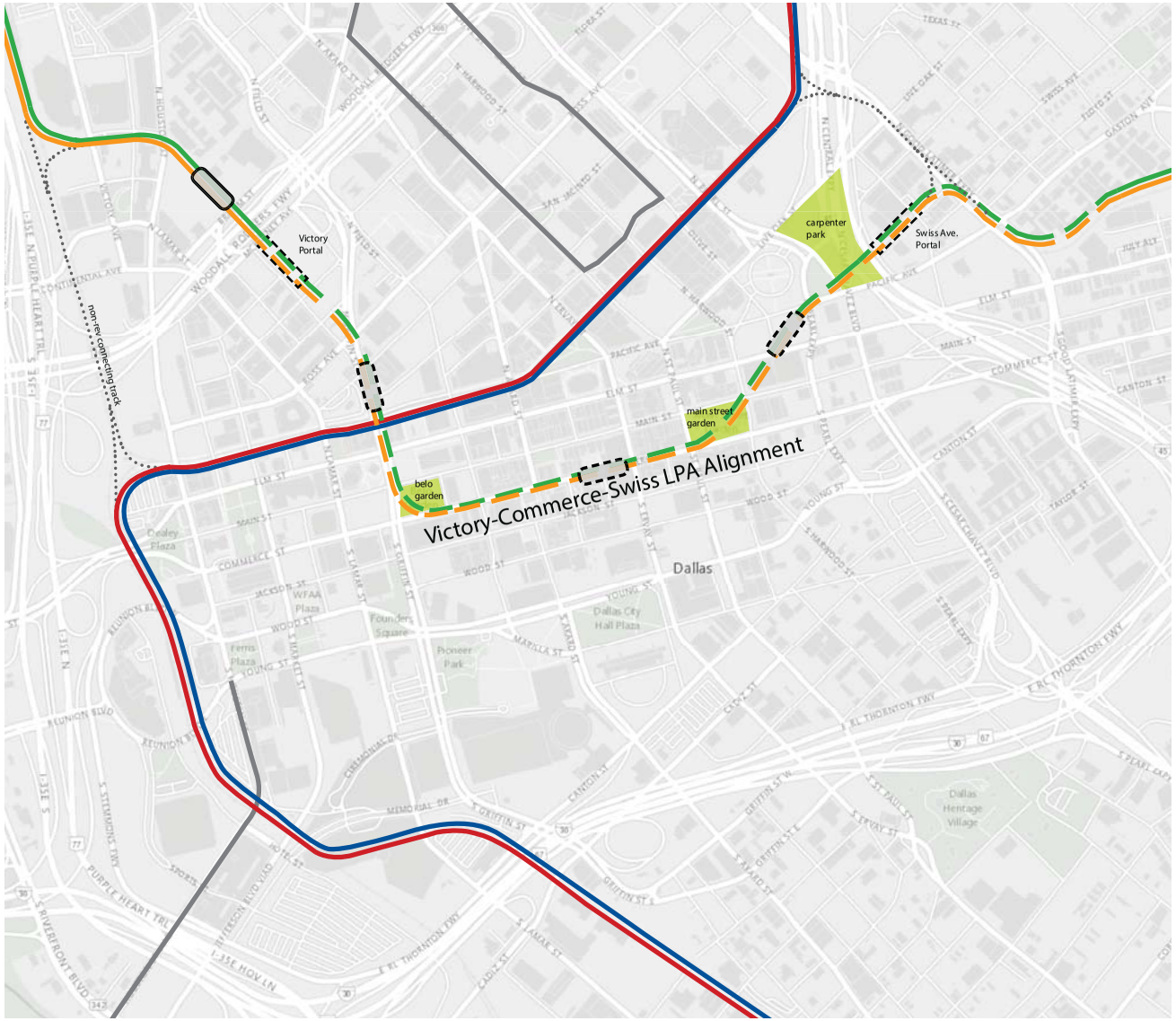
FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached

EXHIBIT 1
PROPOSED DART D2 LOCALLY PREFERRED ALTERNATIVE

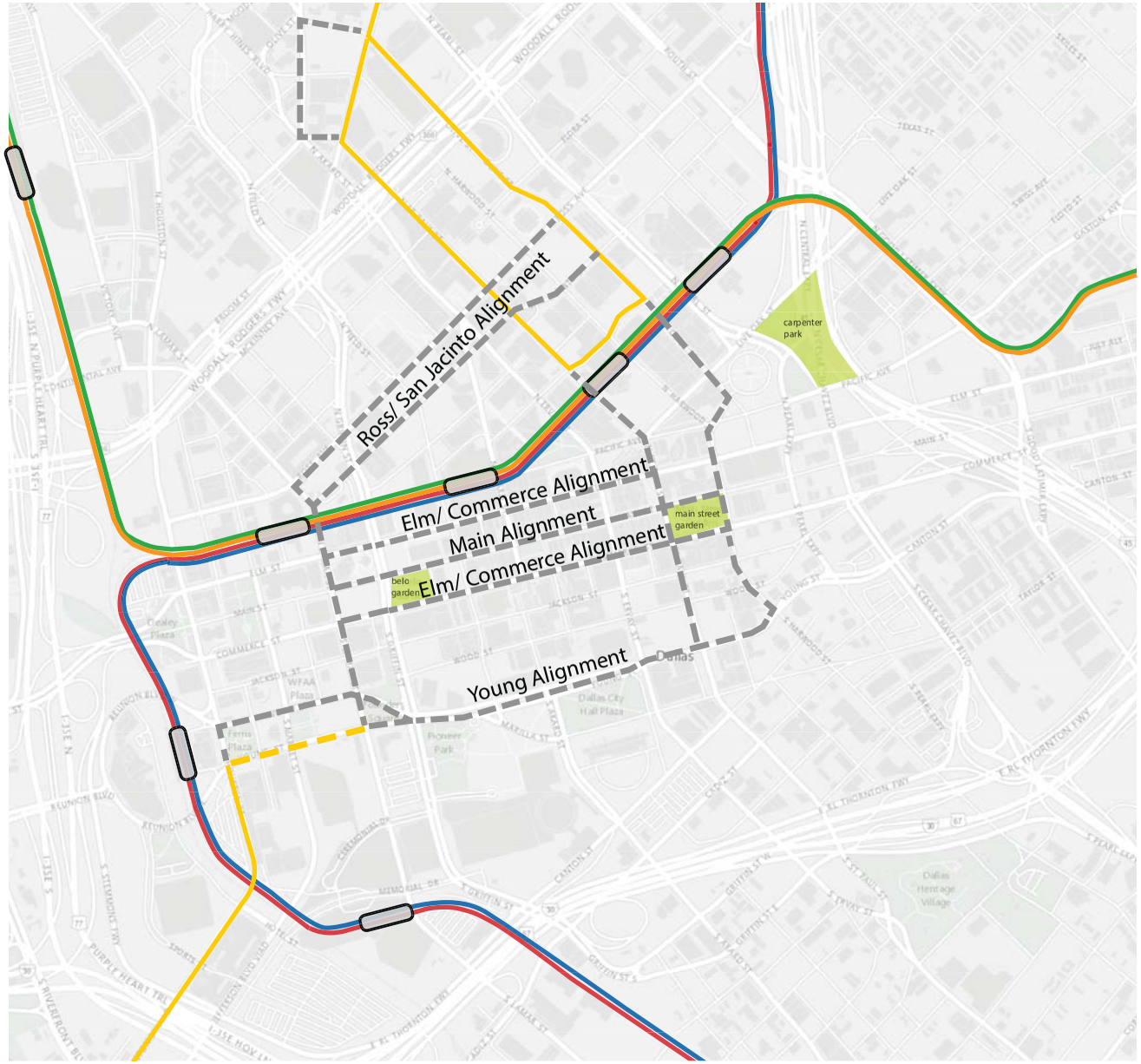


LEGEND

- Red Line
- Blue Line
- Green Line
- Orange Line
- Victory-Commerce-Swiss LPA Alignment
- Non-Revenue Track
- Existing Streetcar/ Trolley
- Train Portal
- Potential At-Grade Station for Alignment
- Potential Below-Grade Station for Alignment

EXHIBIT 2

PROPOSED DALLAS CENTRAL LINK STREETCAR LOCALLY PREFERRED ALTERNATIVES



LEGEND

Existing DART Light Rail

- Red Line
- Blue Line
- Green Line
- Orange Line
- Existing DART Station

Streetcar

- Existing Streetcar/ Trolley
- Northern Streetcar Extension
- Proposed Streetcar Alignments

September 13, 2017

WHEREAS, on February 27, 1990, a Master Interlocal Agreement was executed between Dallas Area Rapid Transit (DART) and the City of Dallas including language stating that a subway remains the City's preferred solution for light rail transit passing through the Dallas Central Business District (CBD) and requiring DART to begin planning for a subway within the CBD when certain ridership and headway thresholds are met; and

WHEREAS, DART has subsequently proposed that a second light rail transit line, called D2, be constructed as a reliever route to the existing Bryan/Pacific CBD Transit Mall to ensure long term light rail transit service reliability, operational flexibility, and system capacity, as well as enhanced downtown circulation and economic development; and

WHEREAS, on August 10, 2015, DART staff briefed the Dallas City Council Transportation and Trinity River Committee on D2 and identified a window of opportunity for a Federal Transit Administration (FTA) Capital Investment Grant for implementation of D2 as a Core Capacity Program project; and

WHEREAS, on October 11, 2016, the Dallas City Council identified the construction of D2 in a subway within the downtown freeway loop as its highest priority project for DART; and

WHEREAS, Texas Central Railway, a private Texas based company, is proposing inter-city high speed rail service between Dallas and Houston, with a potential downtown high speed rail station in the vicinity of the Dallas Convention Center; and

WHEREAS, based on DART's evaluation, the Victory/Commerce/Swiss alternative, with potential alignment refinements that may further reduce impacts provides the best balance between serving existing downtown population centers, generating new ridership, creating opportunities for future transit-oriented development, limiting cost, and meeting the Federal Transit Administration grant criteria for the Core Capacity Program; and

WHEREAS, Dallas City Council anticipates that the revenue service date is 2024 for D2; and

WHEREAS, a Dallas City Council resolution endorsing a preferred alignment for D2 would significantly strengthen DART's application for Federal Capital Investment Grants.

Now Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. In consideration of taking timely advantage of the FTA Capital Investment Grant opportunity within the 2018 federal funding cycle, the Dallas City Council endorses the Victory/Commerce/Swiss alternative in concept with additional consideration of potential alignment modifications as shown in EXHIBIT 1 as the preferred D2 alternative with the understanding that DART will address the following City priorities during future detailed design of the alignment:

(a) Integration of the at-grade light rail line segments within street rights-of-way will be designed and constructed in a manner that enhances the quality of the street environment through balanced consideration of multimodal accessibility to adjacent buildings and development sites.

(b) Sufficient engineering analysis will be undertaken during the design process to study and take into consideration the impact of train operations on street-level traffic operations.

(c) Alternative locations of the transition from at grade to below grade rail will be examined to optimize development potential on adjacent property, and to minimize street closures.

(d) The alignment will be refined to minimize to the extent feasible negative impacts on adjacent properties.

(e) A minimum of four new stations will be added in order to maximize transit oriented development potential.

(f) Necessary planning and design will be undertaken to maximize the flexibility of D2 to accommodate, to the extent possible, the operation of all lines through downtown, and to preserve the option for future extension of the D2 alignment or other appropriate linkages to connect to the Red and Blue line alignment south of downtown.

SECTION 2. That the D2 alignment will be brought back for City Council approval, once the FTA Project Development Phase (ten percent design stage) is complete and prior to incorporation of the alignment into the DART Service Plan under section 452.304 of the Texas Transportation Code, with regard to integration of the at-grade light rail line within street rights-of-way and the analysis of impacts on adjacent properties.

SECTION 3. That the Dallas City Council recommends that funding be set aside in DART's financial plan in a timely manner to enable construction of an extension of the D2 alignment to serve future high speed rail.

SECTION 4. That the Dallas City Council endorsement of the Victory/Commerce/Swiss alternative with potential alignment modifications aligns with DART's commitment in the Master Interlocal Agreement to build a subway within the CBD.

SECTION 5. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

September 13, 2017

WHEREAS, on October 11, 2016, Dallas City Council identified the construction of the Dallas Streetcar Central Link and study of streetcar extensions to Knox Street, Deep Ellum and the Government District as a priority projects for DART.

WHEREAS, on February 13, 2017, staff briefed the Dallas City Council Transportation and Trinity River Committee on potential Streetcar alignment alternatives for the Central Dallas Streetcar Link and the criteria for evaluating the alternatives for a Federal Transit Administration (FTA) Capital Investment Small Starts Project Grant; and

WHEREAS, Texas Central Railway, a private Texas based company, is proposing inter-city high speed rail service between Dallas and Houston, with a potential downtown high speed rail station in the vicinity of the Dallas Convention Center; and

WHEREAS, based on DART's technical evaluation and DDI's economic development analysis, the Elm/Commerce and Main Street alternatives provide a connection between the existing Oak Cliff Streetcar and the McKinney Avenue Trolley Authority (MATA) line and serves existing Downtown population centers, generating new ridership, creating opportunities for future transit-oriented development, and meeting the Federal Transit Administration grant criteria for a Small Starts Grant; and

WHEREAS, a Dallas City Council resolution endorsing a locally preferred alternative for the Dallas Streetcar Central Link would significantly strengthen DART's request to enter into FTA Project Development for Federal Capital Investment Small Starts Grant.

Now Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. In consideration of taking timely advantage of the FTA Capital Investment Small Starts Grant opportunity within the 2018 federal funding cycle, the Dallas City Council endorses the Elm/Commerce alternative in concept as shown in EXHIBIT 2 as the Dallas Streetcar Central Link locally preferred alternative.

SECTION 2. That the Dallas City Council recommends additional analysis of the Main Street and Young Street Dallas Streetcar Central Link alternatives in FTA Project Development.

SECTION 3. That the Dallas Streetcar Central Link alternatives will be brought back for Council approval, once the FTA Project Development Phase (which includes Preliminary Engineering and Environmental analysis) is complete and prior to incorporation into the FTA Small Starts grant application.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 36

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2, 7

DEPARTMENT: Mobility and Street Services

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 47 J N

SUBJECT

Authorize **(1)** Supplemental Agreement No. 1 to the professional services contract with Bridgefarmer & Associates, Inc. to provide additional engineering services for the Dolphin Road Project from Spring Avenue to north of Haskell Avenue Project; **(2)** an increase in appropriations in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund; and **(3)** the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund - Total not to exceed $157,738 - Financing: 2006 Bond Funds ($62,651), Capital Projects Reimbursement Funds ($76,965), and Water Utilities Capital Construction Funds ($18,122)

BACKGROUND

Dolphin Road from Spring Avenue to north of Haskell Avenue is a partnership project between the City of Dallas and The Texas Department of Transportation (TxDOT) for the design and construction of paving and drainage improvements. The design for the Dolphin Road Project began in November 2015. The City is the lead agency responsible for schematic, environmental, right-of-way acquisition, design, and construction of the project. This action will authorize a supplemental agreement to the professional services contract with Bridgefarmer & Associates, Inc. for additional engineering services for the Dolphin Road Project.

Currently Dolphin Road between Spring Avenue and Haskell Avenue is a four-lane undivided concrete roadway. The proposed project will reconstruct the existing roadway to a four-lane divided concrete roadway with sidewalks, street lighting, drainage, strategic median openings, three mid-block crosswalks, and water and wastewater main improvements. A community meeting was conducted in March 2017 where the proposed project scope was presented. As a result of this meeting, the project scope was modified to include landscaping and pedestrian safety improvements that entail pedestrian lighting and a pedestrian signal at one of the proposed mid-block crossings.

BACKGROUND (continued)

This supplemental agreement will include additional design modifications and environmental document updates to accommodate these changes and include a design to replace an additional portion of an 8-inch water main and wastewater main. The design is currently 30 percent complete and is estimated to be completed by February 2018.

The total estimated project cost including environmental, right-of-way, design, and construction is estimated at $6,712,796.00 of which $3,755,560.00 is to be funded with federal funds, $654,563.00 is to be funded by Dallas Water Utilities, $269,461.00 is to be funded by TxDOT, and $2,033,212.00 is to be funded by the City of Dallas. The City' s funding for design, construction, and right-of-way was approved in the 1995 and 1998 Bond Programs. Future council actions will be required to authorize right-of-way acquisitions and a construction contract.

ESTIMATED SCHEDULE OF PROJECT

Began Design	November 2015
Complete Design	February 2018
Begin ROW Acquisition	November 2017
Complete ROW Acquisition	November 2018
Begin Construction	December 2018
Complete Construction	May 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 8, 1997, City Council authorized an Interlocal Agreement between City of Dallas and the Texas Department of Transportation for the design and construction of paving improvements to Hatcher Street from Haskell Avenue to Spring Avenue by Resolution No. 97-0098.

On August 22, 2007, City Council authorized an additional payment to the Texas Department of Transportation for the City's share of design costs for paving and drainage improvements on Hatcher Street from Haskell Avenue to Spring Avenue by Resolution No. 07-2398.

On June 19, 2013, City Council authorized an additional payment to the Texas Department of Transportation for the City's share of the preliminary engineering costs for improvements on Hatcher Street from Haskell Avenue to Spring Avenue by Resolution No. 13-1038.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On May 27, 2015, City Council authorized the termination of the existing Interlocal Agreement with the Texas Department of Transportation and authorized Local Transportation Project Advance Funding Agreement between the City of Dallas and the Texas Department of Transportation for the for the design and construction of paving improvements to Dolphin Road on Hatcher Street from Haskell Avenue to Spring Avenue by Resolution No. 15-0965.

The Transportation and Trinity River Project Committee was briefed on this item on August 24, 2015.

On August 26, 2015, City Council authorized a professional services contract with Bridgefarmer & Associates, Inc. for the design of the Dolphin Road (Hatcher Street) from Spring Avenue to north of Haskell Avenue by Resolution No. 15-1556.

The Mobility Solutions, Infrastructure and Sustainability Committee will be briefed regarding this matter on September 11, 2017.

FISCAL INFORMATION

2006 Bond Funds - $62,651.20
Capital Projects Reimbursement Fund - $76,964.80
Water Utilities Capital Construction Funds - $18,122.00

Design/Engineering /Environmental	$ 398,377.00
Supplemental Agreement #1	$ 157,738.00 (this action)
Amount Expended Prior to May 2015	$ 217,829.00
ROW	$ 995,000.00
Construction	$ 4,661,185.00
TxDOT Engineering Review (100% City)	$ 144,667.00
Construction E&C (100% City)	$ 138,000.00
Total Project Costs	$ 6,712,796.00

Project Share Cost

City's Share of Cost	$ 2,033,212.00
Federal Share of Cost	$ 3,755,560.00
DWU Share of Cost	$ 654,563.00
TxDOT Share of Cost	$ 269,461.00

Council District	**Amount**
2	$ 6,309.52
7	$151,428.48
Total	$157,738.00

M/WBE INFORMATION

See attached.

OWNER

Bridgefarmer & Associates, Inc.

M. Mansoor Ahsan, P.E., Chief Executive Officer

MAP

Attached

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize **(1)** Supplemental Agreement No. 1 to the professional services contract with Bridgefarmer & Associates, Inc. to provide additional engineering services for the Dolphin Road Project from Spring Avenue to north of Haskell Avenue Project; **(2)** an increase in appropriations in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund; and **(3)** the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed $76,965 in the Capital Projects Reimbursement Fund - Total not to exceed $157,738 - Financing: 2006 Bond Funds ($62,651), Capital Projects Reimbursement Funds ($76,965), and Water Utilities Capital Construction Funds ($18,122)

BridgeFarmer & Associates, Inc. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Architecture & Engineering

LOCAL/NON-LOCAL CONTRACT SUMMARY - THIS ACTION ONLY

	Amount	Percent
Local contracts	$157,038.00	99.56%
Non-local contracts	$700.00	0.44%
TOTAL CONTRACT	$157,738.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION THIS ACTION

Local Contractors / Sub-Contractors

Local	Certification	Amount	Percent
Pacheco Koch Consulting Engineers, Inc.	HMMB25567Y0917	$1,500.00	0.96%
ARS Engineers, Inc.	IMDB06475Y0817	$5,550.00	3.53%
Caye Cook & Associates	WFWB56133Y0618	$43,950.00	27.99%
Total Minority - Local		$51,000.00	32.48%

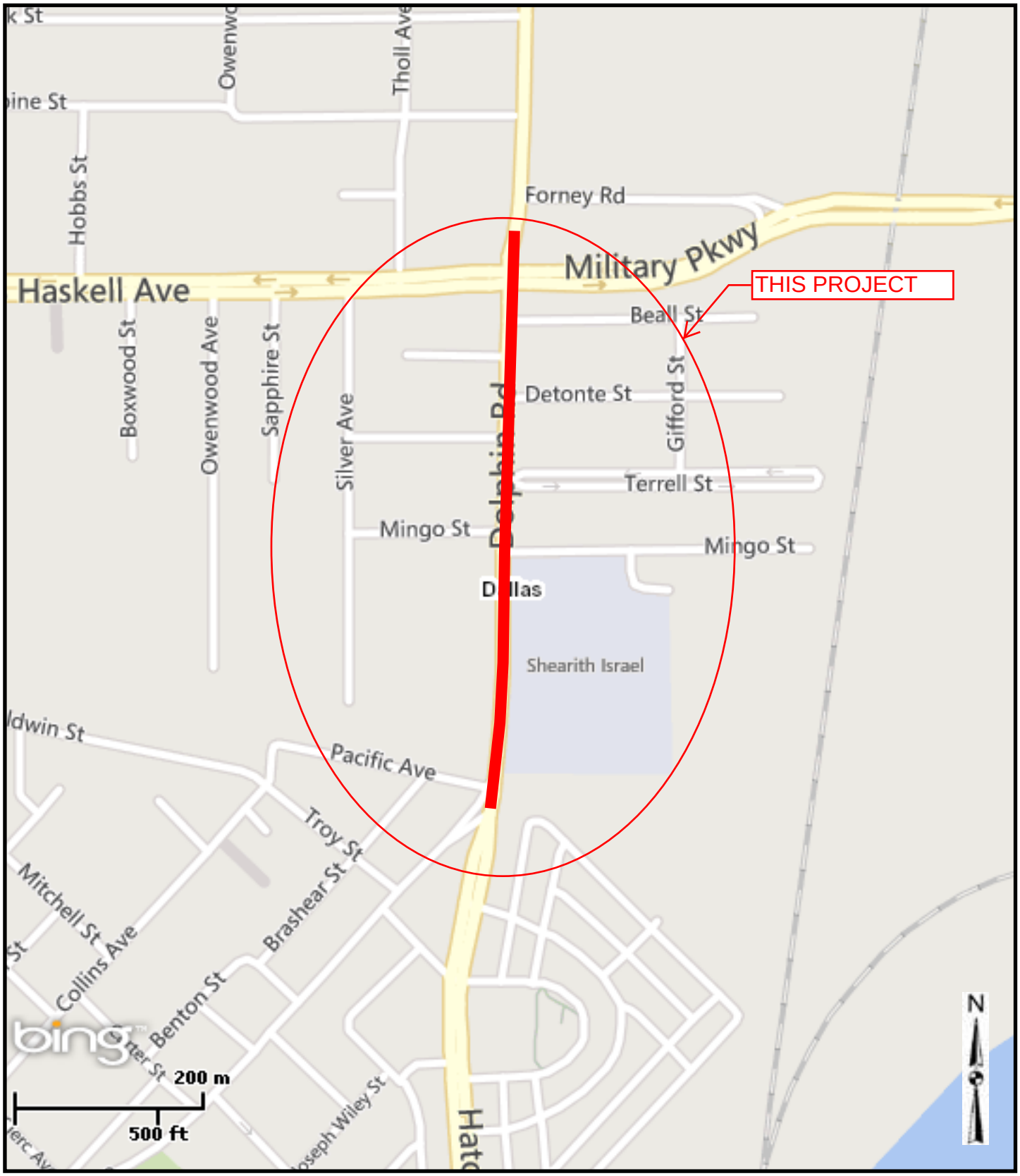
Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE PARTICIPATION

	This Action		Participation to Date	
	Amount	Percent	Amount	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$1,500.00	0.95%	$73,145.00	13.15%
Asian American	$5,550.00	3.52%	$63,460.00	11.41%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$43,950.00	27.86%	$43,950.00	7.90%
Total	$51,000.00	32.33%	$180,555.00	32.47%

STREET RECONSTRUCTION
DOLPHIN RD.
FROM SPRING AVE. TO N. HASKELL AVE.



MAPSCO 47J & 47N

WHEREAS, Hatcher Street from Spring Avenue to Haskell Avenue was nominated as a candidate project in the Surface Transportation Program - Metropolitan Mobility, provided for by the Intermodal Surface Transportation Efficiency Act; and

WHEREAS, on January 8, 1997, City Council authorized an Interlocal Agreement between City of Dallas and the Texas Department of Transportation for design and construction of paving and improvements to Hatcher Street from Haskell Avenue to Spring Avenue, in an amount not to exceed $22,829.00, by Resolution No. 97-0098; and

WHEREAS, on August 22, 2007, City Council authorized an additional payment to the Texas Department of Transportation for the City's share of design costs for paving and drainage improvements Hatcher Street from Haskell Avenue to Spring Avenue, in an amount not to exceed $120,000.00, by Resolution No. 07-2398; and

WHEREAS, on June 19, 2013, City Council authorized an additional payment to the Texas Department of Transportation for the City's share of the preliminary engineering costs for improvements on Hatcher Street from Haskell Avenue to Spring Avenue, in an amount not to exceed $75,000.00 by Resolution No. 13-1038; and

WHEREAS, in order to expedite this project and better coordinate with the neighborhood, the City of Dallas desired to take over the responsibility to administer the design, right-of-way acquisition, and construction of the Dolphin Road (Hatcher Street) from Spring Avenue to north of Haskell Avenue project; and

WHEREAS, the Texas Department of Transportation (TxDOT) informed the City that a new agreement was necessary because the existing agreement that was executed on January 8, 1997 was outdated; therefore, the existing agreement was voided in its entirety and replaced with a new agreement to include current federal and state provisions; and

WHEREAS, on May 27, 2015, City Council authorized the termination of the existing Interlocal Agreement with the Texas Department of Transportation and authorized a Local Transportation Project Advance funding Agreement between the City of Dallas and the Texas Department of transportation for the design and construction of paving improvements to Dolphin Road (Hatcher Street) from Spring Avenue to North of Haskell Avenue, in an amount not to exceed $144,667.00, by Resolution No. 15-0965; and

WHEREAS, on August 26, 2015, City Council authorized a professional services contract with Bridgefarmer & Associates, Inc. for the design of Dolphin Road (Hatcher Street) from Spring Avenue to north of Haskell Avenue, in an amount not to exceed $398,377.00, by Resolution No. 15-1556; and

WHEREAS, as a result of the community meeting held in March 2017, additional design, modifications, and environmental document updates are needed to accommodate the additional improvements desired by the community, which include a HAWK signal, landscaping, and pedestrian lighting as well as an additional 8-inch water main and wastewater main; and

WHEREAS, it is now necessary to authorize Supplemental Agreement No. 1 to the professional services contract with Bridgefarmer & Associates, Inc. to provide additional engineering services for the Dolphin Road (Hatcher Street) from Spring Avenue to north of Haskell Avenue project in an amount not to exceed $157,738.00, increasing the contract amount from $398,777.00 to $556,115.00.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a professional services contract with Bridgefarmer & Associates, Inc., approved as to form by the City Attorney, for additional engineering services for the Dolphin Road (Hatcher Street) from Spring Avenue to north of Haskell Avenue Project, in an amount not to exceed $157,738.00.

SECTION 2. That the City Manager is hereby authorized to increase appropriations in an amount not to exceed $76,964.80 in the Capital Projects Reimbursement Fund, Fund 0556, Department STS, Unit L194, Object 4111.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit funds in an amount not to exceed $76,964.80 from TxDOT in Fund 0556, Department STS, Unit L194, Revenue Code 6526.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $157,738.00 to Bridgefarmer & Associates, Inc., as follows:

Street and Transportation Improvements Fund	
Fund 2T22, Department STS, Unit N073	
Activity THRG, Object 4111, Program PB98N073	
Encumbrance CT-PBW95L194L1, Vendor 148766	$ 62,651.20
Capital Projects Reimbursement Fund	
Fund 0556, Department STS, Unit L194	
Act. THRG, Object 4111, Program PB95L194	
Encumbrance CT-PBW95L194L1, Vendor 148766	$ 76,964.80

SECTION 4. (continued)

Water Construction Fund Fund 0102, Department DWU, Unit CW42 Object 4111, Program 715389 Encumbrance CT-PBW715389EN, Vendor 148766	$ 11,054.42
Wastewater Construction Fund Fund 0103, Department DWU, Unit CS42 Object 4111, Program 715390 Encumbrance CT-PBW715390EN, Vendor 148766	$ 7,067.58
Total amount not to exceed	$157,738.00

SECTION 5. That this contract is designated as Contract No. STS-2017-00002474.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 37

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Office of Cultural Affairs

CMO: Joey Zapata, 670-1204

MAPSCO: 46-Q

SUBJECT

Authorize a five-year contract with Window to the World Communications, Inc. for syndicated radio programming for WRR Radio - Not to exceed $43,696 - Financing: Municipal Radio Current Funds (subject to annual appropriations)

BACKGROUND

WRR Radio, managed through the Office of Cultural Affairs, broadcasts twenty-four hours a day, seven days a week, serving as the regions only radio station dedicated to classical music, as well as promoting local cultural events and broadcasts of City Council agenda meetings. During certain evenings and overnight hours, WRR broadcasts syndicated programs, which is an industry-standard, economical means of providing broadcast content during times of low listenership.

This action will authorize a contract with Window to the World Communication, Inc. to provide daily classical music programming during overnight hours, and an evening program, Exploring Music with Bill McGlaughlin, which explores a single classical music theme each week in one-hour daily episodes.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Quality of Life, Arts & Culture Committee on September 11, 2017.

FISCAL INFORMATION

Municipal Radio Current Funds - $43,696 (subject to annual appropriations)

M/WBE INFORMATION

See attached.

OWNER

Window to the World, Inc.

Daniel Schmidt, Chief Executive Officer

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a five-year contract with Window to the World Communications, Inc. for syndicated radio programming for WRR Radio - Not to exceed $43,696 - Financing: Municipal Radio Current Funds (subject to annual appropriations)

Window to the World Communications, Inc. is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use their own workforce.
PROJECT CATEGORY: Professional Services

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$0.00	0.00%
Total non-local contracts	$43,696.00	100.00%
TOTAL CONTRACT	$43,696.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

None

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$0.00	0.00%
Total	$0.00	0.00%	$0.00	0.00%

September 13, 2017

WHEREAS, WRR Classical 101.1 FM is owned and operated by the City through its Office of Cultural Affairs, a division of the City Manager's Office; and

WHEREAS, WRR broadcasts a syndicated program, "Beethoven Satellite Network", daily during overnight hours; and

WHEREAS, WRR also broadcasts a syndicated program titled, "Exploring Music with Bill McGlaughlin", that showcases and explicates great works of classical music; and

WHEREAS, it is necessary to enter into a contract with Window to the World Communications, Inc. for the syndication of these programs.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a contract with Window to the World Communications, Inc., approved as to form by the City Attorney, for syndicated radio programming for a term of five years, in an amount not to exceed $43,696.

SECTION 2. That the Chief Financial Officer is hereby authorized to encumber and disburse funds in an amount not to exceed $43,696 from Fund 0140, Department OCA, Unit 1067, Object 3074, Encumbrance/Contract No. MASC OCA-2017-00003708, Vendor 351114.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 38

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Office of Financial Services

CMO: Elizabeth Reich, 670-7804

MAPSCO: N/A

SUBJECT

A resolution extending the City Council's decision deadline for Atmos Energy Corporation's proposed new gas rate schedules for 90 days from the effective date of the filing from September 22, 2017 to December 21, 2017 - Financing: No cost consideration to the City

BACKGROUND

Atmos Energy Corporation (Atmos) provides natural gas utility service in Dallas in accordance with City Franchise Ordinance No. 27793, as amended and the Texas Gas Utilities Regulatory Act (GURA). On June 14, 2017, City Council authorized a resolution ordering Atmos to show good cause why its rates should not be reduced. In response to that resolution, on August 18, 2017 Atmos filed a Notice of Intent with the City to increase residential, commercial, industrial and transportation rates for natural gas service within the City of Dallas. Atmos is requesting an increase in annual revenue of $16.2 million for the City of Dallas.

Under Section 5.08 of GURA, these rates automatically go into effect on the effective date, unless the City Council extends the decision deadline for an additional 90 days by official action. The effective date shall not be less than 35 days after the filing and in this instance Atmos specified an effective date of September 22, 2017. The additional time is required in order to conduct an adequate investigation and evaluation of the application and the proposed new rates.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 14, 2017, City Council authorized a resolution ordering Atmos Energy Corp., Mid-Tex Division to show cause demonstrating the reasonableness of its existing Natural Gas Distribution rates within the City of Dallas by Resolution No. 17-0933.

The Government Performance & Financial Management Committee will be briefed by memorandum regarding this matter on September 5, 2017.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, Atmos Energy Corporation provides natural gas utility service within the City of Dallas in accordance with Ordinance 27793, as amended; and

WHEREAS, pursuant to City Ordinance No. 24980, the City Manager is to "prepare and Maintain a complete, detailed and systematic set of requirements for use by Company (Atmos) in any future filings of applications to change rates"; and

WHEREAS, copies of the City's rate filing requirements have been provided to Atmos; and

WHEREAS, on June 14, 2017, City Council authorized a resolution ordering Atmos Energy Corp., Mid-Tex Division to show cause demonstrating the reasonableness of its existing Natural Gas Distribution rates within the City of Dallas by Resolution No. 17-0933; and

WHEREAS, on August 18, 2017, Atmos Energy Corporation (Atmos) filed with the City "Atmos Energy Corporation's Statement of Intent to Increase Gs Utility Rates in the Mid-Tex Division" (Statement of Intent); and

WHEREAS, such Notice constitutes a statement of intent by TXU Gas to put into effect revised rates upon the expiration of thirty-five (35) days from the date of filing, in accordance with Section 5.08 of the Gas Utility Regulatory Act, unless proposed rates were suspended by the regulatory authority for an additional ninety days; and

WHEREAS, it is desirable that the application be thoroughly investigated prior to approval.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the Schedule of Rates presented in the "Statement of Intent" filed by Atmos on August 18, 2017, is hereby suspended for a period of ninety (90) days from the effective date, in accordance with the provisions of Section 5.08 of the Gas Utility Regulatory Act.

SECTION 2. That the City Attorney and City Manager are hereby authorized to make such investigations and take such actions as may be necessary and appropriate to ensure that the interests of the City of Dallas and the Dallas customers of Atmos are properly protected.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 39

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 10

DEPARTMENT: Park & Recreation

CMO: Willis Winters, 670-4071

MAPSCO: 28A E

SUBJECT

Authorize an increase in the construction services contract with J. C. Commercial, Inc. to add scope of work associated with the Park Maintenance District 6 Service Center located at 10770 Bekay Street – Not to exceed $117,769, from $2,187,986 to $2,305,755 – Financing: 2006 Bond Funds

BACKGROUND

On November 9, 2016, City Council authorized a contract with J. C. Commercial, Inc. for a new service center building and repairs to an existing warehouse shed for the Park Maintenance District 6 Service Center, in an amount not to exceed $2,178,556.00, by Resolution No. 16-1810.

On April 27, 2017, Administrative Action No. 17-0546 authorized Change Order No. 1 with J. C. Commercial, Inc. to provide equipment and labor to excavate and haul off solid rock found in a new detention pond area and add four calendar days to the original contract time, in an amount not to exceed $9,430.00, from $2,178,556.00 to $2,187,986.00.

This action will authorize Change Order No. 2 to the construction services contract with J. C. Commercial, Inc. for an increase in the contract to add replacement of concrete paving and installation of a chain link fence and additional underground conduit, in an amount not to exceed $117,769.00, increasing the contract amount from $2,187,986.00 to $2,305,755.00.

ESTIMATED SCHEDULE OF PROJECT

Began Construction	February 2017
Complete Construction	November 2017

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 16, 2016, the Park and Recreation Board authorized proceeding with advertisement for construction procurement.

On October 20, 2016, the Park and Recreation Board authorized the construction contract with J. C. Commercial, Inc.

The Quality of Life and Environment Committee was briefed by memorandum regarding this matter on October 21, 2016.

On November 9, 2016, City Council authorized award of a contract with J. C. Commercial, Inc. for a new service center building and repairs to an existing warehouse shed for Park Maintenance District 6 Service Center by Resolution No. 16-1810.

On August 17, 2017, the Park and Recreation Board authorized Change Order No. 2 to the construction services contract with J. C. Commercial, Inc.

The Quality of Life, Culture and Arts Committee will be briefed by memorandum regarding this matter on September 11, 2017.

FISCAL INFORMATION

2006 Bond Program Funds – $117,768.97

Construction Contract	$2,178,556.00
Change Order No. 1	$ 9,430.00
Change Order No. 2 (this action)	$ 117,768.97
Total	$2,305,754.97

M/WBE INFORMATION

See attached.

OWNER

J. C. Commercial, Inc.

Larry Wagnor, President

MAP

Attached

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize an increase in the construction services contract with J. C. Commercial, Inc. to add scope of work associated with the Park Maintenance District 6 Service Center located at 10770 Bekay Street – Not to exceed $117,769, from $2,187,986 to $2,305,755 – Financing: 2006 Bond Funds

J. C. Commercial, Inc., a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation and proposes to use the following sub-contractors.
PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY - THIS ACTION ONLY

	Amount	Percent
Local contracts	$80,175.00	68.08%
Non-local contracts	$37,593.97	31.92%
TOTAL THIS ACTION	$117,768.97	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION THIS ACTION

Local Contractors / Sub-Contractors

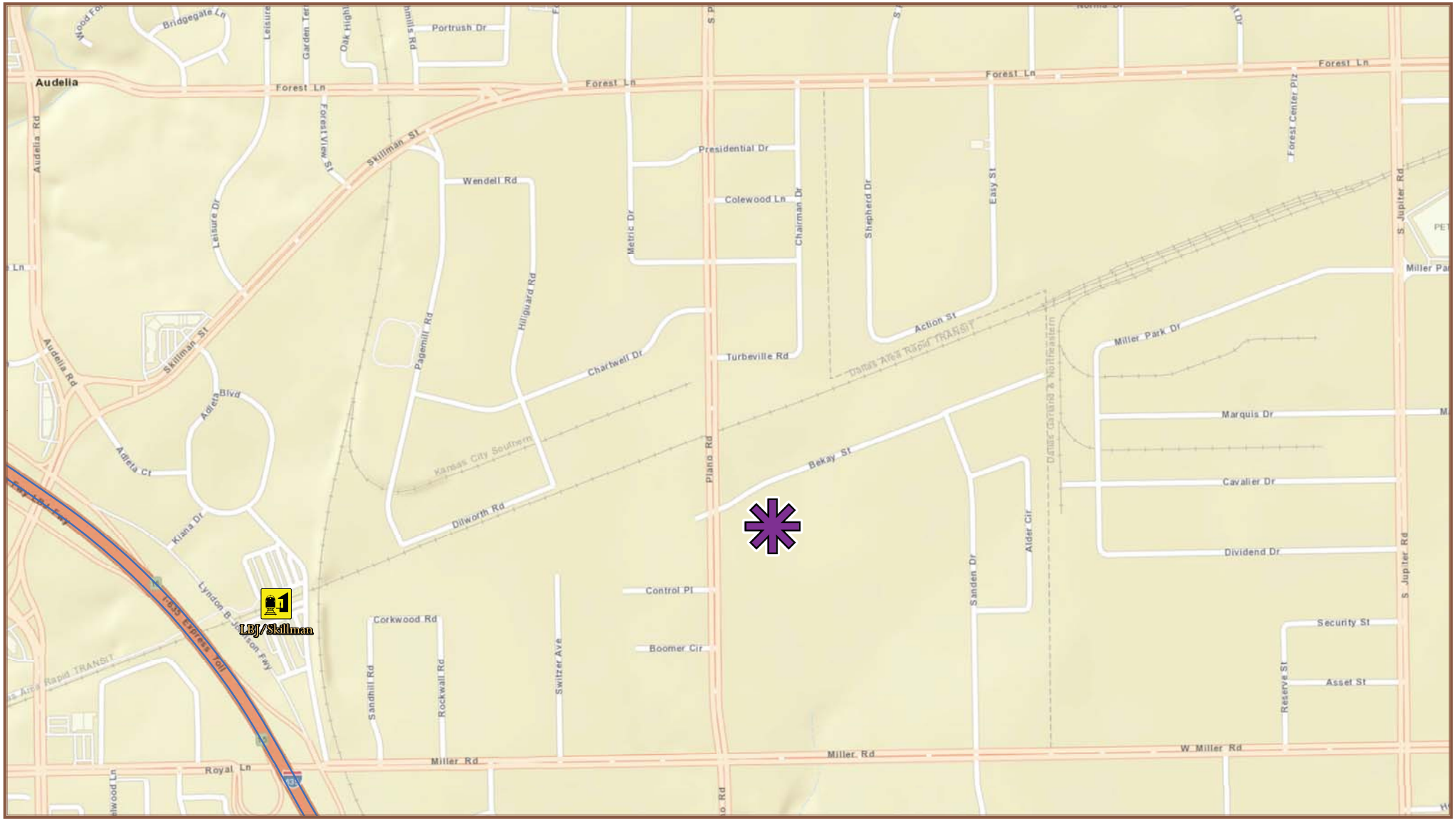
Local	Certification	Amount	Percent
West Side Construction	HMDB21926Y1017	$61,300.00	76.46%
Lindamood Demolition	WFWBC03400418	$10,475.00	13.07%
Total Minority - Local		$71,775.00	89.52%

Non-Local Contractors / Sub-Contractors

Non-local	Certification	Amount	Percent
Blue Star Electric	WFWB74143Y1018	$5,837.80	15.53%
Total Minority - Non-local		$5,837.80	15.53%

TOTAL M/WBE PARTICIPATION

	This Action		Participation to Date	
	Amount	Percent	Amount	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$61,300.00	52.05%	$267,837.00	11.62%
Asian American	$0.00	0.00%	$0.00	0.00%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$16,312.80	13.85%	$310,117.80	13.45%
Total	$77,612.80	65.90%	$577,954.80	25.07%



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August 17, 2017

Park Maintenance District 6
(10770 Bekay St)

Mapsco
28 A,E

District
10

September 13, 2017

WHEREAS, on November 9, 2016, City Council authorized a contract with J. C. Commercial, Inc. for a new service center building and repairs to an existing warehouse shed for the Park Maintenance District 6 Service Center located at 10770 Bekay Street, in an amount not to exceed $2,178,556.00; and

WHEREAS, on April 27, 2017, Administrative Action No. 17-0546 authorized Change Order No. 1 with J. C. Commercial, Inc. to provide equipment and labor to excavate and haul off solid rock found in new detention pond area and add four calendar days to the construction contract, in an amount not to exceed $9,430.00, from $2,178,556.00 to $2,187,986.00; and

WHEREAS, this action will authorize Change Order No. 2 to the construction services contract with J. C. Commercial, Inc. to add replacement of concrete paving and installation of a chain link fence and additional underground conduit, in an amount not to exceed $117,768.97, increasing the contract amount from $2,187,986.00 to $2,305,754.97.

Now, Therefore,

BE IT RESOLVED BY THE PARK AND RECREATION BOARD AND THE CITY OF COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That an increase in the construction services contract with J. C. Commercial, Inc. (Change Order No. 2) is authorized to add replacement of concrete paving and installation of a chain link fence and additional underground conduit, in an amount not to exceed $117,768.97, increasing the contract amount from $2,187,986.00 to $2,305,754.97.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $117,768.97 to J. C. Commercial, Inc. from (2006) Park and Recreation Facilities Fund, Fund 9T00, Department PKR, Unit P763, Object 4310, Activity AISF, Program PKP763.1, Encumbrance CT-PKR17019967, Commodity 91200, Vendor VS000012563, Encumbrance/Contract No. PKR-2017-00001554.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 40

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2

DEPARTMENT: Park & Recreation
Mobility and Street Services

CMO: Willis Winters, 670-4071
Majed Al-Ghafry, 670-3302

MAPSCO: 34U, X, Y, 44C, D

SUBJECT

Authorize Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to add scope of work associated with the Trinity Strand Trail Phase II extending the existing Trinity Strand Trail running through the Dallas Design District and the Southwest Medical District north-northeast from the intersection of Market Center Drive and Turtle Creek to the Inwood Road DART Station - Not to exceed $157,475, from $447,000 to $604,475 - Financing: 2012 Bond Funds

BACKGROUND

The original professional services contract with Pacheco Koch Consulting Engineers, Inc. was authorized by City Council on August 12, 2015 for civil engineering, land surveying and landscape architectural services for the design and construction for the Trinity Strand Trail, Phase II located between Interstate Highway 35 at Oak Lawn Avenue to the Inwood Road DART Station, in an amount not to exceed $422,000, by Resolution No. 15-1384. The original trail alignment, as proposed, would have taken the trail within drainage channels subject to flooding and under Interstate Highway 35E in an existing drainage structure, which was deemed not feasible.

On October 11, 2016, Administrative Action No. 16-0918 authorized Supplemental Agreement No. 1 to the professional services contract with Pacheco Koch to perform a study to assess traffic impact of the proposed lane modification on Market Center Boulevard to accommodate Phase II of the Trinity Strand Trail as requested by the Transportation Department. This traffic study resulted in the route alignment being changed by using a dedicated lane on Market Center Drive for the trail. The new route was reviewed and approved by the Transportation Department in August 2016. Additionally, the City applied for and received major Federal funding from the Transportation Alternative (TA) Set-Aside Program, administered by the North Central Texas Council of Governments (NCTCOG) and the Texas Department of Transportation (TxDOT) in the amount of $5,000,000. The revision in design services covers the changes in the route and any additional Federal funding requirements.

BACKGROUND (continued)

This action will authorize Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc., in an amount not to exceed $157,475, increasing the contract from $422,000 to $579,475, for additional scope of work relating to additional design services, including additional topographic alignment survey and approximate right-of-way determination for the revised trail alignment to include Market Center Drive; additional signalization modifications to approximately fifteen intersections with the proposed trail; two TxDOT crossings and thirteen driveway crossings; and to prepare the construction documents package to TxDOT Plans, Specifications and Estimates standards associated with the trail project receiving TA Set-Aside Funding from NCTCOG in the amount of $5,000,000, which makes the entire project subject to Federal Standards.

ESTIMATED SCHEDULE OF PROJECT

Began Design	September 2015
Complete Design	April 2018
Begin Construction	August 2018
Complete Construction	December 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 18, 2015, the Park and Recreation Board authorized the professional services contract with Pacheco Koch Consulting Engineers, Inc.

On August 12, 2015, City Council authorized award of the professional services contract with Pacheco Koch Consulting Engineers, Inc. for civil engineering, land surveying and landscape architectural services for the design and construction for the Trinity Strand Trail, Phase II located between Interstate Highway 35 at Oak Lawn Avenue to the Inwood Road DART Station by Resolution No. 15-1384.

On August 17, 2017, the Park and Recreation Board authorized Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to add scope of work associated with the Trinity Strand Trail Phase II from Turtle Creek Plaza to the Inwood Road DART Station.

The Quality of Life, Culture and Arts Committee will be briefed by memorandum regarding this matter on September 11, 2017.

FISCAL INFORMATION

2012 Bond Funds - $157,475

Original Design Contract	$422,000
Supplemental Agreement No. 1	$ 25,000
Supplemental Agreement No. 2 (this action)	$157,475
Total	$604,475

M/WBE INFORMATION

See attached.

OWNER

Pacheco Koch Consulting Engineers, Inc.

Mark Pacheco, PE, Principal

MAP

Attached

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to add scope of work associated with the Trinity Strand Trail Phase II extending the existing Trinity Strand Trail running through the Dallas Design District and the Southwest Medical District north-northeast from the intersection of Market Center Drive and Turtle Creek to the Inwood Road DART Station - Not to exceed $157,475, from $447,000 to $604,475 - Financing: 2012 Bond Funds

Pacheco Koch Consulting Engineers, Inc., a local, minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Professional Services

LOCAL/NON-LOCAL CONTRACT SUMMARY - THIS ACTION ONLY

	Amount	Percent
Local contracts	$157,475.00	100.00%
Non-local contracts	$0.00	0.00%
TOTAL THIS ACTION	$157,475.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION THIS ACTION

Local Contractors / Sub-Contractors

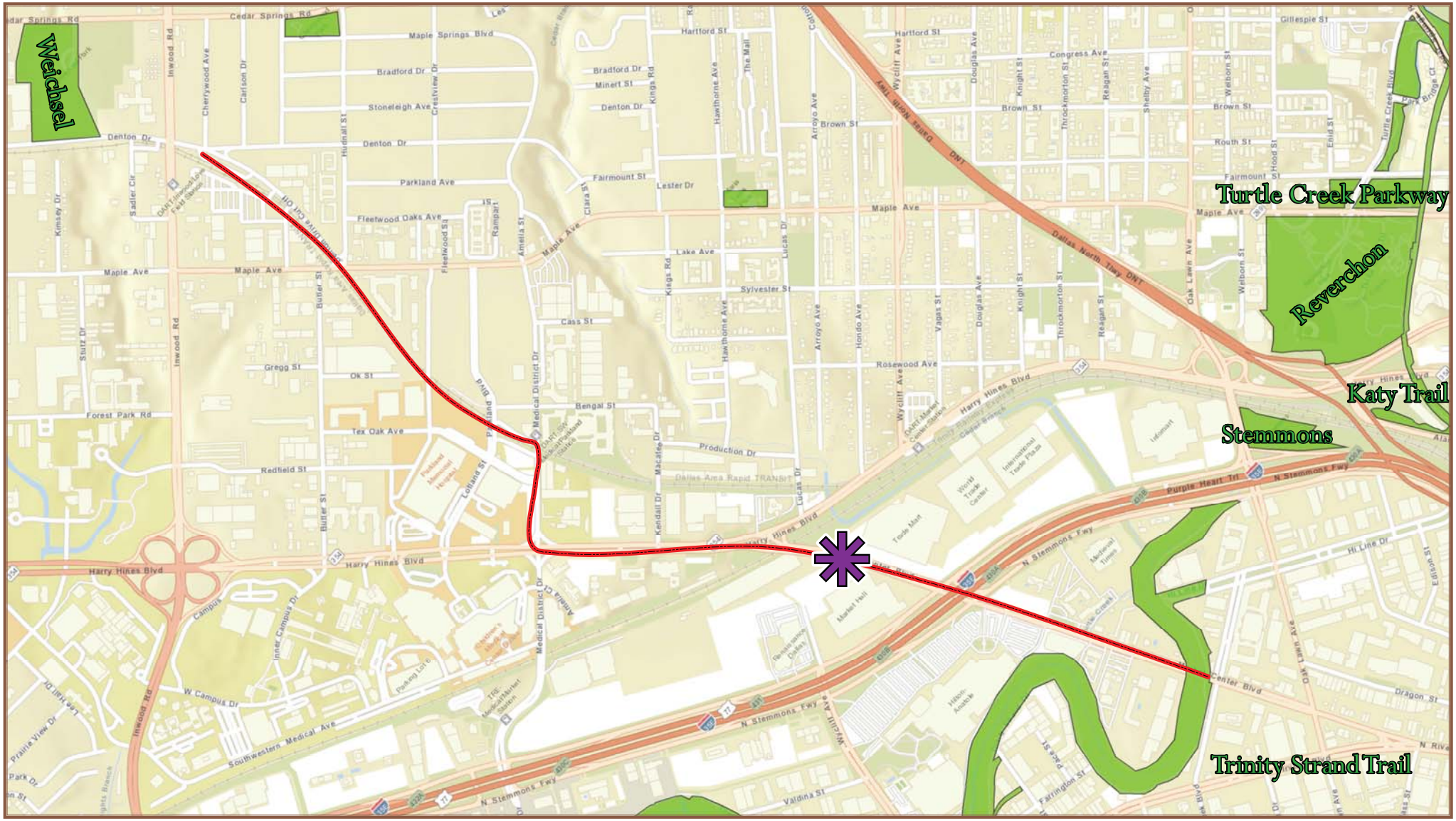
Local	Certification	Amount	Percent
Pacheco-Koch Consulting Engineers, Inc.	HMMB25567Y0917	$41,084.00	26.09%
Lim & Associates, Inc.	PMDB52490Y0818	$38,890.00	24.70%
Total Minority - Local		$79,974.00	50.79%

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE PARTICIPATION

	This Action		Participation to Date	
	Amount	Percent	Amount	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$41,084.00	26.09%	$423,584.00	70.07%
Asian American	$38,890.00	24.70%	$97,890.00	16.19%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$0.00	0.00%	$0.00	0.00%
Total	$79,974.00	50.79%	$521,474.00	86.27%



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August 17, 2017

Trinity Strand Trail Phase 2

Mapsco
34 U,X,Y 44 C,D

District
2

September 13, 2017

WHEREAS, on August 12, 2015, City Council authorized a professional services contract with Pacheco Koch Consulting Engineers, Inc. for civil engineering, land surveying and landscape architectural services for the design and construction for the Trinity Strand Trail, Phase II located between Interstate Highway 35 at Oak Lawn Avenue to the Inwood Road DART Station, in an amount not to exceed $422,000, by Resolution No. 15-1384; and

WHEREAS, on October 11, 2016, Administrative Action No. 16-0918 authorized Supplemental Agreement No. 1 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to perform a study to assess traffic impact of the proposed lane modification on Market Center Boulevard to accommodate Phase II of the Trinity Strand Trail as requested by the Transportation Department, in an amount not to exceed $25,000, increasing the contract amount from $422,000 to $447,000; and

WHEREAS, this action will authorize Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc. to add increased scope of work associated with the Trinity Strand Trail Phase II extending the existing Trinity Strand Trail and running through the Dallas Design District and the Southwest Medical District north-northeast from the intersection of Market Center Drive and Turtle Creek to the Inwood Road DART Station, in an amount not to exceed $157,475, increasing the contract amount from $447,000 to $604,475.

Now, Therefore,

BE IT RESOLVED BY THE PARK AND RECREATION BOARD AND THE CITY OF COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign Supplemental Agreement No. 2 to the professional services contract with Pacheco Koch Consulting Engineers, Inc., approved as to form by the City Attorney, to add increased scope of work associated with the Trinity Strand Trail Phase II extending the existing Trinity Strand Trail and running through the Dallas Design District and the Southwest Medical District North-Northeast from the intersection of Market Center Drive and Turtle Creek to the Inwood Road DART Station, in an amount not to exceed $157,475, increasing the contract amount from $447,000 to $604,475.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $157,475 to Pacheco Koch Consulting Engineers, Inc. from the Street and Transportation Improvements Fund, Fund 2U22, Department STS, Unit S623, Object 4111, Activity HIBT, Program PB12S623, Encumbrance CT-PKR14019419, Commodity 92500, Vendor 342980, Encumbrance/Contract No. PKR-2016-00001043.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 41

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Park & Recreation

CMO: Willis Winters, 670-4071

MAPSCO: 38U

SUBJECT

Authorize a public hearing to be held on October 11, 2017, to receive comments on the proposed use of a portion of parkland, totaling approximately 18,527 square feet of land, for dedication of street right-of-way to the City of Dallas, as required by the plat at Ferguson Park located at 1900 Gross Road; and, at the close of the public hearing, 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

BACKGROUND

The City of Dallas owns approximately 10 acres of parkland located at 1900 Gross Road known as Ferguson Park. The Park and Recreation Department is platting Ferguson Park as required by City Code in conjunction with renovation work at the park. As a condition of the plat, approximately 18,527 square feet of street right-of-way on Inadale Avenue is to be conveyed to the City of Dallas, as described in Exhibit A.

In compliance with the law, the City has determined that there is a need for dedication of street right-of-way by plat, that no feasible and prudent alternative exists, and that all reasonable care has been taken so as to not damage the remainder of the park property and to mitigate any disruption of park services.

In accordance with the Texas Parks and Wildlife Code, Chapter 26 (Sections 26.001 through 26.004), the City Council must advertise and hold a public hearing on the change of use of parkland.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 3, 2017, the Park and Recreation Board authorized a public hearing to be held on October 11, 2017.

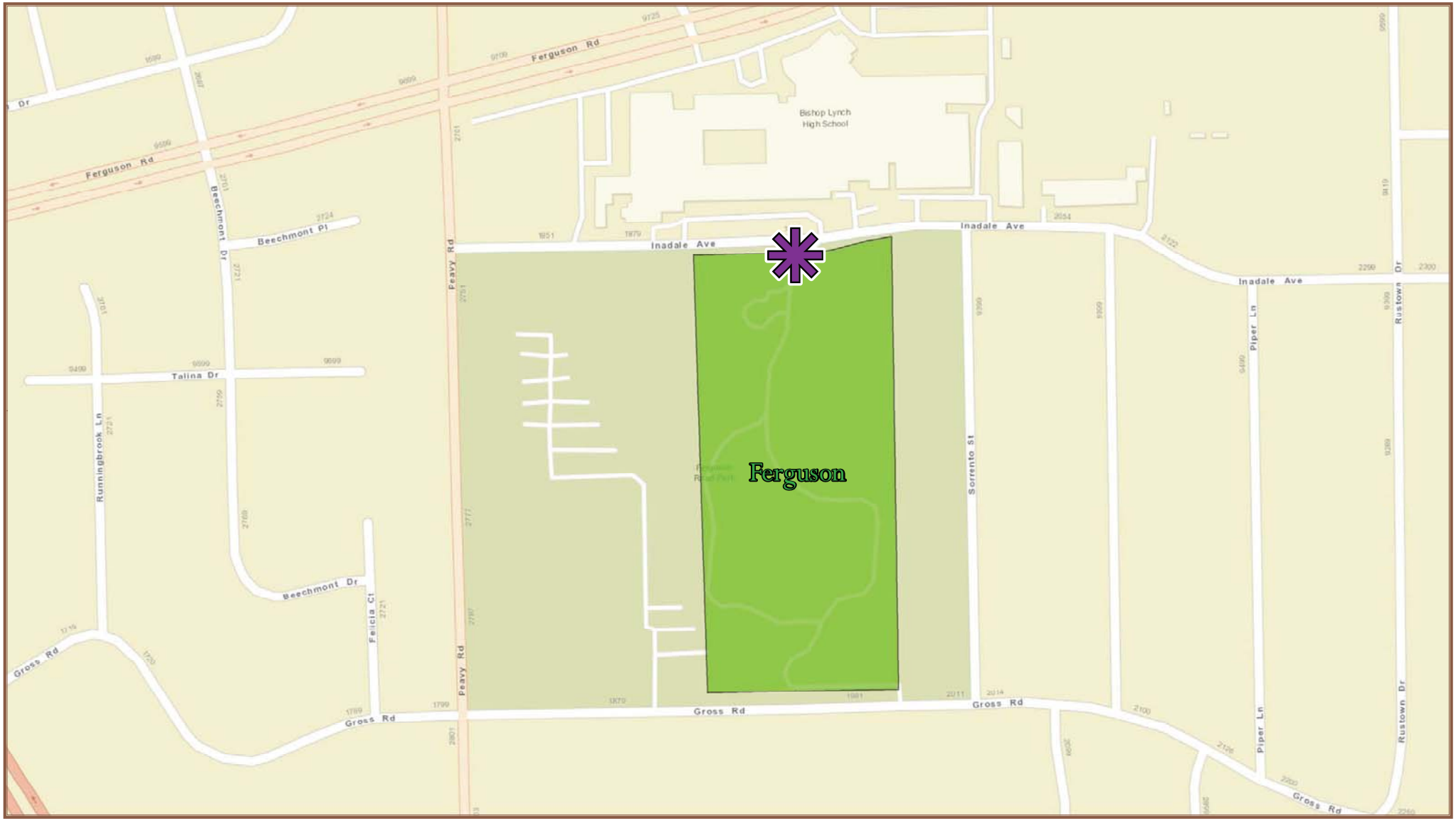
Information about this item will be provided to the Quality of Life, Culture and Arts Committee on September 11, 2017.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



0 95 190 380 570 Feet

N W E S

Ferguson Park—Dedication by Plat

(1900 Gross Road)

Mapsco
38 U

District
7

September 13, 2017

WHEREAS, the City of Dallas owns land in eastern Dallas known as Ferguson Park, which was acquired for park purposes and has been maintained as parkland; and

WHEREAS, the City of Dallas is currently platting Ferguson Park, to create one lot from unplatted tracts of land, for current and future development, and is required to dedicate street right-of-way on Inadale Avenue, totaling approximately 18,527 square feet of land, as shown on Exhibit A, and the Park and Recreation Board is agreeable to providing the property for this use; and

WHEREAS, the Texas Parks and Wildlife Code, Chapter 26 (Section 26.001 through 26.004), requires that before a municipality may approve any program or project that requires the use or taking of any public land designated and used as parkland, the governing body of such public municipality must determine that there is no feasible and prudent alternative to the use or taking of such land, and that the program or project includes all reasonable planning to minimize harm to the remainder of the park; and

WHEREAS, prior to making this determination, notice must be given and a public hearing be held relative to the proposed change of park use; and

WHEREAS, the City Council desires to give notice and hold such hearing in accordance with the law with respect to the dedication of a portion of Ferguson Park to the City of Dallas.

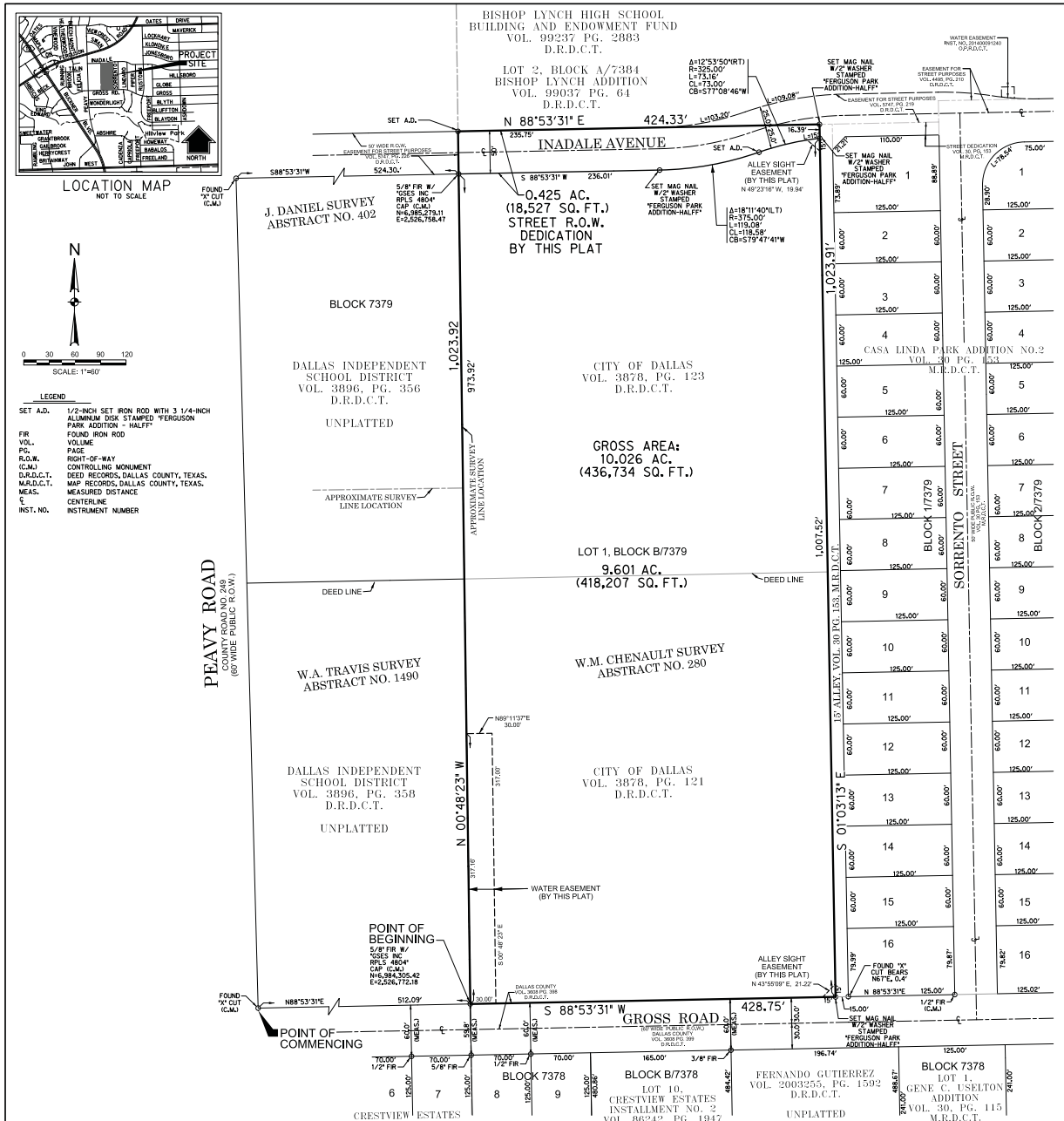
Now, Therefore,

BE IT RESOLVED BY THE PARK AND RECREATION BOARD AND CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the Park and Recreation Department is hereby authorized and directed to advise in writing of such proposed use of the park property by delivering a notice for publishing to the official newspaper to be advertised once each week for three consecutive weeks, the last publication to be not less than one week nor more than two weeks before the date of the hearing, which shall be held in the City Council Chambers on October 11, 2017.

SECTION 2. That the approval of the aforementioned project by the City Council, at the close of said hearing, shall be construed as making the proper findings as to the use, taking, and conveyance of parkland, consistent with the Texas Parks and Wildlife Code and the Texas Local Government Code.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



OWNER'S CERTIFICATE

STATE OF TEXAS
COUNTY OF DALLAS

WHEREAS, The City of Dallas is the owner of a 10.026 acre (436,734 square foot) tract of land situated in the W. M. Chenault Survey, Abstract Number 280, City of Dallas, Dallas County, Texas, In Official City of Dallas Block Number 7379, and being part of that tract of land described In Warranty Deed to the City of Dallas by Sylvan Beach and wife, Clara Beach as recorded In Volume 3878, Page 121 of the Deed Records of Dallas County, Texas (D.R.D.C.T.), said tract also being part of that tract of land described In Warranty Deed to the City of Dallas by Edward Bohannon and wife, Lucille Bohannon as recorded in Volume 3878, Page 123, D.R.D.C.T., and being more particularly described as follows:

COMMENCING at a found "X" cut at the Intersection of the east right-of-way line of Peavy Road (a 60-foot wide right-of-way) with the north right-of-way line of Gross Road (a 60-foot wide right-of-way), said point being the southwest corner of that tract of land described in Warranty Deed to Dallas Independent School District as recorded in Volume 3896, Page 358, D.R.D.C.T.;

THENCE North 88 degrees 53 minutes 31 seconds East, with the north right-of-way line of said Gross Road, a distance of 512.09 feet to a 5/8-inch found iron rod with "GSES, INC., RPLS 4804" cap for the POINT OF BEGINNING and for the southeast corner of said Dallas Independent School District tract and the southwest corner of said City of Dallas tract recorded In Volume 3878, Page 121, D.R.D.C.T., said point having Texas Coordinate System of 1983, North Central Zone 4202 coordinates North 6,984,305.42 feet, East 2,526,772.18 feet;

THENCE North 00 degrees 48 minutes 23 seconds West, departing the north right-of-way line of said Gross Road, with the west lines of said City of Dallas tracts, passing at a distance of 973.92 feet to a 5/8-inch found iron rod with "GSES, INC., RPLS 4804" cap on the south right-of-way line of Inadale Avenue (a 50-foot wide right-of-way), said point having Texas Coordinate System of 1983, North Central Zone 4202 coordinates North 6,985,279.11 feet, East 2,526,758.47 feet, and continuing with the west lines of said City of Dallas tracts for a total distance of 1,023.92 feet to a 3 1/4-inch set aluminum disk stamped "FERGUSON PARK ADDITION - HALFF" for corner, said corner being along the south line of Lot 2, Block A/7384 of Bishop Lynch Addition, an addition to the City of Dallas, Dallas County, Texas as recorded in Volume 99037, Page 64, D.R.D.C.T. and the north right-of-way line of said Inadale Avenue;

THENCE North 88 degrees 53 minutes 31 seconds East, with the south line of said Lot 2, Block A/7384 of Bishop Lynch Addition, the north right-of-way line of said Inadale Avenue, and the south line of a street easement recorded In Volume 5747, Page 219, D.R.D.C.T., a distance of 424.33 feet to a set mag nail with 2-inch washer stamped "FERGUSON PARK ADDITION - HALFF", at the Intersection of the west right-of-way line of a 15-foot wide alley of Casa Linda Park Addition No. 2, an addition to the City of Dallas, Dallas County, Texas as recorded In Volume 30, Page 153, Map Records Dallas County, Texas (M.R.D.C.T.)., with the south line of said street easement and being In the right-of-way of said Inadale Avenue;

THENCE South 01 degree 03 minutes 13 seconds East, with the west right-of-way line of said 15-foot wide alley, passing at a distance of 16.39 feet a set mag nail with 2-inch washer stamped "FERGUSON PARK ADDITION - HALFF", and continuing with the east line of said City of Dallas tract and the west right-of-way line of said 15-foot wide alley for a total distance of 1,023.91 feet to a set mag nail with 2-inch washer stamped "FERGUSON PARK ADDITION - HALFF" at the Intersection of the west right-of-way line of said alley with the north right-of-way line of the aforementioned Gross Road;

THENCE South 88 degrees 53 minutes 31 seconds West, departing the west right-of-way line of said alley and with the north right-of-way line of said Gross Road, a distance of 428.75 feet to the POINT OF BEGINNING and containing 10.026 acres (436,734 square feet) of land, more or less.

SURVEYOR'S STATEMENT:

I, Jason A. Jernigan, a Registered Professional Land Surveyor, licensed by the State of Texas, affirm that this plat was prepared under my direct supervision, from recorded documentation, evidence collected on the ground during field operations and other reliable documentation; and that this plat substantially complies with the Rules and Regulations of the Texas Board of Professional Land Surveying, the City of Dallas Development Code (Ordinance no. 19455, as amended), and Texas Local Government Code, Chapter 212. I further affirm that monumentation shown hereon was either found or placed in compliance with the City of Dallas Development Code, Sec. 51A-8.617 (a)(b)(c)(d) & (e); and that the digital drawing file accompanying this plat is a precise representation of this Signed Final Plat.

Dated this the_____ day of _____, 2016

PRELIMINARY, this document shall not be recorded for any purpose and shall not be used or viewed or relied upon as a final survey document.

Jason A. Jernigan
Texas Registered Professional Land Surveyor No. 6023

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned, a Notary Public in and for the said County and State, on this day personally appeared Jason A, Jernigan, known to me to be the person whose name Is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose therein expressed and under oath stated that the statements In the foregoing certificate are true.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____day of _____, 2016.

Notary Public in and for the State of Texas

DEDICATION

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That the City of Dallas, Texas a municipal corporation, acting through its duly authorized agent, Willis C. Winters does hereby adopt this plat, designating the herein above described property as **FERGUSON PARK** an addition to the City of Dallas, Dallas County, Texas, and does hereby dedicate, to the public use forever any streets and alleys shown thereon. The easements shown thereon are hereby dedicate for the purposes indicated. The utility and fire lane easements shall be open to the public, fire and police units, garbage and rubbish collection agencies, and all public and private utilities for each particular use. The maintenance of paving on the utility and fire lane easements is the responsibility of the property owner. No buildings, fences, trees, shrubs, or other improvements or growths shall be constructed, reconstructed or placed upon, over or across the easements as shown. Said easements being hereby reserved for the mutual use and accommodation of all public utilities using or desiring to use same. All, and any public utility shall have the right to remove and keep removed all or parts of any building, fences, trees, shrubs, or other improvements or growths which in any way may endanger or interfere with the construction, maintenance or efficiency of its respective system on the easements, and all public utilities shall at all times have the full right of Ingress and egress to or from the said easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or parts of its respective systems without the necessity at any time of procuring the permission of anyone. (Any public utility shall have the right of Ingress and egress to private property for the purpose of reading meters and any maintenance or service required or ordinarily performed by that utility).

Water main and wastewater easements shall also Include additional area of working space for construction and maintenance of the systems. Additional easement area Is also conveyed for Installation and maintenance of manholes, cleanouts, fire hydrants, water services and wastewater services from the main to the curb or pavement line, and description of such additional easements herein granted shall be determined by their location as Installed.

This plat approved subject to all platting ordinances, rules, regulations, and resolutions of the City of Dallas.

WITNESS, my hand at Dallas, Texas, this the____ day of, _____, 2016.

By:_____
Willis C. Winters
Director, Park and Recreation Department

STATE OF TEXAS
COUNTY OF DALLAS

BEFORE ME, the undersigned, a Notary Public In and for the said County and State, on this day personally appeared Willis C. Winters, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she executed the same for the purpose therein expressed and under oath stated that the statements In the foregoing certificate are true.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____day of _____, 2016.

_____
Notary Public In and for the State of Texas

GENERAL NOTES

1. The Basis of Bearing Is the Texas Coordinate System of 1983, North Central Zone (4202). All distances shown hereon are surface distances. Surface Adjustment Scale Factor: 1.000136506. See Note 2 below concerning coordinate values.
2. Coordinate values shown are Texas State Plane Coordinate System, North Central Zone, North American Datum of 1983 on Grid Coordinate Values, No Scale and No Projection.
3. The purpose of this plat Is to create one lot out of parts of two unplatted tracts of land.
4. Lot to lot drainage is not permitted without Engineering Section approval.

Exhibit A

FINAL PLAT
OF
FERGUSON PARK
LOT 1, BLOCK B/7379
BEING A
10.026 ACRE TRACT
SITUATED IN THE
W. M. CHENAULT SURVEY, ABSTRACT NO. 280
CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NO. S145-128

PREPARED BY

HALFF

HALFF ASSOCIATES INC. ENGINEERS – SURVEYORS
1201 NORTH BOWSER ROAD RICHARDSON, TEXAS 75081
(214) 346-6200 SCALE: 1"=60' AVO. 30765 JANUARY, 2016

DEVELOPER/OWNER:
CITY OF DALLAS
1500 MARILLA, ROOM 6FN
DALLAS, TX 75201
CONTACT: MICHAEL HELLMAN
214-670-4103

SURVEYOR:
HALFF ASSOCIATES, INC.
1201 N. BOWSER
RICHARDSON, TX. 75081
TBPLS FIRM NO. 10029600
CONTACT: JASON A. JERNIGAN, RPLS
214-346-6200

AGENDA ITEM # 42

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 8

DEPARTMENT: Park & Recreation

CMO: Willis Winters, 670-4071

MAPSCO: 69A-J, U, Y, Z

SUBJECT

Authorize a public hearing to be held on October 11, 2017, to receive comments on the proposed use of a portion of parkland, totaling approximately 126,625 square feet of land, by Dallas Water Utilities for the construction of a 21-inch wastewater main and a 120-inch water transmission pipeline at Kleberg Trail; 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

BACKGROUND

The City of Dallas owns municipal parkland known as the Kleberg Trail located in southeast Dallas within a former Union Pacific Railroad Corridor. Dallas Water Utilities (DWU) requires easements at two separate sections of the Kleberg Trail, as described in Exhibit A.

DWU has requested two utility easements consisting of a total of approximately 126,625 square feet for construction of a 21-inch wastewater main and a 120-inch water transmission pipeline. In consideration for these conveyances by easement, DWU will pay $85,900, the fair market value of these easements, as determined by independent appraisals; Sustainable Development and Construction is submitting a resolution collectively with this resolution for the actual conveyance of, and sale proceeds for, the easements.

The Southwest 120-inch Water Transmission Pipeline Project involves construction of approximately 17-miles of a 120-inch treated water transmission main to meet long-range regional water demands for south Dallas County. The project, which requires a utility easement of approximately 25,000 square feet of parkland, will run parallel to the Kleberg Trail corridor. DWU has located the proposed water transmission pipeline within the ditch area of the Kleberg Trail, adjacent to the location of the future Kleberg Trail, to minimize potential conflicts once the trail is constructed.

BACKGROUND (continued)

The Hickory Creek Wastewater Main Replacement project involves replacement of approximately 2.75 miles of existing wastewater mains with one 21-inch wastewater main. The project, which requires a utility easement of approximately 101,625 square feet, crosses the Kleberg Trail Corridor. DWU does not anticipate any above ground pipeline appurtenances to be located in the easement, or if they do, DWU will ensure that they not conflict with the future trail.

DWU agrees as condition of the conveyance of easements to:

1. Construct each project, and ensure that any future projects, not conflict with the proposed trail and to permit future construction of the Kleberg Trail, amenities, and other improvements within the easements.
2. Future construction, maintenance, and operations of the utilities within the trail corridor will be coordinated with the Park and Recreation Department operations to minimize disruption of use and operation of the trail.
3. DWU shall request approval from the Director of the Park and Recreation Department should DWU's operations, maintenance, or construction require DWU to disrupt, demolish, or modify any improvements, vegetation, or terrain within the trail corridor, except for in a situation which affects the public's immediate health, safety, or welfare, in which case DWU shall notify the Director of the Park and Recreation Department as soon as possible of such activities. In any case, repair or replacement of trail improvements, vegetation, damage to terrain, etc., as the result of DWU activities, shall be at the discretion of the Director of the Park and Recreation Department and shall be at DWU's sole cost with no cost consideration to the Park and Recreation Department.

In compliance with the law, the City has determined that there is a need for utility easements, that no feasible and prudent alternative exists, and that all reasonable care has been taken so as to not damage the remainder of the park property and to mitigate any disruption of park services.

In accordance with the Texas Parks and Wildlife Code, Chapter 26 (Sections 26.001 through 26.004), the City Council must advertise and hold a public hearing on the change of use of parkland.

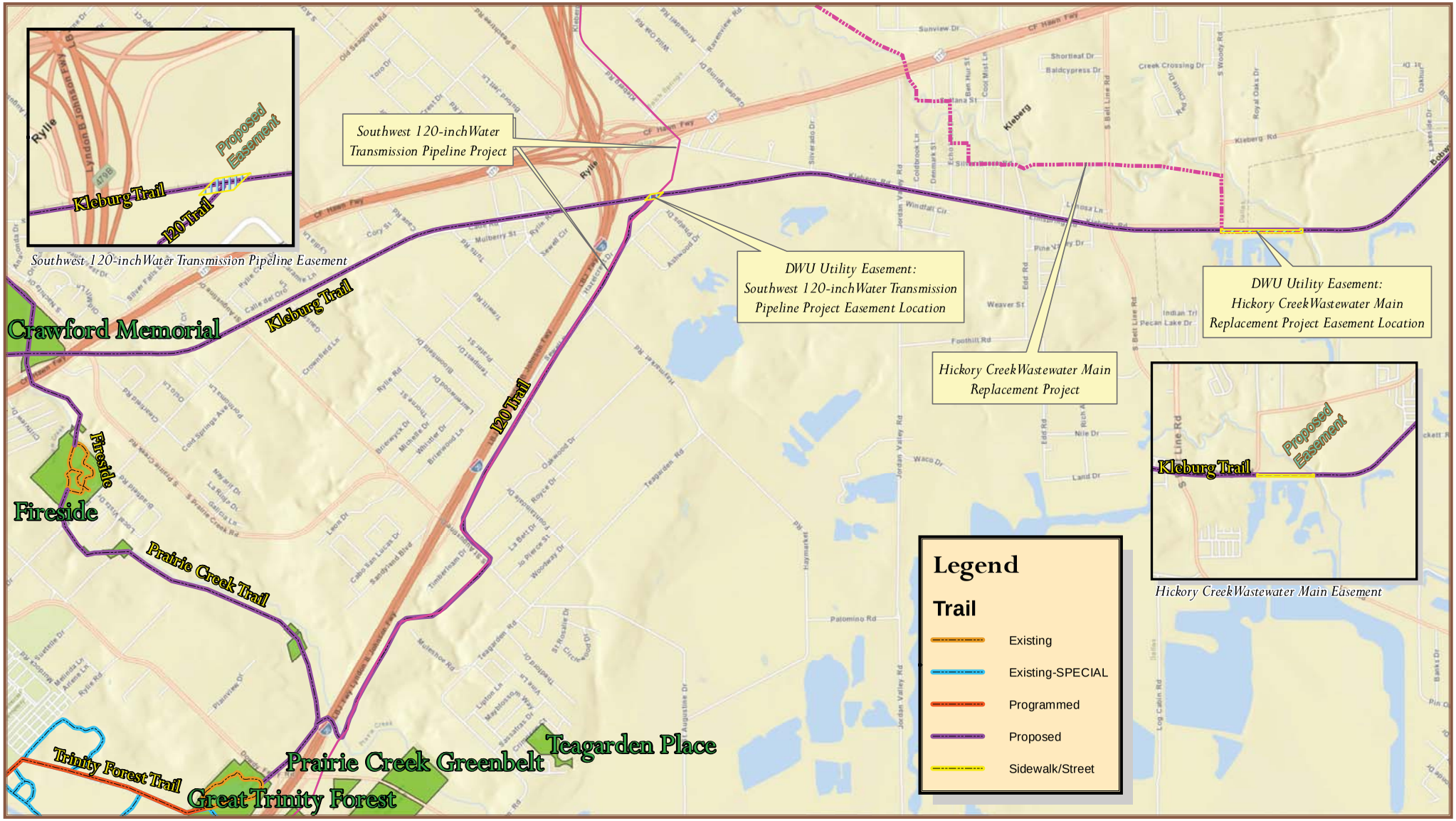
PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 3, 2017, the Park and Recreation Board authorized a public hearing to be held on October 11, 2017.

Information about this item will be provided to the Quality of Life, Culture and Arts Committee on September 11, 2017.

MAP

Attached


Southwest 120-inch Water Transmission Pipeline Project
DWU Utility Easement: Southwest 120-inch Water Transmission Pipeline Project Easement Location
Hickory Creek Wastewater Main Replacement Project
DWU Utility Easement: Hickory Creek Wastewater Main Replacement Project Easement Location
Southwest 120-inch Water Transmission Pipeline Easement
Proposed Easement
Kleburg Trail
120 Trail
Hickory Creek Wastewater Main Easement
Crawford Memorial
Fireside
Prairie Creek Trail
Trinity Forest Trail
Prairie Creek Greenbelt
Great Trinity Forest
Teagarden Place
Legend
Trail
Existing
Existing-SPECIAL
Programmed
Proposed
Sidewalk/Street
Ryllie
Kleberg
Sunview Dr
CF Hawn Fwy
Kleberg Rd
S Beltline Rd
Jordan Valley Rd
Palomino Rd
Teagarden Rd
Waco Dr
Nile Dr
Land Dr
Foothill Rd
Weaver St
Pine Valley Dr
Windfall Cir
Mulberry St
Cory St
Ryllie Rd
Old Seagoville Rd
Dowdy Ferry Rd
Log Cabin Rd
Banks Dr
Pin Oak Dr
Oakhurst
Lakeside Dr
Edwards
Royal Oaks Dr
S Woody Rd
Creek Crossing Dr
Shortleaf Dr
Baldcypress Dr
Ben Hur St
Cool Mist Ln
Coldbrook Ln
Denmark St
Echo Ln
Silverado Dr
Jordan Valley Rd
Edd Rd
Rich Rd
Indian Trl
Pecan Lake Dr
Lorosa Ln
Kirk Rd
Ashwood Dr
Dresden Dr
Haddock Dr
Haymarket
Oakwood Dr
Royce Dr
Jo Pierce St
Woodsway Dr
Timberlawn Dr
Sandyland Blvd
Cabo San Lucas Dr
Cool Springs Ave
Crawford Rd
Crenshaw Ln
Crowfield Ln
Ryllie Rd
Briarcrest Dr
Michelle Dr
Whistler Dr
Briarwood Ln
Thorne St
Lakewood Dr
Bloomfield Dr
Tarwell Rd
Tarwell Ct
Tarwell Dr
Tarwell Cir
Tarwell Ln
Tarwell Pl
Tarwell Way
Tarwell Trl
Tarwell Cv
Tarwell Pkwy
Tarwell Sq
Tarwell Blvd
Tarwell Ave
Tarwell Rd
Tarwell St

September 13, 2017

WHEREAS, the City of Dallas owns land in southeast Dallas known as the Kleberg Trail, which was acquired for park purposes and has been maintained as parkland; and

WHEREAS, a portion of the Kleberg has been identified by Dallas Water Utilities as necessary for the construction of a 21-inch wastewater main and a 120-inch water transmission pipeline, and must acquire approximately 126,625 square feet of land for such improvements, as shown on Exhibit A, and the Park and Recreation Board is agreeable to providing the property for this use; and

WHEREAS, DWU is agreeable to designing and constructing its improvements such that the City's ability to make future improvements to the Kleberg Trail shall not be impaired; and

WHEREAS, the Texas Parks and Wildlife Code, Chapter 26 (Section 26.001 through 26.004), requires that before a municipality may approve any program or project that requires the use or taking of any public land designated and used as parkland, the governing body of such public municipality must determine that there is no feasible and prudent alternative to the use or taking of such land, and that the program or project includes all reasonable planning to minimize harm to the remainder of the park; and

WHEREAS, prior to making this determination, notice must be given and a public hearing be held relative to the proposed change of park use; and

WHEREAS, the City Council desires to give notice and hold such hearing in accordance with the law with respect to the dedication of a portion of the Kleberg Trail to Dallas Water Utilities.

Now, Therefore,

BE IT RESOLVED BY THE PARK AND RECREATION BOARD AND CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the Park and Recreation Department is hereby authorized and directed to advise in writing of such proposed use of the park property by delivering a notice for publishing to the official newspaper to be advertised once each week for three consecutive weeks, the last publication to be not less than one week nor more than two weeks before the date of the hearing, which shall be held in the City Council Chambers on October 11, 2017.

SECTION 2. That the approval of the aforementioned project by the City Council, at the close of said hearing, shall be construed as making the proper findings as to the use, taking, and conveyance of parkland, consistent with the Texas Parks and Wildlife Code and the Texas Local Government Code.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

PARCEL E-442
CITY OF DALLAS RIGHT-OF-WAY
0.5739 ACRE TRACT
CITY OF DALLAS BLOCK NO. 8794,
SOLOMON DIXON SURVEY, ABSTRACT NUMBER 407
CITY OF DALLAS, DALLAS COUNTY, TEXAS

BEING a tract of land situated in the Solomon Dixon Survey, Abstract No. 407, Official City of Dallas Block Number 8794, City of Dallas, Dallas County, Texas, and being part of that tract of land described as Parcel 5 in deed to the City of Dallas, as recorded in Instrument Number 201100327219 of the Official Public Records of Dallas County, Texas (O.P.R.D.C.T.), and being more particularly described as follows:

BEGINNING at a point in the west edge of a 14 inch Cedar Elm tree for the common southeast corner of that tract of land described in deed to Matthew Millard as recorded in County Clerk's Document Number 200503553505, O.P.R.D.C.T., and the most northerly northeast corner of Alexander Heights Addition, an addition to Dallas County, Texas, as recorded in Volume 23, Page 73 of the Deed Records of Dallas County, Texas (D.R.D.C.T.), said point being in the southwest line of said City of Dallas tract, and from which point a 1/2-inch found iron rod with yellow plastic cap stamped "HALFF" (hereinafter referred to as "with cap") bears South 89 degrees 29 minutes 55 seconds East a distance of 1.62 feet;

THENCE North 53 degrees 37 minutes 54 seconds West, with the common northeast line of said Millard tract and the southwest line of said City of Dallas tract, a distance of 250.00 feet to a found 1/2-inch iron rod with cap for corner;

THENCE North 89 degrees 29 minutes 55 seconds East, departing said common line, with a line offset 150 feet northerly of and parallel to the common south line of said Millard tract and the north line of said Alexander Heights Addition, a distance of 166.67 feet to a found 1/2-inch iron rod with cap for corner in the common northeast line of said City of Dallas tract and the southwesterly line of that tract of land described in deed to RJC Theatres, LLC as recorded in Volume 2005083, Page 05877, D.R.D.C.T.;

THENCE South 53 degrees 37 minutes 54 seconds East, departing said parallel offset line, with said common northeast City of Dallas line and the southwesterly line of said RJC Theaters tract, a distance of 250.00 feet to a point (unable to set) for corner from which a found 1/2-inch iron rod with cap for the southeast corner of said RJC Theaters tract bears South 53 degrees 37 minutes 54 seconds East a distance of 4.98 feet;

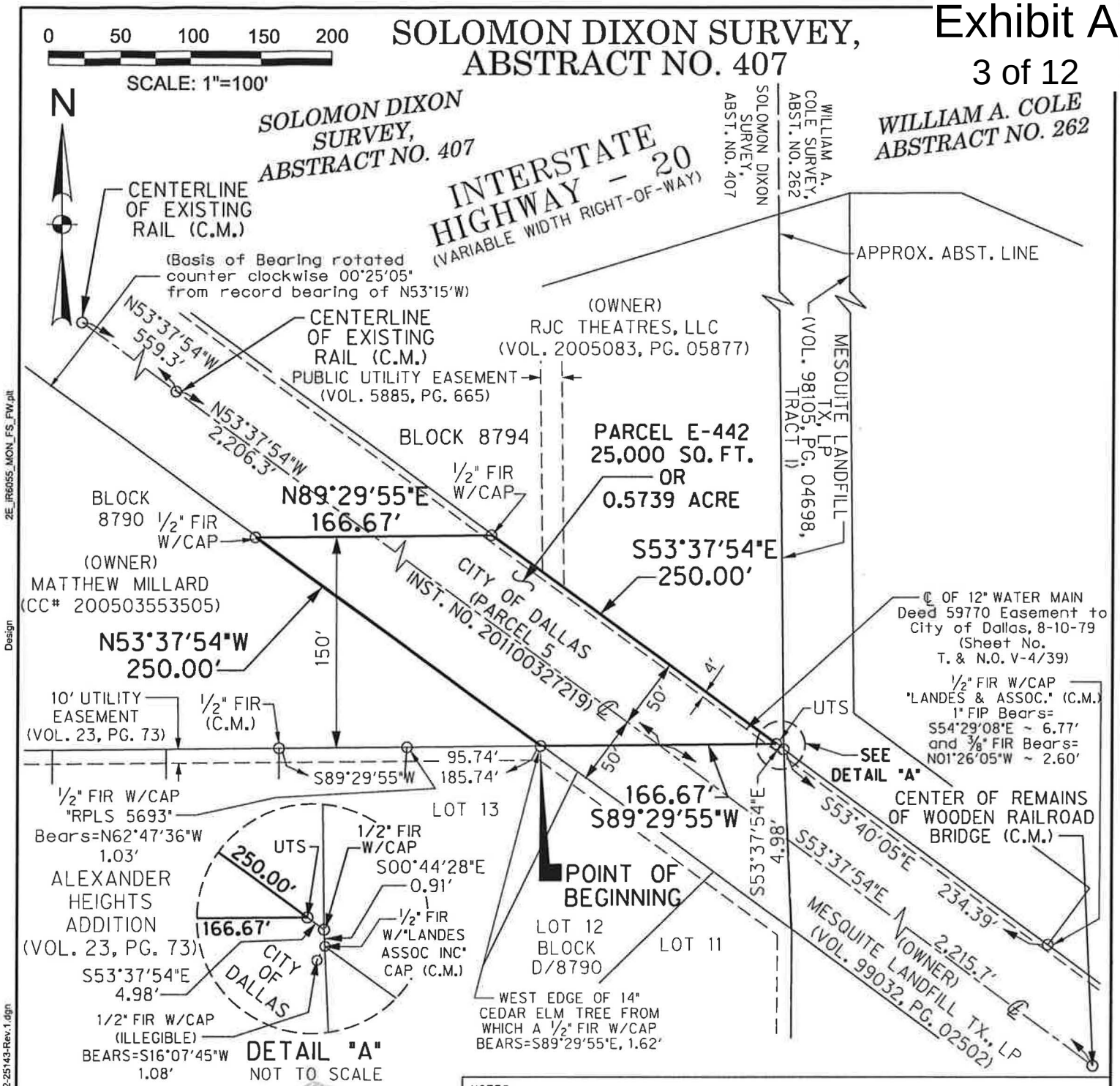
FIELD NOTES APPROVED
3/21/16

PARCEL E-442
CITY OF DALLAS RIGHT-OF-WAY
0.5739 ACRE TRACT
CITY OF DALLAS BLOCK NO. 8794,
SOLOMON DIXON SURVEY, ABSTRACT NUMBER 407
CITY OF DALLAS, DALLAS COUNTY, TEXAS

THENCE South 89 degrees 29 minutes 55 seconds West, departing said common line, with the projected common south line of said Millard tract and the north line of said Alexander Heights Addition, a distance of 166.67 feet to the POINT OF BEGINNING and containing 0.5739 acre (25,000 square feet) of land, more or less.

The Basis of Bearing is the North American Datum of 1983, Texas State Plane Coordinate System, North Central Zone 4202. All distances are surface distances. Surface Adjustment Scale Factor: 1.0001365060.

18 FEB 2016



NOTES:
1. The Basis of Bearing is the North American Datum of 1983, Texas State Plane Coordinate System, North Central Zone 4202. All distances are surface distances. Surface Adjustment Scale Factor: 1.0001365060.
2. Metes and Bounds description of tract shown hereon was prepared of even date.
3. This survey revises, replaces and supercedes the survey of this tract signed by me on May 1, 2009.

STATE OF TEXAS REGISTERED JASON A. JERNIGAN 6023 PROFESSIONAL LAND SURVEYOR

18FEB 2016

LEGEND

1/2" FIR W/CAP	1/2-INCH FOUND IRON ROD WITH YELLOW PLASTIC CAP STAMPED "HALFF"
(C.M.)	CONTROL MONUMENT
FIR	FOUND IRON ROD
FIP	FOUND IRON PIPE
UTS	UNABLE TO SET

PARCEL E-442
CITY OF DALLAS RIGHT-OF-WAY
0.5739 ACRE TRACT,
CITY OF DALLAS BLOCK NO. 8794,
SOLOMON DIXON SURVEY, ABSTRACT NUMBER 407,
CITY OF DALLAS, DALLAS COUNTY, TEXAS

HALFF
1201 N. BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095
TBPLS FIRM NO. 10029600

DATE: FEBRUARY, 2016
AVO.: 25143
PAGE 3 OF 3

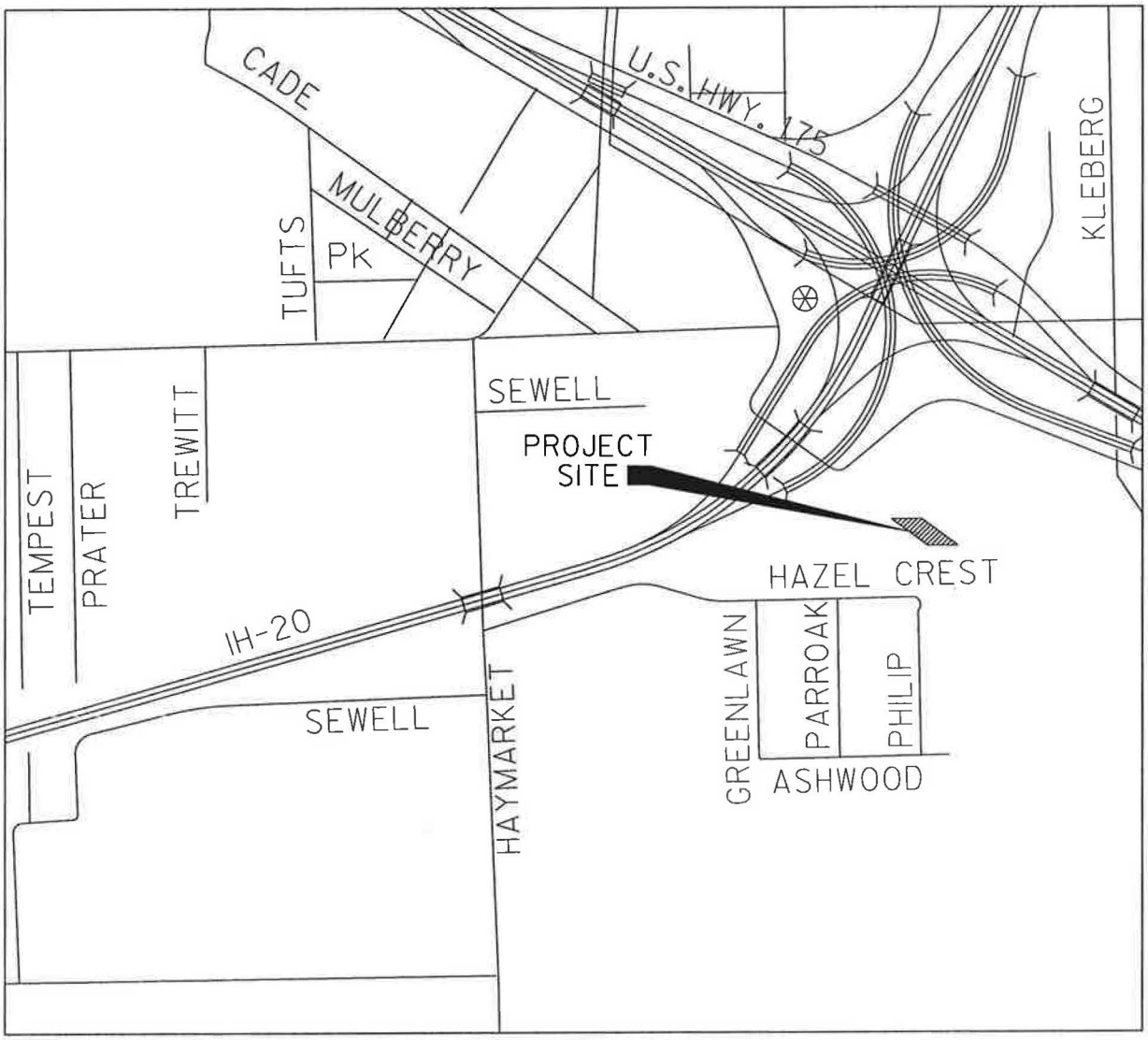
2E_IR6055_MON_FS_FW.plt Design 2/16/2016 2:44:08 PM ah2707 HALFF I:\25000s\25143\CADD\EXHIBIT\EXB-442-25143-Rev.1.dgn

Exhibit A

4 of 12

PARCEL E-442
CITY OF DALLAS RIGHT-OF-WAY
0.5739 ACRE TRACT
CITY OF DALLAS BLOCK NO. 8794,
SOLOMON DIXON SURVEY, ABSTRACT NUMBER 407,
CITY OF DALLAS, DALLAS COUNTY, TEXAS

MAPSCO NO. 69A J



LOCATION MAP
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FIELD NOTES DESCRIBING A 2.333 ACRE (101,625 SQUARE FOOT)
WASTEWATER PIPELINE EASEMENT
CITY OF DALLAS DRAWING NO. 411Q-1618
TO BE ACQUIRED IN CITY BLOCK 8807 AND UNINCORPORATED DALLAS COUNTY
ROBERT KLEBERG SURVEY, ABSTRACT NUMBER 716
FROM CITY OF DALLAS PARK AND RECREATION DEPARTMENT

BEING a 2.333 acre (101,625 square foot) tract of land situated in the Robert Kleberg Survey, Abstract Number 716, in Official City of Dallas Block Number 8807, City of Dallas, Texas, and Unincorporated Dallas County, Texas, and being located within that tract of land described as Kleberg Trail Corridor Parcel 1 in the Donative Deed Without Warranty from Union Pacific Railroad Company to the City of Dallas, Texas, as recorded in Instrument Number 201100327219 of the Official Public Records of Dallas County, Texas, and being more particularly described as follows:

COMMENCING at a 1/2-inch found iron rod with a yellow plastic cap stamped "HALFF" (hereinafter referred to as "with cap") for an "ell" corner in the northeast line of said Kleberg Trail Corridor Parcel 1 and for the most westerly southwest corner of that tract of land described in deed to Geral De Witt and Frances De Witt as recorded in Volume 2001062, Page 00215 of the Deed Records of Dallas County, Texas (D.R.D.C.T.), said point being on the southeast line of that tract of land described in deed to Don Poteet as recorded in Volume 87214, Page 5716, D.R.D.C.T., and from which a 3/4-inch found iron rod bears South 44 degrees 11 minutes 34 seconds West a distance of 0.63 of a foot;

THENCE South 44 degrees 11 minutes 34 seconds West, with a jog in the northeast line of said Kleberg Trail Corridor Parcel 1 and with the southeast line of said Poteet Tract, a distance of 20.00 feet to a 1/2-inch found iron rod with cap for an "ell" corner in the northeast line of said Kleberg Trail Corridor Parcel 1;

THENCE North 44 degrees 51 minutes 13 seconds West, continuing with the northeast line of said Kleberg Trail Corridor Parcel 1, a distance of 721.96 feet to a 1/2-inch set iron rod with a blue plastic cap stamped "HALFF ESMT" (hereinafter referred to as "with easement cap") for the POINT OF BEGINNING;

THENCE South 45 degrees 08 minutes 47 seconds West, departing said northeast line, over and across said Kleberg Trail Corridor Parcel 1, a distance of 80.00 feet to a 1/2-inch set iron rod with easement cap for corner on the southwest line of said Kleberg Trail Corridor Parcel 1, and from which point a 1/2-inch found iron rod with cap for the point of curvature of a tangent circular curve to the left in said southwest line bears South 44 degrees 51 minutes 13 seconds East a distance of 897.73 feet;

THENCE North 44 degrees 51 minutes 13 seconds West, with the southwest line of said Kleberg Trail Corridor Parcel 1, a distance of 1,665.42 feet to a 1/2-inch set iron rod with easement cap for corner;

FIELD NOTES APPROVED:
7/15/13

FIELD NOTES DESCRIBING A 2.333 ACRE (101,625 SQUARE FOOT)
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THENCE North 45 degrees 08 minutes 47 seconds East, departing said southwest line of Kleberg Trail Corridor Parcel 1, over and across said Kleberg Trail Corridor Parcel 1, a distance of 80.00 feet to a 1/2-inch set iron rod with easement cap for corner on the northeast line of said Kleberg Trail Corridor Parcel 1, and from which point a 1/2-inch found iron rod with cap for an "ell" corner in said northeast line bears North 44 degrees 51 minutes 13 seconds West a distance of 79.72 feet;

THENCE South 44 degrees 51 minutes 13 seconds East, with the northeast line of said Kleberg Trail Corridor Parcel 1, a distance of 35.00 feet to a 1/2-inch set iron rod with easement cap for corner;

THENCE South 45 degrees 08 minutes 47 seconds West, departing said northeast line, over and across said Kleberg Trail Corridor Parcel 1, a distance of 20.00 feet to a 1/2-inch set iron rod with easement cap for corner;

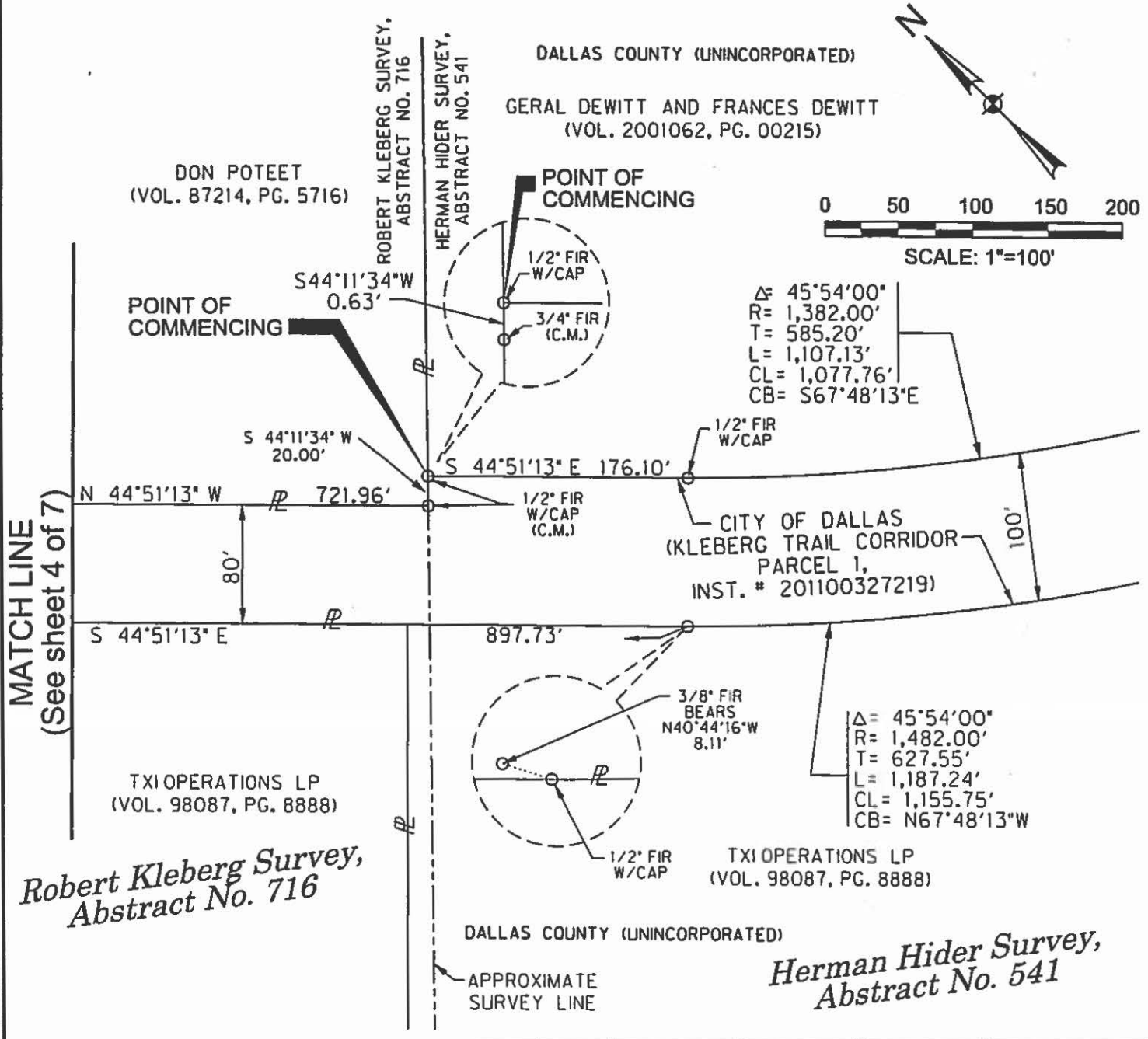
THENCE South 44 degrees 51 minutes 13 seconds East, continuing over and across said Kleberg Trail Corridor Parcel 1, with a line offset 20 feet southwesterly from and parallel to the northeast line of said Kleberg Trail Corridor Parcel 1, a distance of 1,580.42 feet to a 1/2-inch set iron rod with easement cap for corner;

THENCE North 45 degrees 08 minutes 47 seconds East, departing said parallel offset line, continuing over and across said Kleberg Trail Corridor Parcel 1, a distance of 20.00 feet to a 1/2-inch set iron rod with easement cap for corner on the northeast line of said Kleberg Trail Corridor Parcel 1;

THENCE South 44 degrees 51 minutes 13 seconds East, with the northeast line of said Kleberg Trail Corridor Parcel 1, a distance of 50.00 feet to the POINT OF BEGINNING and containing 2.333 acres (101,625 square feet) of land, more or less.

The Basis of Bearing is the State Plane Coordinate System, Texas North Central Zone (4202), North American Datum of 1983. All distances are surface distances. Surface Adjustment Scale Factor: 1.0001365060.

ROBERT KLEBERG SURVEY, ABSTRACT NO. 716



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INST. #	INSTRUMENT NUMBER
R/W	RIGHT-OF-WAY LINE
℄	PROPERTY LINE
(C.M.)	CONTROL MONUMENT

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IN CITY BLOCK 8807 AND UNINCORPORATED DALLAS COUNTY
ROBERT KLEBERG SURVEY, ABSTRACT NUMBER 716
FROM CITY OF DALLAS PARK AND RECREATION DEPARTMENT

HALFF
1201 N. BOWSER ROAD RICHARDSON, TEXAS 75081
TELE. (214)346-6200 FAX (214)739-0095

DATE: MAY, 2013
AVO.: 21944
PAGE 3 OF 7

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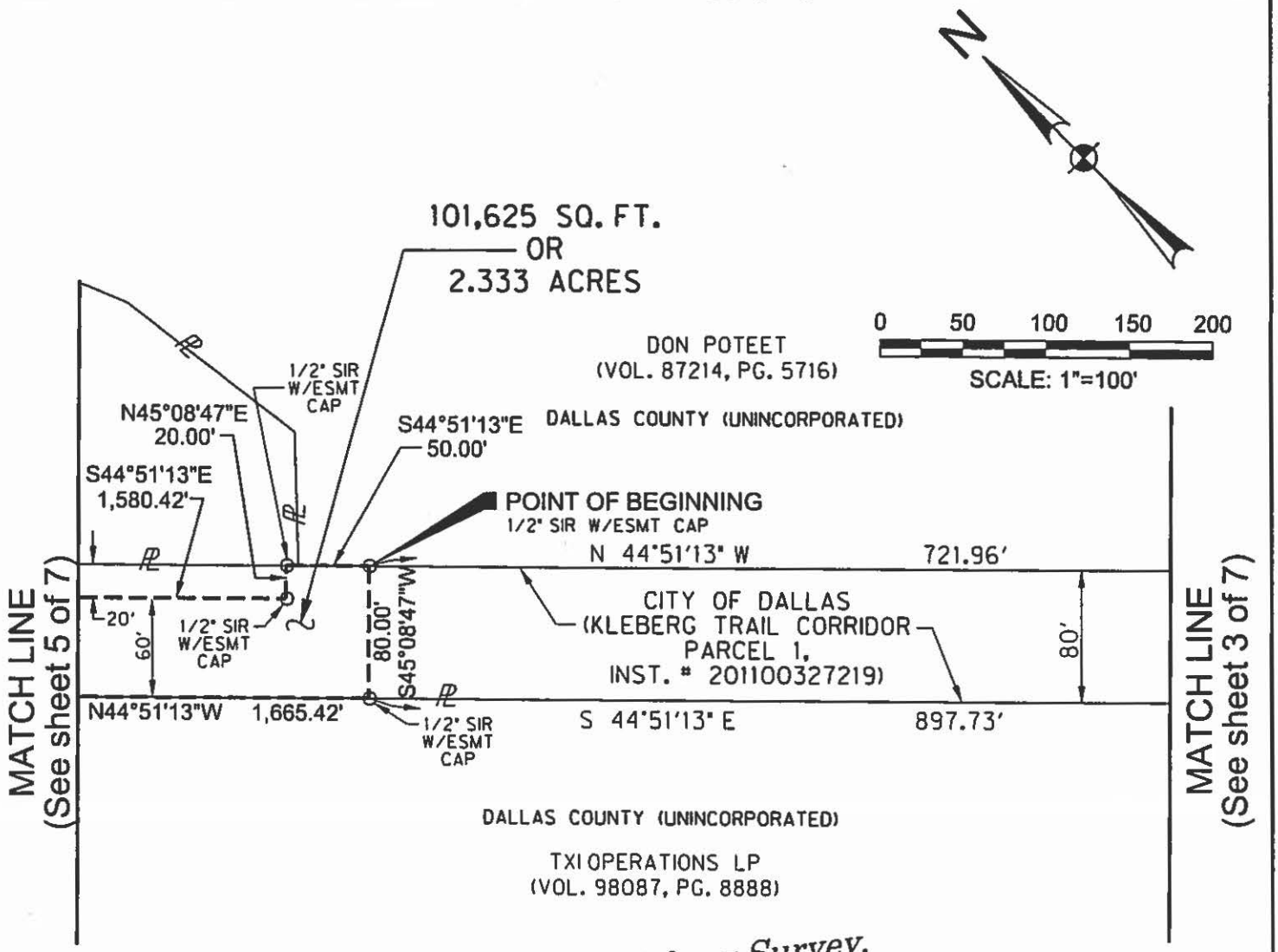
ROBERT KLEBERG SURVEY
ABSTRACT NO. 716



Robert Kleberg Survey, Abstract No. 716

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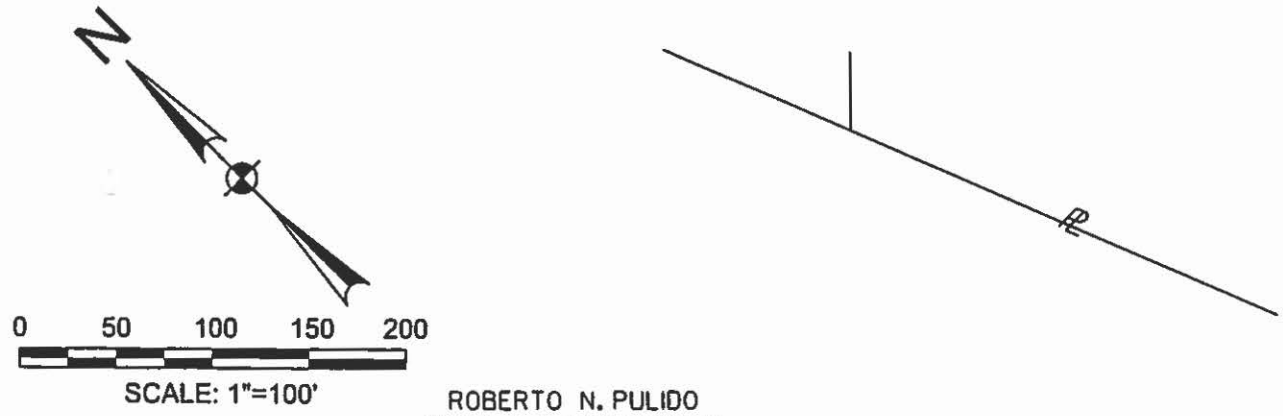
ROBERT KLEBERG SURVEY
ABSTRACT NO. 716



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PAGE 5 OF 7

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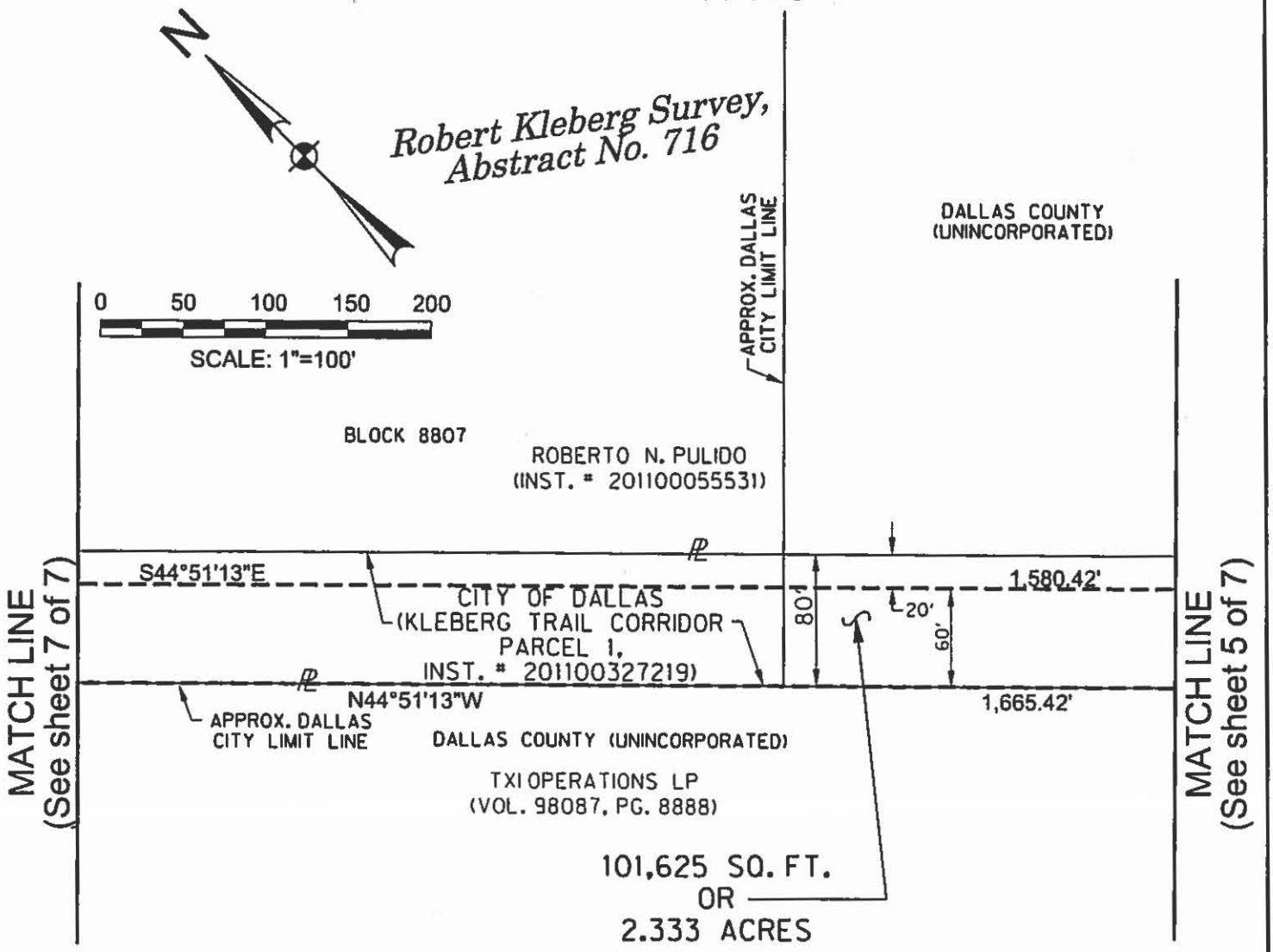
ROBERT KLEBERG SURVEY
ABSTRACT NO. 716



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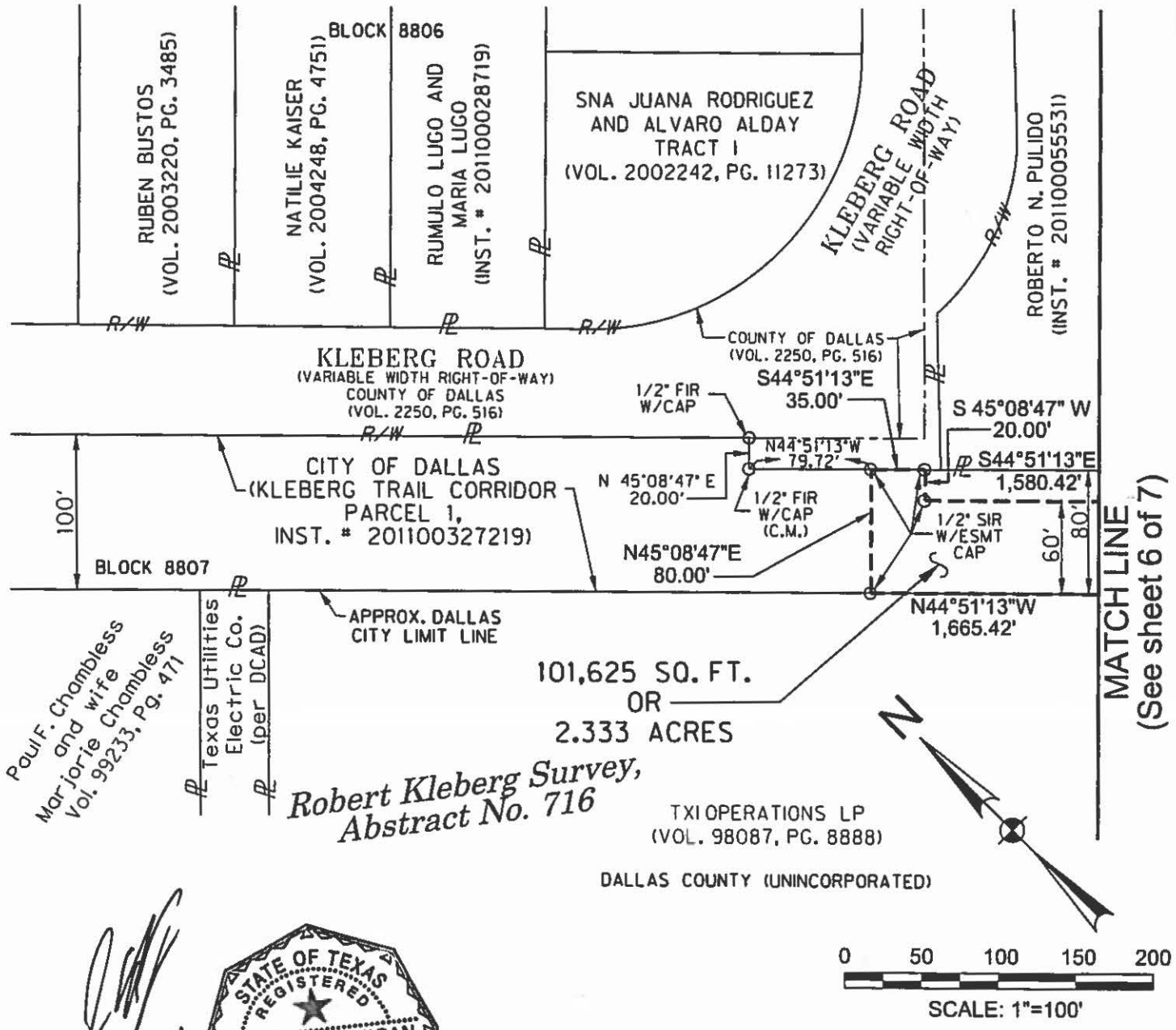
ROBERT KLEBERG SURVEY
ABSTRACT NO. 716



28 MAY 2013

STATE OF TEXAS
REGISTERED
JASON A. JERNIGAN
6023
PROFESSIONAL
LAND SURVEYOR

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PAGE 7 OF 7

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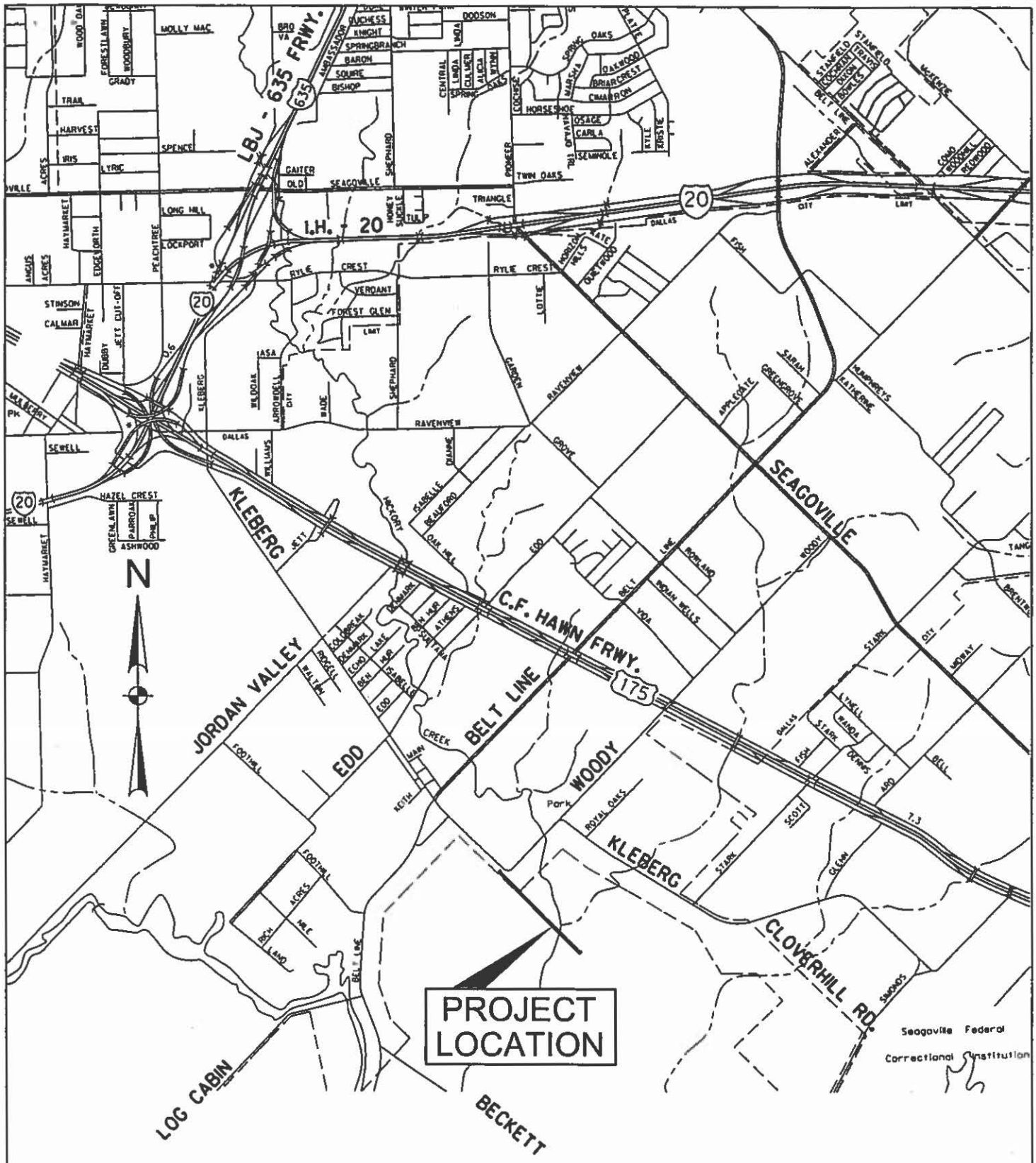

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LOCATOR MAP

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AGENDA ITEM # 43

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 1, 2, 3, 4, 5, 6, 7, 8

DEPARTMENT: Planning and Urban Design

CMO: Raquel Favela, 670-3309

MAPSCO: Various

SUBJECT

Authorize **(1)** continuation of the growSouth Neighborhood Challenge Grant Program and amendments to the growSouth Neighborhood Challenge Grant Program Statement clarifying eligibility requirements and the application process; and **(2)** the City Manager to execute future grant agreements in accordance with the amended program statement - Financing: No cost consideration to the City

BACKGROUND

City Council adopted FY 2008-09 Budget Amendments on September 17, 2008, which included $100,000 for the Loving My Community Neighborhood Improvement Grant.

In 2009, the City of Dallas was awarded $100,000 from the Communities Foundation of Texas (CFT) Mabel Peters Caruth Fund. Jointly, the program used City funds and the CFT Mabel Peters Caruth Fund Grant to fund one grant cycle, which was held in FY 2009-10. The Loving My Community Neighborhood Improvement Grant awarded grants to groups with a $10,000 maximum per project.

In 2014, the Loving My Community Neighborhood Improvement Grant was renamed the growSouth Neighborhood Challenge Grant and a program statement was authorized to offer competitive grant-based assistance to neighborhood-based organizations. The focus was on strengthening neighborhoods located south of I-30 east of Downtown, or south of the Trinity River west of Downtown. In 2015, $100,000 was appropriated for this program in the Planning and Urban Design/Neighborhood Vitality budget.

Planning and Urban Design/Neighborhood Vitality assumed contract administration responsibilities in 2015 and collaboratively worked with the Mayor's Office to execute the program. During this time, a number of items were identified that warrant revisions and modifications to the program statement (see Exhibit A).

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On May 27, 2009, City Council authorized the Loving My Community Neighborhood Improvement Grant Program to provide financial assistance to neighborhood groups that wish to improve the City's quality of life by implementing neighborhood service programs or initiating construction projects within their neighborhood by Resolution No. 09-1342.

On September 23, 2009, City Council authorized the acceptance of a grant from the Communities Foundation of Texas (CFT), Mabel Peters Caruth Fund for the administration of the Loving My Community Neighborhood Improvement Grant to provide financial assistance to neighborhood groups through competitive grants for projects that will improve the area's quality of life; establishment of appropriations in the amount of $200,000 in the Communities Foundation of Texas (CFT), Mabel Peters Caruth Fund; and execution of the grant agreement by Resolution No. 09-2375.

On February 12, 2014, City Council authorized the Program Statement for the growSouth Neighborhood Challenge (renamed from Loving My Community Neighborhood Improvement Grant) providing requirements, eligibility criteria and project scope for neighborhood groups to receive competitive grant-based financial assistance for projects that will improve an area's quality of life by Resolution No. 14-0334.

On September 22, 2015, City Council authorized the final reading and adoption of appropriation ordinances for the proposed FY 2015-16 City of Dallas Operating, Grants/Trusts, and Capital Budgets by Ordinance No. 29876; Resolution No. 15-1784.

Information about this item was provided to the Quality of Life and Environment Committee on August 8, 2016.

On September 21, 2016, City Council authorized the appropriation of funds in the amount of $100,000 to be expended from the Planning and Urban Design Department to create the Neighborhood Vitality Project Fund (0297) for growSouth Neighborhood Challenge grants by Ordinance No. 30178; Resolution No. 16-1526.

Information about this item was provided to the Economic Development & Housing Committee on August 21, 2017.

FISCAL INFORMATION

No cost consideration to the City.

WHEREAS, the City of Dallas recognizes the importance of its role in neighborhood quality of life; and

WHEREAS, the City of Dallas desires to provide incentives to neighborhood-oriented organizations to engage in activities that will enhance the quality of life in the City through the growSouth Neighborhood Challenge Grant; and

WHEREAS, on May 27, 2009, City Council authorized the Loving My Community Neighborhood Improvement Grant Program to provide financial assistance to neighborhood groups that wish to improve the City's quality of life by implementing neighborhood service programs or initiating construction projects within their neighborhood by Resolution No. 09-1342; and

WHEREAS, on September 23, 2009, City Council authorized the acceptance of a grant from the Communities Foundation of Texas (CFT), Mabel Peters Caruth Fund for the administration of the Loving My Community Neighborhood Improvement Grant to provide financial assistance to neighborhood groups through competitive grants for projects that will improve the area's quality of life; establishment of appropriations in the amount of $200,000 in the Communities Foundation of Texas (CFT), Mabel Peters Caruth Fund; and execution of the grant agreement by Resolution No. 09-2375; and

WHEREAS, on February 12, 2014, City Council authorized the Program Statement for the growSouth Neighborhood Challenge (renamed from Loving My Community Neighborhood Improvement Grant) providing requirements, eligibility criteria and project scope for neighborhood groups to receive competitive grant-based financial assistance for projects that will improve an area's quality of life by Resolution No. 14-0334; and

WHEREAS, on September 21, 2016, City Council authorized the appropriation of funds in the amount of $100,000 to be expended from the Planning and Urban Design Department to create the Neighborhood Vitality Project Fund (0297) for growSouth Neighborhood Challenge grants by Ordinance No. 30178; Resolution No. 16-1526; and

WHEREAS, the growSouth geographical boundaries defined by Dallas city limits are the west, south, and east. The northern border is the Trinity River west of downtown and Interstate 30 east of downtown; and

WHEREAS, there were several items identified that warranted adjustment of the program statement in order to further clarify eligibility requirements and the application process during the FY 2016-17 growSouth Neighborhood Challenge Grant Program; and

WHEREAS, the City Council finds that the growSouth Neighborhood Challenge Grant Program as amended serves the public purpose of promoting safe and vibrant communities; and

September 13, 2017

WHEREAS, the City Council desires to adopt the amended growSouth Neighborhood Challenge Grant Program Statement clarifying eligibility requirements and the application process; and desires the City Manager to execute future grant agreements in accordance with the amended program statement, a copy of which is attached hereto as Exhibit A.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Council hereby adopts the amended growSouth Neighborhood Challenge Grant Program Statement; and the City Manager is hereby authorized to execute future grant agreements in accordance with the amended program statement, approved as to form by the City Attorney, subject to future appropriations.

SECTION 2. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly resolved.

EXHIBIT A

AMENDED PROGRAM STATEMENT
growSouth NEIGHBORHOOD CHALLENGE GRANT

Program Purpose:

The growSouth Neighborhood Challenge Grant was created to promote neighborhood pride, resident engagement, and community improvements in the growSouth geographical boundaries defined by Dallas city limits on the west, south, and east. The northern border is the Trinity River west of downtown and Interstate 30 East of downtown.

Annually, $100,000 in total funding is appropriated for grant-based financial assistance for neighborhood groups to improve physical features and develop service-based projects. Projects must provide a public benefit which promotes strong, safe and vibrant communities.

Program Description:

The City will award up to $10,000 in grant funds to groups with top-ranked service-based or construction projects. Residents will come together in their neighborhood to utilize existing assets, knowledge, skills, partnerships, and creativity to improve their neighborhood.

Grant funding will be considered for the following projects:

- **Service-based Projects** - Community enrichment activities, events, or projects that increase neighborhood engagement and improve the quality of the community.

- **Neighborhood Improvement Projects** - Activities that build and/or alter a neighborhood's appearance including entrance point and new/existing neighborhood landscaping. These areas must be highly visible to the public realm and serve as a community benefit.

Eligibility:

(1) A group of residents residing within the City of Dallas limits. Neighborhood groups are not required to be 501(c)(3). The following are examples of eligible participants:

- Neighborhood or Homeowner Associations
- Crime Watch groups
- Civic organizations
- Schools
- Community garden groups
- Parent Teacher Organizations
- Organized Youth Groups, such as Boy Scouts, Girl Scouts, or Sports groups
- Non-Profits 501(c)(3)

(2) Neighborhood groups will submit applications to the Review Committee for review by the application submission deadline. Eligibility will require one representative to attend and complete the Development Workshop to ensure all parties fully understand guidelines, restrictions and insurance requirements.

EXHIBIT A

AMENDED PROGRAM STATEMENT
growSouth NEIGHBORHOOD CHALLENGE GRANT

Application Review Process:

- Applications will not be accepted after 5PM CST on application deadline.
- Upon receipt of application, City staff will review the application for completeness. If the application is determined incomplete, it will not be considered by the Review Committee.
- The Review Committee will be comprised of representatives from partnership organizations and City departments that assist with the Program on a collaborative basis. The Review Committee can request interviews from finalists if needed.

Program Requirements:

Applications should demonstrate resident engagement and the groups must comply with the following:

- Be maintained by the neighborhood group without any assistance or future funding from the City of Dallas
- Provide a public benefit which promotes a stronger, safer, vibrant community
- Be maintained by the neighborhood group for two (2) years for construction projects and one (1) year for service-based projects
- Be completed within one (1) year of executing grant agreement
- Meet all City insurance requirements, polices and codes
- If awarded a grant, awardees must wait two (2) years before reapplying

Project Reimbursement:

- Service-based projects are reimbursement only
- Neighborhood Improvement Projects may be a reimbursement, or an internal inter-departmental transfer of funds, if a City department is involved with the installation or construction aspect of the project.

Unallowable Use of Funding include:

Neighborhood groups are not allowed to use funds for the following activities:

- Individual maintenance projects required by City code
- Operating/Administration expenses
- Projects that conflict with City insurance requirements, polices, or codes
- Expenditures incurred or financial commitment made prior to signing grant agreement
- Travel or transportation expenses
- Make payment to individuals other than those who provide their professional services to the project

EXHIBIT A

AMENDED PROGRAM STATEMENT
growSouth NEIGHBORHOOD CHALLENGE GRANT

Program Review Criteria:

The application will be reviewed using a rubric based on criteria to include:

- Application Overview 10%
- Project Description 40%
- Project Timeline 10%
- Budget Sheet 15%
- Neighborhood Participation 25%

AGENDA ITEM # 44

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: Police

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize an agreement with the State Fair of Texas regarding the development and implementation of a written security and traffic control plan for the annual State Fair of Texas event and the associated reimbursement of costs to the City of Dallas – Estimated Annual Revenue: $1,000,000

BACKGROUND

This agreement will provide for development and implementation of a written security and traffic control plan that will set forth the methodologies to account for the reasonable and necessary reimbursement for security, crowd control, perimeter traffic controls and other special services provided during the annual State Fair of Texas.

In the years prior to this new agreement, a flat contribution of $550,000 annually was paid by the State Fair of Texas to the City of Dallas.

The State Fair of Texas annually has twenty-four operating days during which the Dallas Police Department provides security/special services for the safety of fair goers and merchants.

Under this agreement, reimbursement will be based on overtime incurred to provide services to the State Fair and will not include costs related to normal police deployment.

With moving from a flat contribution to actual overtime costs, it is anticipated that the annual reimbursement will be approximately $1,000,000 or greater based on that year's approved security and traffic control plan.

The City will invoice the State Fair of Texas by December 31st annually for the services provided with payment due within 30 days thereafter.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Public Safety and Criminal Justice Committee was briefed by memorandum regarding this item on August 14, 2017.

FISCAL INFORMATION

Estimated Annual Revenue - $1,000,000

September 13, 2017

WHEREAS, the City of Dallas desires to enter into an agreement with the State Fair of Texas, by and through its Police Department to define duties and obligations involved with the security and traffic control plan for the annual twenty-four day run of the State Fair including the reimbursement for associated expenses; and

WHEREAS, it is in the best interest of the State Fair of Texas and the City of Dallas to have a safe and secure annual event for fair goers and merchants.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign an agreement with the State Fair of Texas, approved as to form by the City Attorney, regarding the development and implementation of a written security and traffic control plan for the annual State Fair of Texas event and the associated reimbursement of costs to the City of Dallas.

SECTION 2. That the Chief Financial Officer is hereby authorized to receive and deposit State Fair revenue in Fund 0001, Department DPD, Unit 2126, Revenue Code 7547.

SECTION 3. That this agreement shall remain in effect until terminated by either party upon providing written notification to the other party.

SECTION 4. That this contract is designated as Contract No. DPD-2017-00003539.

SECTION 5. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly resolved.

AGENDA ITEM # 45

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Police

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize renewal of the Interlocal Agreement with Dallas County, through Southwestern Institute of Forensic Sciences at Dallas, for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services for the period October 1, 2017 through September 30, 2018 - Not to exceed $3,800,000 - Financing: Confiscated Monies Funds ($1,000,000) and Current Funds ($2,800,000)

BACKGROUND

In 1969, the City withdrew from a joint Criminal Investigations Laboratory operation with Dallas County; therefore, laboratory services became a function of the Dallas County Medical Examiner's Office. The County's laboratory services are known as the Southwestern Institute of Forensic Sciences at Dallas (SWIFS). SWIFS provides a broad range of evidence analysis for both the Police and Fire Departments. In 1999, the first annual Interlocal Agreement for these services was approved.

SWIFS' services include analysis of drug evidence, DNA analysis and comparison, microscopic (trace) evidence analysis, examination of firearms and tool marks (matching bullets to weapons that fired them), and identification of fire accelerants. These services are vital to the successful investigation and prosecution of crime.

The proposed Interlocal Agreement will provide services from October 1, 2017 through September 30, 2018. The $3,800,000 cost is shared between Dallas Police Department $3,795,000 and with the Fire Department $5,000. The cost is the same as the previous year.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On November 12, 2013, City Council authorized renewal of the Interlocal Agreement with Dallas County, through Southwestern Institute of Forensic Sciences at Dallas for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services by Resolution No. 13-1943.

On November 12, 2014, City Council authorized renewal of the Interlocal Agreement with Dallas County, through the Southwestern Institute of Forensic Sciences at Dallas, for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services for the period October 1, 2014 through September 30, 2015, by Resolution No. 14-1914.

On October 28, 2015, City Council authorized renewal of the Interlocal Agreement with Dallas County, through Southwestern Institute of Forensic Sciences at Dallas for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services for the period October 1, 2015 through September 30, 2016, by Resolution No. 15-1962.

On October 11, 2016, City Council authorized renewal of the Interlocal Agreement with Dallas County, through Southwestern Institute of Forensic Sciences at Dallas for the provision of forensic, drug, toxicological, environmental, and physical evidence analysis, and other similar medical/forensic analytical services for the period October 1, 2016 through September 30, 2017, by Resolution No. 16-1676.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

Confiscated Monies Funds - $1,000,000
Current Funds - $2,800,000

September 13, 2017

WHEREAS, the Dallas Police and Fire Departments require forensic, toxicological, environmental and physical evidence analysis and other similar medical/forensic analytical services on a routine basis; and

WHEREAS, these services are routinely utilized by the City and provided locally by Dallas County through the Southwestern Institute of Forensic Sciences at Dallas; and

WHEREAS, the City entered the first Interlocal Agreement with Southwestern Institute of Forensic Sciences at Dallas effective January 2000; and

WHEREAS, it is now desirable to renew the contractual agreement with Dallas County for the services provided through Southwestern Institute of Forensic Sciences at Dallas.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign a renewal of the Interlocal Agreement with Dallas County (014003), through Southwestern Institute of Forensic Sciences at Dallas, approved as to form by the City Attorney, for the provision of forensic, drug, toxicological, environmental and physical evidence analysis and other similar medical/forensic analytical services for the period October 1, 2017 through September 30, 2018 in an amount not to exceed $3,800,000; however, this limit does not relieve the City of its obligation to pay Dallas County for additional services rendered at the City's request which exceeds the $3,800,000 limit.

SECTION 2. That the Purchasing Agent is hereby authorized, upon appropriate request and documented need by a user department, to issue a purchase order for forensic services.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $3,800,000 from Service Contract No. DPD-2017-00003541-FY18.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 46

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Police

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize **(1)** an application for and acceptance of the Comprehensive Selective Traffic Enforcement (STEP) Program Grant (Grant No. 2018-Dallas-S-1YG-0018, CFDA No. 20.600) from the U.S. Department of Transportation passed through the Texas Department of Transportation in an amount not to exceed $999,949 for travel expenses and overtime reimbursement for the period October 1, 2017 through September 30, 2018; **(2)** the establishment of appropriations in an amount not to exceed $999,949 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund; **(3)** the receipt and deposit of grant funds in an amount not to exceed $999,949 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund; **(4)** a local cash match in an amount not to exceed $288,300; and **(5)** execution of the grant agreement - Total not to exceed $1,288,249 - Financing: Texas Department of Transportation Grant Funds ($999,949) and Current Funds ($288,300) (subject to appropriations)

BACKGROUND

The Comprehensive Selective Traffic Enforcement Program (STEP) Grant provides for the reimbursement of overtime salaries paid to officers and supervisors enforcing specific traffic laws at targeted locations. The focus is on driving while intoxicated (DWI) violations, speeding, occupant restraint use, and traffic control device violations. The goals are: **(1)** to increase effective enforcement and adjudication of traffic safety-related laws to reduce fatal and serious injury crashes, **(2)** to reduce the number of DWI related crashes, injuries and fatalities, and **(3)** to increase occupant restraint use in all passenger vehicles and trucks.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 25, 2013, City Council authorized an application for and acceptance of the Comprehensive Selective Traffic Enforcement Program Grant from the U.S. Department of Transportation pass through for travel expenses and overtime reimbursement for the period October 1, 2013 through September 30, 2014; a city contribution of pension; and execution of the grant agreement by Resolution No. 13-1689.

On August 27, 2014, City Council authorized an application for and acceptance of the Comprehensive Selective Traffic Enforcement Program Grant from the U.S. Department of Transportation pass through for travel expenses and overtime reimbursement for the period October 1, 2014 through September 30, 2015; a city contribution of pension; and execution of the grant agreement by Resolution No. 14-1383.

On August 26, 2015, City Council authorized an application for and acceptance of the Comprehensive Selective Traffic Enforcement Program Grant as a pass through grant from the U.S. Department of Transportation for travel expenses and overtime reimbursement for the period October 1, 2015 through September 30, 2016; a local cash match of city pension contribution; and execution of the grant agreement by Resolution No. 15-1551.

On September 28, 2016, City Council authorized an application for and acceptance of the Comprehensive Selective Traffic Enforcement Program Grant from the U.S. Department of Transportation passed through the Texas Department of Transportation for travel expenses and overtime reimbursement for the period October 1, 2016 through September 30, 2017; a city contribution of pension; and execution of the grant agreement by Resolution No. 16-1574.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

Texas Department of Transportation Grant Funds - $999,948.50
Current Funds - $288,299.15 (subject to appropriations)

WHEREAS, the Dallas Police Department Comprehensive Selective Traffic Enforcement Program (STEP) Grant from the U.S. Department of Transportation passed through the Texas Department of Transportation, has made funds available for overtime salaries for a citywide traffic enforcement campaign, for the period October 1, 2017 through September 30, 2018; and

WHEREAS, the Comprehensive STEP grant will provide $999,948.50; and

WHEREAS, the City of Dallas contributes cash match in the amount of $288,299.15; and

WHEREAS, it is in the best interest of the City of Dallas to apply for and accept such funding.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to apply for and accept the Comprehensive Selective Traffic Enforcement Program Grant (Grant No. 2018-Dallas-S-1YG-0018, CFDA No. 20.600) from the U.S. Department of Transportation passed through the Texas Department of Transportation, in an amount not to exceed $999,948.50 for travel expenses and overtime reimbursement for the period October 1, 2017 through September 30, 2018; a local cash match in an amount not to exceed $288,299.15; and sign the grant agreement and other documents required by the grant, approved as to form by the City Attorney.

SECTION 2. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $999.948.50 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund, Fund F529, Department DPD, Unit 3326, Object 1202 and 3361, according to the attached Schedule.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in an amount not to exceed $999,948.50 in the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund, Fund F529, Department DPD, Unit 3326, and Revenue Code 6506.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $999,948.50 from Fund 0001, Department DPD, Unit 2127, Object 1202 and 3361.

SECTION 5. That the Chief Financial Officer is hereby authorized to reimburse Fund 0001, Department DPD, Unit 2127, Object 1202 and 3361 from the Comprehensive Selective Traffic Enforcement Program-STEP FY18 Fund, Fund F529, Department DPD, Unit 3326, Object 1202 and 3361, in an amount not to exceed $999,948.50, according to the attached Schedule.

SECTION 6. That the Chief Financial Officer is hereby authorized to disburse a local cash match in an amount not to exceed $288,299.15 (subject to appropriations) from Fund 0001, Department DPD, Unit 2127, various object codes, according to the attached Schedule.

SECTION 7. That the City Manager is hereby authorized to reimburse to the granting agency any expenditure identified as ineligible. The City Manager shall notify the appropriate City Council Committee of any expenditures identified as ineligible not later than 30 days after the reimbursement.

SECTION 8. That the City Manager shall keep the appropriate City Council Committee informed of all final granting agency monitoring reports not later than 30 days after the receipt of the report.

SECTION 9. That this contract is designated as Contract No. DPD-2017-00003200.

SECTION 10. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

SCHEDULE
Comprehensive Selective Traffic Enforcement Program Grant
Fund F529, Dept. DPD, Unit 3326, Revenue Source Code 6506
October 1, 2017 - September 30, 2018

Object Code	Description	Amount
1202	Overtime Uniform	$ 995,852.00
3361	Professional Development	$ 4,096.50
	Grand Total	**$ 999,948.50**

Matching Funds

Cash Match
Fund 0001, Dept. DPD, Unit 2127

Object Code	Description	Amount
1306	FICA	$ 14,439.85
*Other Object Codes	TBD	$ 273,859.30
	Total	$ 288,299.15

* Other Object Codes
1. Volunteer Sources
2. In-Kind Contributions
3. Surveys
4. Indirect Cost
5. Fringe Benefits
6. Vehicle Operation Costs
7. Salaries not Claimed as Reimbursement
8. Distribution of Materials
9. Court Time
10. Paid Media, Social Media, Earned Media

AGENDA ITEM # 47

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Police

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize **(1)** the acceptance of the Commercial Auto Theft Interdiction Squad/25 grant (Grant No. 608-18-DPD0000) from the Texas Automobile Burglary & Theft Prevention Authority in an amount not to exceed $555,204 to provide a specialized proactive automobile theft program for the period September 1, 2017 through August 31, 2018; **(2)** the establishment of appropriations in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund; **(4)** a local cash match in an amount not to exceed $111,041; **(5)** an In-Kind Contribution in an approximate amount of $517,394; and **(6)** execution of the grant agreement - Total not to exceed $1,183,639 - Financing: Texas Automobile Burglary & Theft Prevention Authority Grant Funds ($555,204), In-Kind Contribution ($517,394) and Current Funds ($111,041) (subject to appropriations)

BACKGROUND

This grant funds a specialized proactive investigative unit comprised of one Sergeant and four Senior Corporals currently housed at the City's Auto Theft Salvage Unit of the Dallas Police Department. The grant will continue to target commercial auto theft offenders who profit from vehicles stolen each year in Dallas, including salvage yards, chop shops, wrecker services, used car dealers, and large organized auto theft rings.

The Texas Automobile Burglary Theft & Prevention Authority specifically requires governing body approval for the acceptance of the grant. If accepted this grant will require matching cash funds of $111,041 and will be incorporated into the FY 2017-2018 General Fund Budget.

BACKGROUND (continued)

In-kind contributions in an approximate amount of $517,394 have been identified in the form of salaried officers assigned to this unit. The in-kind match is made up of the following components: four detective officers at 100 percent of their time working on Commercial Auto Theft Interdiction Squad/25 (CATIS) grant activities, one office assistant and one senior corporal as cash match. In addition, the CATIS grant provides funding for one administrative/operations sergeant and four senior corporals. With the acceptance of this grant the provision of the cash match and the in-kind contribution will be required for the execution of this grant.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 28, 2013, City Council authorized the acceptance of the Commercial Auto Theft Interdiction Squad/21 Grant from the Texas Automobile Burglary & Theft Prevention Authority to provide a specialized proactive automobile theft program for the period September 1, 2013 through August 31, 2014; a local match; an In-kind Contribution; and execution of the grant agreement by Resolution No. 13-1446.

On September 10, 2014, City Council authorized the acceptance of the Commercial Auto Theft Interdiction Squad/22 Grant from the Texas Automobile Burglary & Theft Prevention Authority to provide a specialized proactive automobile theft program, for the period September 1, 2014 through August 31, 2015; a local match; an In-kind Contribution; and execution of the grant agreement by Resolution No. 14-1466.

On April 22, 2015, City Council authorized an application for the Commercial Auto Theft Interdiction Squad/23 Grant from the Texas Automobile Burglary & Theft Prevention Authority to provide a specialized proactive automobile burglary and theft program for the period September 1, 2015 through August 31, 2016, by Resolution No. 15-0805.

On August 26, 2015, City Council authorized the acceptance of the Commercial Auto Theft Interdiction Squad/23 Grant from the Texas Automobile Burglary & Theft Prevention Authority to provide a specialized proactive automobile theft program for the period September 1, 2015 through August 31, 2016; a local match; an In-kind Contribution; and execution of the grant agreement by Resolution No. 15-1550.

On August 24, 2016, City Council authorized the acceptance of the Commercial Auto Theft Interdiction Squad/24 Grant from the Texas Automobile Burglary & Theft Prevention Authority to provide a specialized proactive automobile theft program for the period September 1, 2016 through August 31, 2017; a local match; an In-kind Contribution; and execution of the grant agreement by Resolution No. 16-1340.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On May 24, 2017, City Council authorized an application for the Commercial Auto Theft Interdiction Squad/25 Grant from the Texas Automobile Burglary and Theft Prevention Authority to provide a specialized proactive automobile theft program for the period September 1, 2017 through August 31, 2018; and an application for the continuation or modification of the grant for subsequent years by Resolution No. 17-0850.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

Texas Automobile Burglary & Theft Prevention Authority Grant Funds - $555,204
Current Funds - $111,041 (subject to appropriations)
In-Kind Contribution - $517,394

September 13, 2017

WHEREAS, the Texas Automobile Burglary & Theft Prevention Authority has made funds available for law enforcement projects during the 2017-18 fiscal year; and

WHEREAS, on May 24, 2017, City Council authorized an application for the Commercial Auto Theft Interdiction Squad/25 Grant from the Texas Automobile Burglary and Theft Prevention Authority to provide a specialized proactive automobile theft program for the period September 1, 2017 through August 31, 2018; and an application for the continuation or modification of the grant for subsequent years by Resolution No. 17-0850; and

WHEREAS, such funding was awarded to the City of Dallas on August 7, 2017; and

WHEREAS, the increased funding source would benefit the City of Dallas in its endeavor to reduce crime; and

WHEREAS, under the provisions of the Texas Revised Civil Status Article 4413(37) and Texas Administrative Code Title 43; Part 3; Chapter 57, entities are eligible to receive grants from the Automobile Burglary and Theft Prevention Authority to provide financial support to law enforcement agencies for economic automobile theft enforcement teams and to combat automobile burglary in the jurisdiction; and

WHEREAS, this grant program will assist this jurisdiction to combat automobile burglary and theft; and

WHEREAS, the City of Dallas has agreed that in the event of loss or misuse of the grant funds, the City of Dallas assures that the grant will be returned in full to the Automobile Burglary and Theft Prevention Authority.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to accept the Commercial Auto Theft Interdiction Squad/25 Grant (Grant No. 608-18-DPD0000) from the Texas Automobile Burglary & Theft Prevention Authority, in an amount not to exceed $555,204 to provide a specialized proactive automobile theft program for the period September 1, 2017 through August 31, 2018; a local cash match in an amount not to exceed $111,041; and sign the grant agreement and other documents required by the grant, approved as to form by the City Attorney.

SECTION 2. That the City Manager is hereby authorized to establish appropriations in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 Fund 17-18 Fund, Fund S318, Department DPD, Unit 3294, various Object codes according to the attached Schedule.

SECTION 3. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in an amount not to exceed $555,204 in the FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund, Fund S318, Department DPD, Unit 3294, Revenue Code 6516.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $555,204 from FY18 ABTPA-Cargo Auto Theft Interdiction Squad/25 17-18 Fund, Fund S318, Department DPD, Unit 3294, various Object codes, according to the attached Schedule.

SECTION 5. That the Chief Financial Officer is hereby authorized to provide a local cash match in an amount not to exceed $111,041 (subject to appropriations) from Fund 0001, Department DPD, Unit 2161, various Object codes, according to the attached Schedule.

SECTION 6. That the Chief Financial Officer is hereby authorized to provide an In-Kind Contribution in the approximate amount of $517,394, according to the attached Schedule.

SECTION 7. That in the event of loss or misuse of funds, the City of Dallas will return all funds to the Automobile Burglary & Theft Prevention Authority in full. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

SECTION 8. That the City Manager shall keep the appropriate City Council Committee informed of all final granting agency monitoring reports not later than 30 days after the receipt of the report.

SECTION 9. This contract is designated as Contract No. DPD-2017-00003126.

SECTION 10. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

SCHEDULE
Commercial Auto Theft Interdiction Squad/25
Grant
FUND S318, Dept. DPD, Unit 3294, Revenue Source Code 6516
September 1, 2017-August 31, 2018

Object Code	Description	Amount
1102	Salary/Uniformed(includes 4 Sr. Corporal positions and 1 Sergeant position)	$405,135
1302	Pensions/Uniformed	$115,251
1304	Health Insurance	$28,900
1306	FICA	$5,918
	Grant Total	**$555,204**

Matching Funds
Cash Match
Fund 0001, Dept. DPD, Unit 2161

Object Code	Description	Amount
1102	Salary/Uniformed(1 position)	$81,629
1302	Pensions/Uniformed	$22,448
1304	Health Insurance	$5,780
1306	Fica	$1,184
	Total	**$111,041**

In-Kind Contribution
City of Dallas
Fund 0001, Dept. DPD, Unit 2161

Object Code	Description	Amount
1101	Personnel(includes 1 civilian position)	$42,223
1102	Personnel(includes 4 sworn positions)	$341,077
1301	Pension/Civilian	$5,839
1302	Pension/Uniformed	$93,797
1304	Health Insurance	$28,900
1306	Fica	$5,558
	Total	**$517,394**

AGENDA ITEM # 48

KEY FOCUS AREA: Public Safety

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Police

CMO: Jon Fortune, 670-1204

MAPSCO: N/A

SUBJECT

Authorize **(1)** the Dallas Police Department to receive funds in the amount of $600,000 from various federal and state law enforcement agencies including, but not limited to those shown (list attached) for reimbursement of overtime for investigative services for FY 2017-18; **(2)** a City contribution of pension and Federal Insurance Contributions Act costs in the amount of $179,700; and **(3)** execution of the grant agreements - Total not to exceed $779,700 - Financing: Current Funds ($179,700) (subject to appropriations) and Various Federal and State Law Enforcement Agencies ($600,000)

BACKGROUND

The Dallas Police Department is routinely asked to participate in various federal and state law enforcement investigation task forces and receives reimbursement for expenses associated with those task forces from the sponsoring federal or state agency involved. The reimbursed expenses are generally for the Dallas Police Department officers' overtime associated with the investigations. Occasionally, the task force agreement specifies reimbursement for other miscellaneous expenses.

The Dallas Police Department participates in approximately 18 to 25 task forces per year for varying lengths of time. Each task force investigation is usually confidential, and the officers assigned to the investigation are generally undercover officers. Each task force agreement specifies the nature, time period, and maximum amount of reimbursement the City may receive and must be signed by an authorized official of the City. The purpose of this agenda item is to create a better tracking-monitoring system on all task force activities.

In fiscal year 1999-00, the Dallas Police Department initiated a procedure to obtain approval for all task force participation through one City Council resolution in lieu of processing an Administrative Action for each task force each fiscal year. This procedure ensures that the agreements are processed in a routine, but confidential manner.

BACKGROUND (continued)

Funding allocations represent projections only and are subject to modification based upon the progress and needs of the investigation. Additionally, resources are contingent upon the availability of federal and state funds as well as the availability of Dallas Police Department officers to work on a task force as planned. Approval of this item will insure that all task force revenues are authorized to be deposited, and subsequently, the general fund will be reimbursed consistent with the original overtime expenditures.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 23, 2013, City Council authorized an application for an acceptance of the 2013 Internet Crimes Against Children Continuation Grant from the U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention–and execution of the agreements by Resolution No. 13-1842.

On September 24, 2014, City Council authorized the Dallas Police Department to receive funds from federal and state law enforcement agencies; a City Contribution of pension and Federal Insurance Contributions Act and execution of the agreements by Resolution No. 14-1601.

On September 28, 2016, City Council authorized the Dallas Police Department to receive funds from various federal and state law enforcement agencies; a City contribution of pension and Federal Insurance Contributions Act and execution of the agreements by Resolution No. 16-1575.

Information about this item will be provided to the Public Safety and Criminal Justice Committee on September 11, 2017.

FISCAL INFORMATION

Current Funds - $179,700 (subject to appropriations)
Various Federal and State Law Enforcement Agencies - $600,000

FY 17-18 Active Task Forces *

Active Task Force	Agency	Task Force Efforts
ATF Violent Crime Initiative (Texoma HIDA)	Drug Enforcement Agency (DEA)	Drug trafficking & Money laundering
Dallas Field Diversion - Asset Removal Group	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - HIDTA -1	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Task Force 1	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Task Force 2	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Financial Strike Force	Drug Enforcement Agency (DEA)	Drug Trafficking
Dallas Field Diversion - Tactical Diversion Squad (TDS)	Drug Enforcement Agency (DEA)	Diversion schemes of controlled pharmaceuticals and or chemicals (Prescription forgery; Retail level violators)
North Texas Financial Crimes Task Force	Internal Revenue Service (IRS)	Money laundering
Violent Crimes, Major Offenders, and Gangs Safe Streets Task Force (SSTF)	Federal Bureau of Investigations (FBI)	Drug trafficking; money laundering; alien smuggling; crimes of violence (murder, aggravated assault, robbery, and violent street gangs)
Southwest Border Task Force (SBTF)	Federal Bureau of Investigations (FBI)	Border investigation and enforcement
North Texas Joint Terrorism Task Force (NTJTTF)	Federal Bureau of Investigations (FBI)	Protect against threats to our national security, including international terrorism
Cyber Crimes Task Force (CCTF)	Federal Bureau of Investigations (FBI)	Investigate and apprehend high technology criminals
North Texas Regional Computer Forensic Lab (NTRCFL)	Federal Bureau of Investigations (FBI)	Computer financial crimes forensics
District Fugitive Task Force (DFTF)	United States Marshals Office	Investigate and apprehend local, state, and federal fugitives

FY 17-18 Active Task Forces *

Active Task Force	Agency	Task Force Efforts
US Immigration and Customs Enforcement	Immigration and Customs Enforcement (ICE)	Border investigation and enforcement
Texas Military Task Force	State of Texas	Illegal drugs or narcotics with actual or suspected criminal activity
ATF Dallas Group III Field Office Task Force	The Bureau of Alcohol, Tobacco, Firearms and Explosives (ATF)	Firearms Criminal Possession and Use, Criminal Groups and Gangs, Illegal Firearms Trafficking
Immigration and Customs Enforcement (ICE)	ICE SAC Dallas	The grant will target offenders who sell counterfeit and conspiracy items in the City of Dallas and county
Texas Joint Counterdrug Task Force	Texas Army National Guard	Drug Trafficking
Child Exploitation Task Force	Federal Bureau of Investigations (FBI)	Investigate the sexual victimization of children and other crimes against children within the FBI's jurisdiction
Organized Crime Drug Enforcement Task Force	United States Attorney's Office	Organized crime and drug trafficking

*This list in not inclusive of all federal and state agencies, or other organizations that we could enter into agreements with during the FY17-18 for reimbursement of overtime or equipment.

September 13, 2017

WHEREAS, the City of Dallas is routinely requested to participate in various federal and state law enforcement investigation task forces; and

WHEREAS, the City of Dallas receives reimbursement expenses associated with the investigation task forces from the sponsoring federal or state department involved.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to enter into agreements for FY 2017-18 with various federal and state law enforcement agencies to participate in investigations, as requested for task force efforts including, but not limited to, those shown (list attached).

SECTION 2. That the Chief Financial Officer is hereby authorized to receive and deposit reimbursements, not to exceed $600,000, into Fund 0T69, Department DPD, Units 056A-079A, Revenue Code 6526 from federal and state law enforcement agencies as reimbursement for expenditures associated with the overtime expended in the investigations.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds from the General Fund 0001, Department DPD, various units, Object 1202 not to exceed $600,000.

SECTION 4. That the Chief Financial Officer is hereby authorized to contribute pension and FICA costs, in an amount not to exceed $179,700 (subject to appropriations), after the expenditure of overtime in the General Fund 0001, Department DPD, various units, Object 1302 and 1306.

SECTION 5. That the Chief Financial Officer is hereby authorized to reimburse the General Fund 0001, Department DPD, various Units, Object 5011 from Fund 0T69, Department DPD, Units 056A-079A, Object 3090, in an amount not to exceed $600,000.

SECTION 6. That these contracts are designated as the numbers shown in the attached list.

SECTION 7. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

FY 17-18 Active Task Forces *

Active Task Force	Agency	Contract Number	Task Force Efforts
ATF Violent Crime Initiative (Texoma HIDA)	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Drug trafficking & Money laundering
Dallas Field Diversion - Asset Removal Group	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Drug Trafficking
Dallas Field Diversion - HIDTA -1	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Drug Trafficking
Dallas Field Diversion - Task Force 1	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Drug Trafficking
Dallas Field Diversion - Task Force 2	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Drug Trafficking
Dallas Field Diversion - Financial Strike Force	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Drug Trafficking
Dallas Field Diversion - Tactical Diversion Squad (TDS)	Drug Enforcement Agency (DEA)	DPD-2017-00003655	Diversion schemes of controlled pharmaceuticals a nd or chemicals (Prescription forgery;Retail level violations)
North Texas Financial Crimes Task Force	Internal Revenue Service (IRS)	DPD-2017-00003656	Money laundering
Violent Crimes, Major Offenders, and Gangs Safe Streets Task Force (SSTF)	Federal Bureau of Investigations (FBI)	DPD-2017-00003657	Drug trafficking; money laundering ;alien smuggling aggravated assault, robbery, and violet street gangs
Southwest Border Task Force (SBTF)	Federal Bureau of Investigations (FBI)	DPD-2017-00003657	Border investigation and enforcement
North Texas Joint Terrorism Task Force (NTJTTF)	Federal Bureau of Investigations (FBI)	DPD-2017-00003657	Protect against threats to our national security, including international terrorism
Cyber Crimes Task Force (CCTF)	Federal Bureau of Investigations (FBI)	DPD-2017-00003657	Investigate Investigatic high technology criminals
North Texas Regional Computer Forensic Lab (NTRCFL)	Federal Bureau of Investigations (FBI)	DPD-2017-00003657	Computer financial crimes forensics
District Fugitive Task Force (DFTF)	United States Marshals Office	DPD-2017-00003658	Investigate and apprehend local, state, and federal fugitives
US Immigration and Customs Enforcement	Immigration and Customs Enforcement (ICE)	DPD-2017-00003659	Border investigation and enforcement
Texas Military Task Force	State of Texas	DPD-2017-00003660	Illegal drugs or narcotics with actual or suspected criminal activity
ATF Dallas Group III Field Office Task Force	The Bureau of Alcohol, Tobacco,	DPD-2017-00003691	Firearms Criminal Possession Firearms and Explosives (ATF) and Use, Criminal Groups and Gangs, Illegal Firearms Trafficking
Immigration and Customs Enforcement (ICE)	Immigration and Customs Enforcement (ICE) SAC Dallas	DPD-2017-00003662	The grant will target offenders who sell counterfeit and conspiracy items in the City of Dallas and county
Texas Joint Counterdrug Task Force	Texas Army National Guard	DPD-2017-00003685	Drug Trafficking
Child Exploitation Task Force	Federal Bureau of Investigations (FBI)	DPD-2017-00003657	Investigate the sexual victimization of children and other crimes against children within the FBI's jurisdiction
Organized Crime Drug Enforcement Task Force	United States Attorney's Office	DPD-2017-00003681	Organized crime and drug trafficking

*This list in not inclusive of all federal and state agencies, or other organizations that we could enter into agreements with during the FY17-18 for reimbursement of overtime or equipment.

AGENDA ITEM # 49

KEY FOCUS AREA:	Mobility Solutions, Infrastructure, and Sustainability
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	Outside City Limits
DEPARTMENT:	Sustainable Development and Construction City Attorney's Office Water Utilities
CMO:	Majed Al-Ghafry, 670-3302 Larry Casto, 670-3491
MAPSCO:	75P

SUBJECT

Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the condemnation proceedings styled City of Dallas v. Plains Capital Bank, et al., Cause No. CC-17-00127-B, pending in Dallas County Court at Law No. 2, to acquire a total of approximately 16,022 square feet of land for right-of-way and approximately 14,167 square feet of land for a temporary working space easement located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project; and **(2)** settlement of the condemnation proceeding for an amount not to exceed the award - Not to exceed $54,799, increased from $148,177 ($145,177, plus closing costs and title expenses not to exceed $3,000) to $202,976 ($199,976 being the award, plus closing costs and title expenses not to exceed $3,000) - Financing: Water Utilities Capital Construction Funds

BACKGROUND

On December 11, 2013, City Council authorized the acquisition of this property by Resolution No. 13-2079 and on September 22, 2015, City Council authorized acquisition through the use of condemnation by Resolution No. 15-1794. The property owner was offered $148,177, which includes closing costs and title expenses not to exceed $3,000, which was based on a written appraisal from an independent certified appraiser. The property owner did not accept the offer and the City filed an eminent domain proceeding to acquire the property. After a hearing on June 1, 2017, the Special Commissioners awarded the property owner $199,976.

This item authorizes deposit of the amount awarded by the Special Commissioners for the property, which is $54,799 more than the City Council originally authorized for this acquisition.

BACKGROUND (continued)

The City has no control over the Special Commissioners appointed by the judge or any award that is subsequently rendered by the Special Commissioners. The City, in order to acquire possession of the property and proceed with its improvements, must deposit the amount awarded by the Special Commissioners in the registry of the Court.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On December 11, 2013, City Council authorized acquisition from First National Bank, of approximately 16,022 square feet of land and a temporary construction easement containing approximately 14,167 square feet located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project by Resolution No. 13-2079.

On September 22, 2015, City Council authorized acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from First National Bank, of a tract of land containing approximately 16,022 square feet and approximately 14,167 square feet of land for a temporary working space easement, located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project by Resolution No. 15-1794.

City Council was briefed by memorandum regarding this matter on September 8, 2017.

FISCAL INFORMATION

Water Utilities Capital Construction Funds - $54,799

Resolution Nos. 13-2079 and 15-1794	$ 148,177
Additional Amount (this action)	$ 54,799
Total Authorized Amount	$202,976

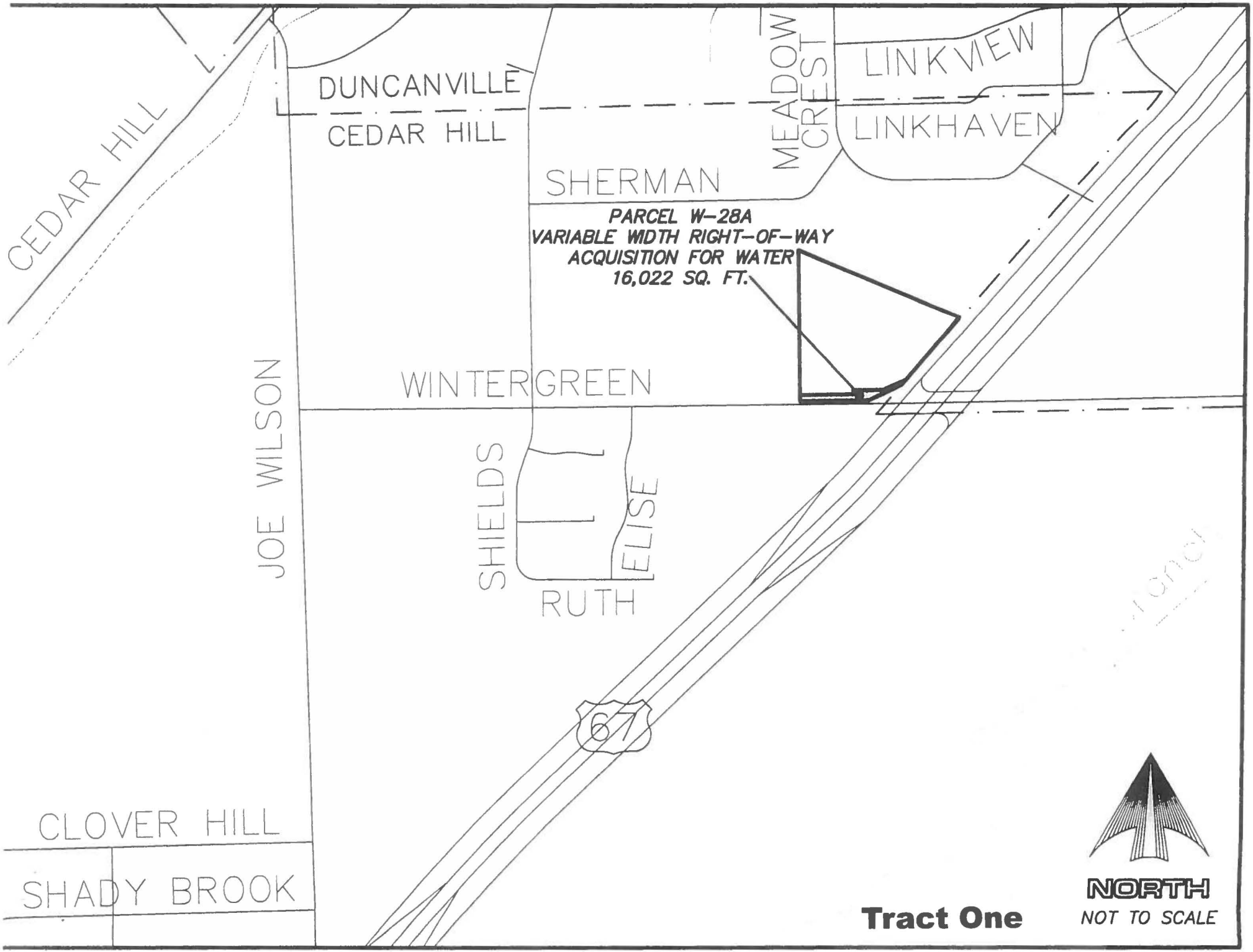
OWNER

Plains Capital Bank

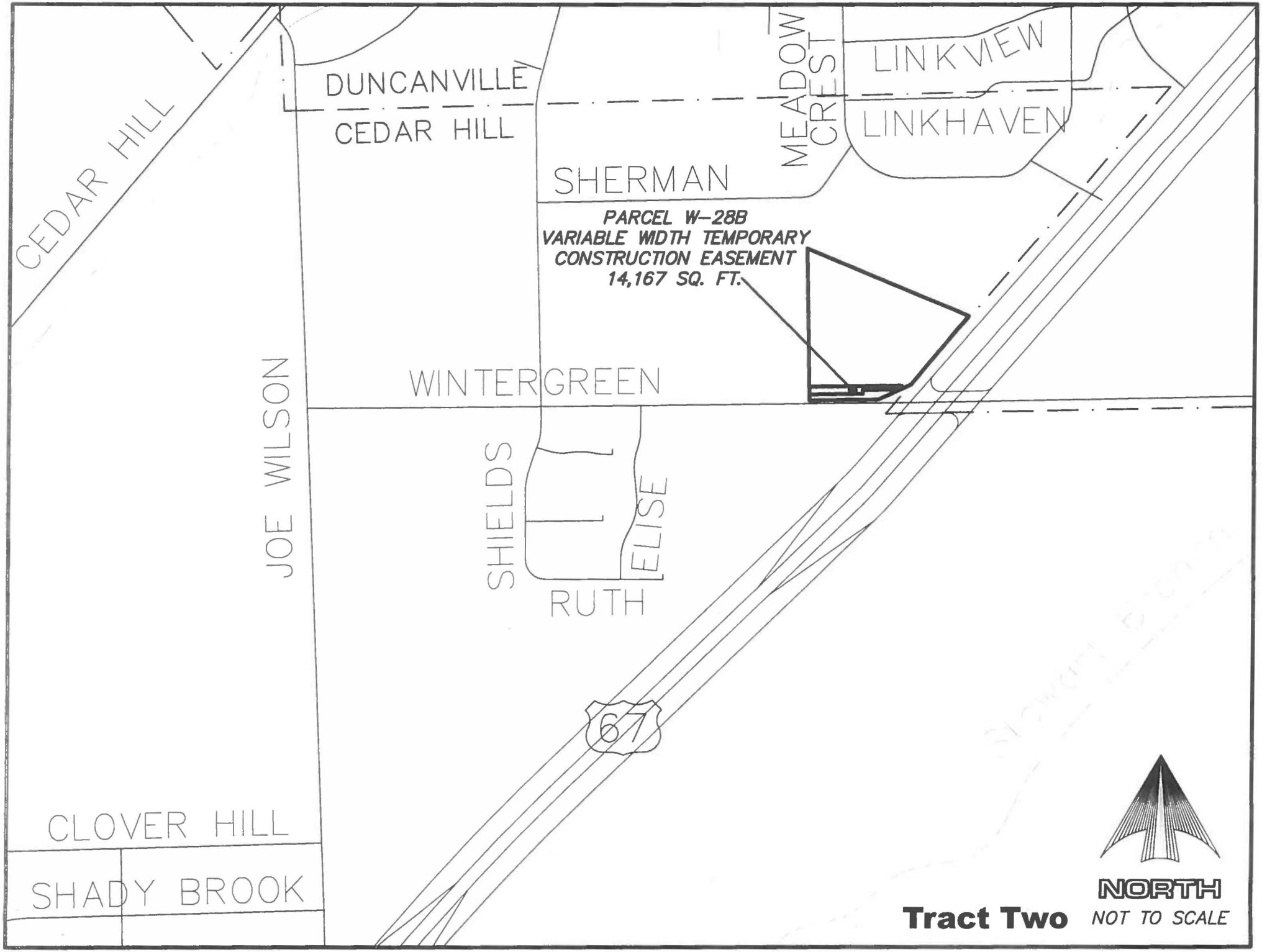
Alan B. White, Chairman and Chief Executive Officer

MAPS

Attached


CEDAR HILL
DUNCANVILLE
CEDAR HILL
MEADOW CREST
LINKVIEW
LINKHAVEN
SHERMAN
PARCEL W-28A
VARIABLE WIDTH RIGHT-OF-WAY
ACQUISITION FOR WATER
16,022 SQ. FT.
WINTERGREEN
JOE WILSON
SHIELDS
ELISE
RUTH
67
CLOVER HILL
SHADY BROOK
NORTH
NOT TO SCALE

Tract One


CEDAR HILL
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VARIABLE WIDTH TEMPORARY
CONSTRUCTION EASEMENT
14,167 SQ. FT.
WINTERGREEN
JOE WILSON
SHIELDS
ELISE
RUTH
67
CLOVER HILL
SHADY BROOK
NORTH
Tract Two
NOT TO SCALE

September 13, 2017

A RESOLUTION AUTHORIZING THE DEPOSIT OF A SPECIAL COMMISSIONERS' AWARD AND SETTLEMENT OF A CONDEMNATION PROCEEDING, AND IF OBJECTIONS ARE FILED, SETTLEMENT OF A CONDEMNATION LAWSUIT, FOR AN AMOUNT NOT TO EXCEED THE AWARD.

All said capitalized terms are defined in Section 1 below

WHEREAS, OWNER refused to sell the PROPERTY INTEREST in and to the PROPERTY to CITY for the OFFICIAL OFFER AMOUNT contained in the FIRST RESOLUTION; and

WHEREAS, The City Attorney filed a CONDEMNATION PROCEEDING for the acquisition of the PROPERTY INTEREST in and to the PROPERTY for the PROJECT pursuant to the SECOND RESOLUTION; and

WHEREAS, the Special Commissioners appointed by the Court in the CONDEMNATION PROCEEDING rendered the SPECIAL COMMISSIONERS' AWARD AMOUNT, which the City Council wishes to deposit with the County Clerk of Dallas County, Texas, so that CITY may take possession of the PROPERTY INTEREST in and to the PROPERTY; and

WHEREAS, the Dallas City Council desires to authorize the City Attorney to settle the CONDEMNATION PROCEEDING, and if objections are filed, the CONDEMNATION LAWSUIT, for an amount not to exceed the SPECIAL COMMISSIONERS' AWARD AMOUNT:

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. For the purposes of this resolution, the following definitions shall apply:

"CITY": The City of Dallas

"FIRST RESOLUTION": Resolution No. 13-2079 approved by the Dallas City Council on December 11, 2013, authorizing negotiations, which is incorporated herein by reference.

"SECOND RESOLUTION": Resolution No. 15-1794 approved by the Dallas City Council on September 22, 2015, authorizing filing of a condemnation proceeding, which is incorporated herein by reference.

SECTION 1. (continued)

"CONDEMNATION PROCEEDING/LAWSUIT": Cause No. CC-17-00127-B, in Dallas County Court at Law No. 2, and styled City of Dallas v. Plains Capital Bank, et al., filed pursuant to City Council Resolution No. 15-1794.

"PROPERTY": Approximately 16,022 square feet of land for right-of-way and 14,167 square feet of land for a temporary working space easement, in Dallas County, Texas, as described in the CONDEMNATION PROCEEDING.

"PROPERTY INTEREST": Fee and Easement

"PROJECT": Southwest 120/96-inch Water Transmission Pipeline Project

"USE": The construction, use, and maintenance of a pipeline or lines for the transmission of treated water together with such appurtenant facilities as may be necessary, together with such appurtenant facilities as may be necessary, however, to the extent fee title to the PROPERTY is acquired through instrument, such title in and to the PROPERTY shall not be limited to, or otherwise deemed restricted, to the USE herein provided.

"OFFICIAL OFFER AMOUNT": $145,177

"SPECIAL COMMISSIONERS' AWARD AMOUNT": $199,976

"PREVIOUS AUTHORIZED AMOUNT": $148,177 (Resolution No. 15-1794), which includes the CLOSING COSTS AND TITLE EXPENSES (Not to exceed $3,000)

"AUTHORIZED AMOUNT": Not to exceed $202,976

"DESIGNATED FUNDS":

$150,000 from Water Utilities Capital Improvement Funds, Fund 3115, Department DWU, Unit PW40, Activity MPSA, Program 706035, Object 4210, Encumbrance CT-DWU706035CPBM, Contract No. DWU-2017-00003052.

$52,976 from Water Utilities Capital Construction Funds, Fund 0102, Department DWU, Unit CW40, Activity MPSA, Program 706035, Object 4210, Encumbrance/Contract No. CX-DWU-2017-00003052.

SECTION 2. That the City Attorney is hereby authorized to acquire the PROPERTY INTEREST in and to the PROPERTY by instrument, or judgment, for the SPECIAL COMMISSIONERS' AWARD AMOUNT. If the PROPERTY INTEREST in and to the PROPERTY is being acquired by instrument, the Chief Financial Officer is hereby authorized to issue a check, to be paid out of and charged to the DESIGNATED FUNDS, in an amount not to exceed the SPECIAL COMMISSIONERS' AWARD AMOUNT, made payable to OWNER, or the then current owner(s) of record, or to the title company insuring the transaction described herein. If the PROPERTY INTEREST in and to the PROPERTY is not being acquired through instrument, the Chief Financial Officer is hereby authorized to issue a check, to be paid out of and charged to the DESIGNATED FUNDS, in an amount not to exceed the SPECIAL COMMISSIONERS' AWARD AMOUNT, made payable to the County Clerk of Dallas County, Texas, to be deposited into the registry of the Court, to enable CITY to take possession of the PROPERTY INTEREST in and to the PROPERTY without further action of the Dallas City Council. The Chief Financial Officer is further authorized and directed to issue another check, to be paid out of and charged to the DESIGNATED FUNDS, in the amount of the CLOSING COSTS AND TITLE EXPENSES, made payable to the title company insuring the transaction described herein. The Special Commissioners Award Amount and the CLOSING COSTS AND TITLE EXPENSES together shall not exceed the AUTHORIZED AMOUNT.

SECTION 3. That the City Attorney is authorized to settle the CONDEMNATION PROCEEDING, and if objections are filed, the CONDEMNATION LAWSUIT, for an amount not to exceed the SPECIAL COMMISSIONERS' AWARD AMOUNT.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

EXHIBIT "A"
PAGE 1 OF 3

PARCEL W-28A

VARIABLE WIDTH RIGHT-OF-WAY ACQUISITION FOR WATER

16,022 SQ. FT. PARCEL
WALTER NUTT SURVEY, ABSTRACT NO. 1086
CITY OF CEDAR HILL, DALLAS COUNTY, TEXAS

Exhibit A

TRACT ONE

DESCRIPTION

BEING a 16,022 square foot tract of land situated in the Walter Nutt Survey, Abstract No. 1086, being in the City of Cedar Hill, Dallas County, Texas, and being a portion of a 9.126 acre tract of land described in that certain Special Warranty Deed to First National Bank, as recorded in Volume 2005041, Page 254 of the Official Public Records of Dallas County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for the southwest corner of the aforementioned 9.126 acre tract from whence a found 1/2" iron rod bears S 11°40'50" E, 1.38 feet, said southwest corner being in the north right-of-way line of Wintergreen Road (variable width right-of-way);

THENCE N 00°36'15" W (deed-N 00°28'18" E), departing said north right-of-way line of Wintergreen Road and with the west line of said 9.126 acre tract, passing at 4.88 feet a found 5/8" iron rod, also passing at 5.16 feet the southeast corner of Lot 1, Block A of Wintergreen Acres, an addition to the County of Dallas, Texas, according to the plat thereof recorded in Volume 10, Page 337 of the Map Records of Dallas County, Texas, and continuing with the west line of said 9.126 acre tract and the east line of said Lot 1, Block A, a total distance of 30.00 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

THENCE S 89°54'53" E, departing the west line of said 9.126 acre tract and said east line of Lot 1, Block A, 267.79 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

THENCE N 00°05'07" E, 20.00 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

THENCE S 89°54'53" E, 150.38 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

THENCE N 65°32'28" E, 125.98 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner in the southeasterly line of said 9.126 acre tract, from whence a 1/2" iron rod found at an angle point in said southeasterly line bears N 40°07'32" E (deed-S 41°22'23" W), 121.26 feet, said southeasterly line also being the northwesterly right-of-way line of U.S. Highway No. 67 (variable width right-of-way);

REVISED 6-13-11

Dallas Water Utilities
Southwest 120/96-inch Water
Transmission Pipeline Project

NDM
NATHAN D. MAIER
CONSULTING ENGINEERS, INC.
TBPE FIRM REG. NO. F-356
TBPLS FIRM REG. NO. 100189-00
Two Northpark / 8080 Park Lane / Suite 600
Dallas, Texas 75231 / (214) 739-4741

AECOM
AECOM USA GROUP, INC.
17300 DALLAS PARKWAY, SUITE 1010
DALLAS, TEXAS 75248-1157
WWW.AECOM.COM
TBPE REG. NO. F-3082

MAY 26, 2011 | 7059-EX28A-R2.dwg

PARCEL W-28A
VARIABLE WIDTH RIGHT-OF-WAY ACQUISITION FOR WATER
16,022 SQ. FT. PARCEL
WALTER NUTT SURVEY, ABSTRACT NO. 1086
CITY OF CEDAR HILL, DALLAS COUNTY, TEXAS

THENCE S 40°07'32" W (deed-S 41°22'23" W), with the southeasterly line of said 9.126 acre tract and said northwesterly right-of-way line of U.S. Highway No. 67, 34.95 feet to a concrete Texas Department of Transportation (TxDOT) post found for the most easterly southeast corner of said 9.126 acre tract, from whence a found 3/4" iron rod (leaning) bears N 74°30'44" E, 1.77 feet;

THENCE S 65°32'28" W (deed-S 66°50'24" W), continuing with the southeasterly line of said 9.126 acre ract and said northwesterly right-of-way line of U.S. Highway No. 67, 181.93 feet (deed-182.17 feet) to a broken concrete TxDOT post found for the most southerly southeast corner of said 9.126 acre tract, said corner being at the intersection of said northwesterly right-of-way line of U.S. Highway No. 67 and the aforementioned north right-of-way line of Wintergreen Road;

THENCE N 89°54'53" W (deed-N 88°50'20" W), with the south line of said 9.126 acre tract and said north right-of-way line of Wintergreen Road, 344.42 feet (deed-344.19 feet) to the POINT OF BEGINNING and containing 0.3678 acres or 16,022 square feet of land, more or less.

FOR NATHAN D. MAIER CONSULTING ENGINEERS, INC.

John L. Melton, R.P.L.S. No. 4268
Registered Professional Land Surveyor

NOTE:

Bearings for this survey are based on the Western Data Systems Texas Cooperative Network (www.txrtk.com) and are referenced to NAD83 State Plane Coordinate System, Texas North Central Zone 4202. Stations DPKC, DTNA and DUNP were utilized as base stations during GPS data collection sessions and serve as controlling monuments.

11-51-1 APPROVED

Dallas Water Utilities
Southwest 120/96-inch Water
Transmission Pipeline Project

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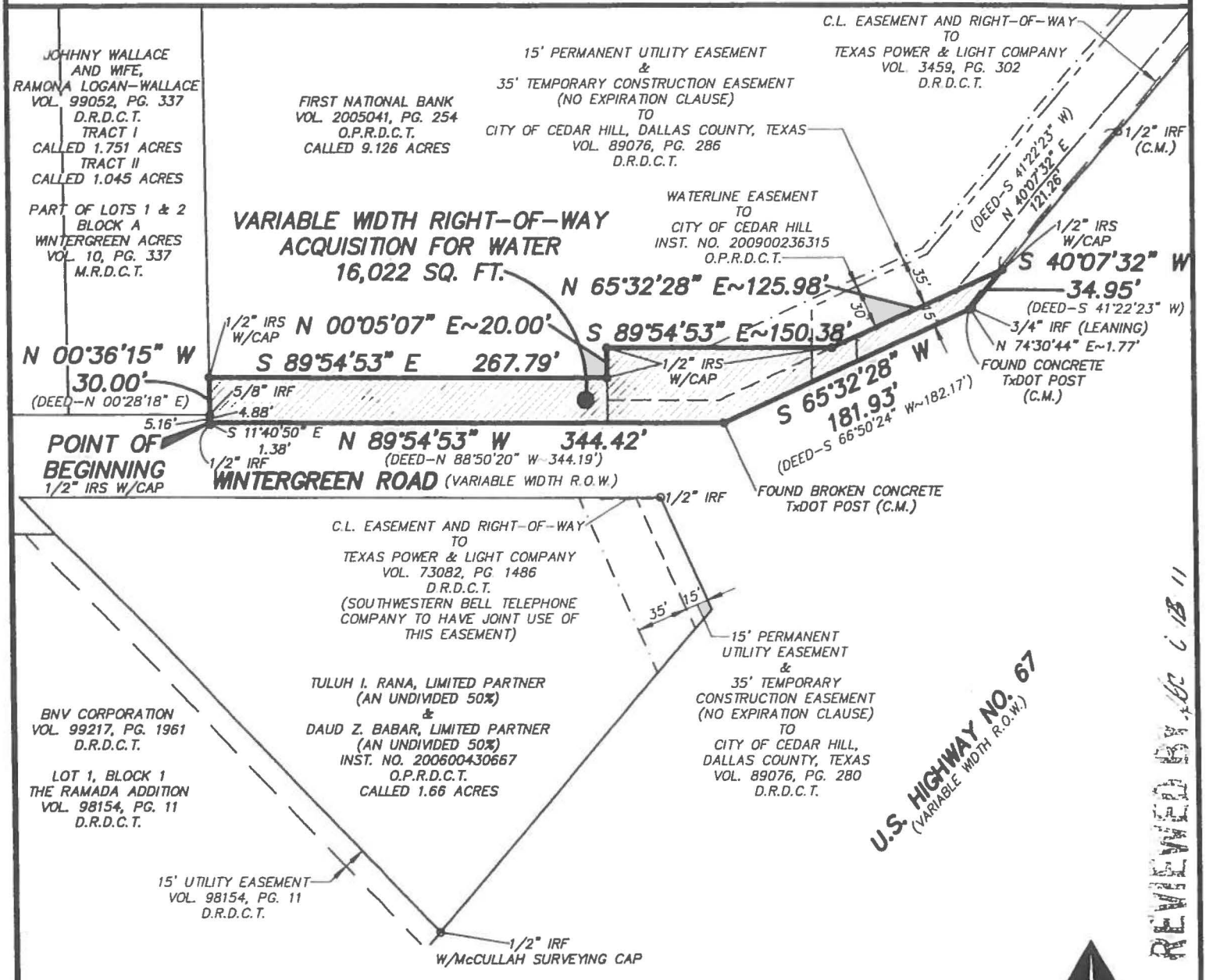
EXHIBIT "A"
PAGE 3 OF 3

PARCEL W-28A
VARIABLE WIDTH RIGHT-OF-WAY ACQUISITION FOR WATER
16,022 SQ. FT. PARCEL
WALTER NUTT SURVEY, ABSTRACT NO. 1086
CITY OF CEDAR HILL, DALLAS COUNTY, TEXAS



LEGEND

O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
M.R.D.C.T.	MAP RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL., PG.	VOLUME, PAGE
SQ. FT.	SQUARE FEET
R.O.W.	RIGHT-OF-WAY
ESMT.	EASEMENT
C.L	CENTERLINE
C.M.	CONTROLLING MONUMENT
IRF	IRON ROD FOUND
IPF	IRON PIPE FOUND
IRS W/CAP	IRON ROD SET WITH PLASTIC CAP STAMPED "TX REG NO 100189-00"

NORTH

SCALE: 1"=100'

Dallas Water Utilities
Southwest 120/96-inch Water Transmission Pipeline Project

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MAY 26, 2011 | 7059-EX28A-R2.dwg

EXHIBIT "A"
PAGE 1 OF 3

Exhibit A

PARCEL W-28B
VARIABLE WIDTH TEMPORARY CONSTRUCTION EASEMENT
14,167 SQ. FT. PARCEL
WALTER NUTT SURVEY, ABSTRACT NO. 1086
CITY OF CEDAR HILL, DALLAS COUNTY, TEXAS

TRACT TWO

DESCRIPTION

BEING a 14,167 square foot tract of land situated in the Walter Nutt Survey, Abstract No. 1086, being in the City of Cedar Hill, Dallas County, Texas, and being a portion of a 9.126 acre tract of land described in that certain Special Warranty Deed to First National Bank, as recorded in Volume 2005041, Page 254 of the Deed Records of Dallas County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set corner in the west line of the aforementioned 9.126 acre tract, said west line also being the east line of Lot 1, Block A of Wintergreen Acres, an addition to the County of Dallas, Texas, according to the plat thereof recorded in Volume 10, Page 337 of the Map Records of Dallas County, Texas, from whence a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for the southwest corner of said 9.126 acre tract bears S 00°36'15" E (deed-N 00°28'18" E), 30.00 feet, said southwest corner being in the north right-of-way line of Wintergreen Road (variable width right-of-way);

THENCE N 00°36'15" W (deed-N 00°28'18" E), with the west line of said 9.126 acre tract and the east line of said Lot 1, Block A, 40.00 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

THENCE S 89°54'53" E, departing the west line of said 9.126 acre tract and said east line of Lot 1, Block A, 462.44 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner, from whence a concrete Texas Department of Transportation (TxDOT) post found for the most easterly southeast corner of said 9.126 acre tract bears N 83°36'14" E, 48.64 feet, said most easterly southeast corner being in the northwesterly right-of-way line of U.S. Highway No. 67 (variable width right-of-way);

THENCE S 65°32'28" W, 48.15 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

THENCE N 89°54'53" W, 150.38 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner;

RECEIVED BY Kille 6/13/11

Dallas Water Utilities
Southwest 120/96-inch Water
Transmission Pipeline Project

NDM NATHAN D. MAIER CONSULTING ENGINEERS, INC.
TBPE FIRM REG. NO. F-356
TBPLS FIRM REG. NO. 100189-00
Two Northpark / 8080 Park Lane / Suite 600
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MAY 26, 2011 | 7059-ES28B-R.dwg

EXHIBIT "A"
PAGE 2 OF 3
PARCEL W-28B
VARIABLE WIDTH TEMPORARY CONSTRUCTION EASEMENT
14,167 SQ. FT. PARCEL
WALTER NUTT SURVEY, ABSTRACT NO. 1086
CITY OF CEDAR HILL, DALLAS COUNTY, TEXAS

THENCE S 00°05'07" W, 20.00 feet to a 1/2" iron rod with plastic cap stamped "TX REG NO 100189-00" set for corner, from whence a broken concrete TxDOT post found for the most southerly southeast corner of said 9.126 acre tract bears S 68°37'42" E, 82.64 feet, said most southerly southeast corner being at the intersection of said northwesterly right-of-way line of U.S. Highway No. 67 and the aforementioned north right-of-way line of Wintergreen Road;

THENCE N 89°54'53" W, 267.79 feet to the POINT OF BEGINNING and containing 0.3252 acres or 14,167 square feet of land, more or less.

FOR NATHAN D. MAIER CONSULTING ENGINEERS, INC.

John L. Melton, R.P.L.S. No. 4268
Registered Professional Land Surveyor

STATE OF TEXAS
REGISTERED
JOHN L. MELTON
#4268
PROFESSIONAL
LAND SURVEYOR

NOTE:

Bearings for this survey are based on the Western Data Systems Texas Cooperative Network (www.txrtk.com) and are referenced to NAD83 State Plane Coordinate System, Texas North Central Zone 4202. Stations DPKC, DTNA and DUNP were utilized as base stations during GPS data collection sessions and serve as controlling monuments.

RENEWED 6-13-11

Dallas Water Utilities
Southwest 120/96-inch Water
Transmission Pipeline Project

NDM
NATHAN D. MAIER
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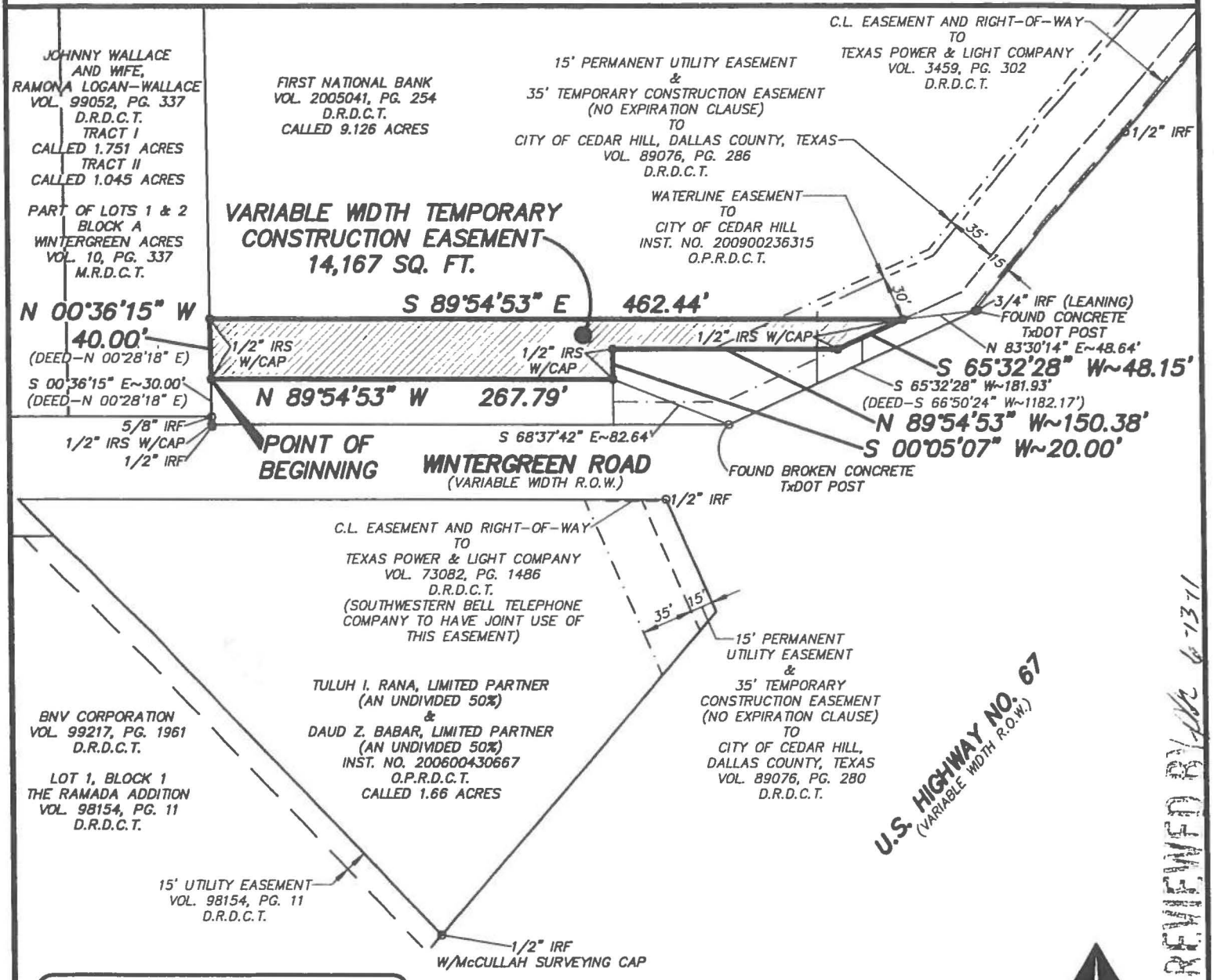
MAY 26, 2011 | 7059-ES28B-R.dwg

EXHIBIT "A"
PAGE 3 OF 3

PARCEL W-28B
VARIABLE WIDTH TEMPORARY CONSTRUCTION EASEMENT
14,167 SQ. FT. PARCEL
WALTER NUTT SURVEY, ABSTRACT NO. 1086
CITY OF CEDAR HILL, DALLAS COUNTY, TEXAS



LEGEND

O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
M.R.D.C.T.	MAP RECORDS OF DALLAS COUNTY, TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL., PG.	VOLUME, PAGE
SQ. FT.	SQUARE FEET
R.O.W.	RIGHT-OF-WAY
ESMT.	EASEMENT
C.L.	CENTERLINE
TxDOT	TEXAS DEPARTMENT OF TRANSPORTATION
IRF	IRON ROD FOUND
IPF	IRON PIPE FOUND
IRS W/CAP	IRON ROD SET WITH PLASTIC CAP STAMPED "TX REG NO 100189-00"

NORTH

SCALE: 1"=100'

Dallas Water Utilities
Southwest 120/96-inch Water Transmission Pipeline Project

NDM NATHAN D. MAIER CONSULTING ENGINEERS, INC. TBPE FIRM REG. NO. F-356 TBPLS FIRM REG. NO. 100189-00
Two Northpark / 8080 Park Lane / Suite 600 Dallas, Texas 75231 / (214) 739-4741

AECOM USA GROUP, INC. 17300 DALLAS PARKWAY, SUITE 1010 DALLAS, TEXAS 75248-1157 WWW.AECOM.COM TBPE REG. NO. F-3082

MAY 26, 2011 | 7059-ES28B-R.dwg

AGENDA ITEM # 50

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 4

DEPARTMENT: Sustainable Development and Construction
Equipment & Building Services

CMO: Majed Al-Ghafry, 670-3302
Jody Puckett, 670-3390

MAPSCO: 55H

SUBJECT

Authorize moving expense and rental assistance payments for Miguel Velo and Miriam Velo as a result of an official written offer of just compensation to purchase real property at 902 LaSalle Drive for the Cadillac Heights Phase II Project - Not to exceed $10,474 - Financing: General Obligation Commercial Paper Funds

BACKGROUND

Chapter 39A of the Revised Code of Civil and Criminal Ordinances of the City of Dallas provides moving expense and rental assistance payments for individuals displaced by the City of Dallas in conjunction with its real property acquisition activities.

On June 9, 2010, City Council authorized the acquisition of real property known as 902 LaSalle Drive for the Cadillac Heights Phase II by Resolution No. 10-1497.

Miguel Velo and Miriam Velo will be displaced as a direct result of this property acquisition. They qualify for a moving expense payment of up to $2,200 and a last resort calculated rental assistance payment of up to $8,274 pursuant to the Dallas City Code and will use the rental assistance payment to rent a replacement dwelling.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 9, 2010, the City Council authorized the acquisition by Resolution No. 10-1497.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

2006 Bond Program (General Obligation Commercial Paper Funds) - $10,474

TENANTS

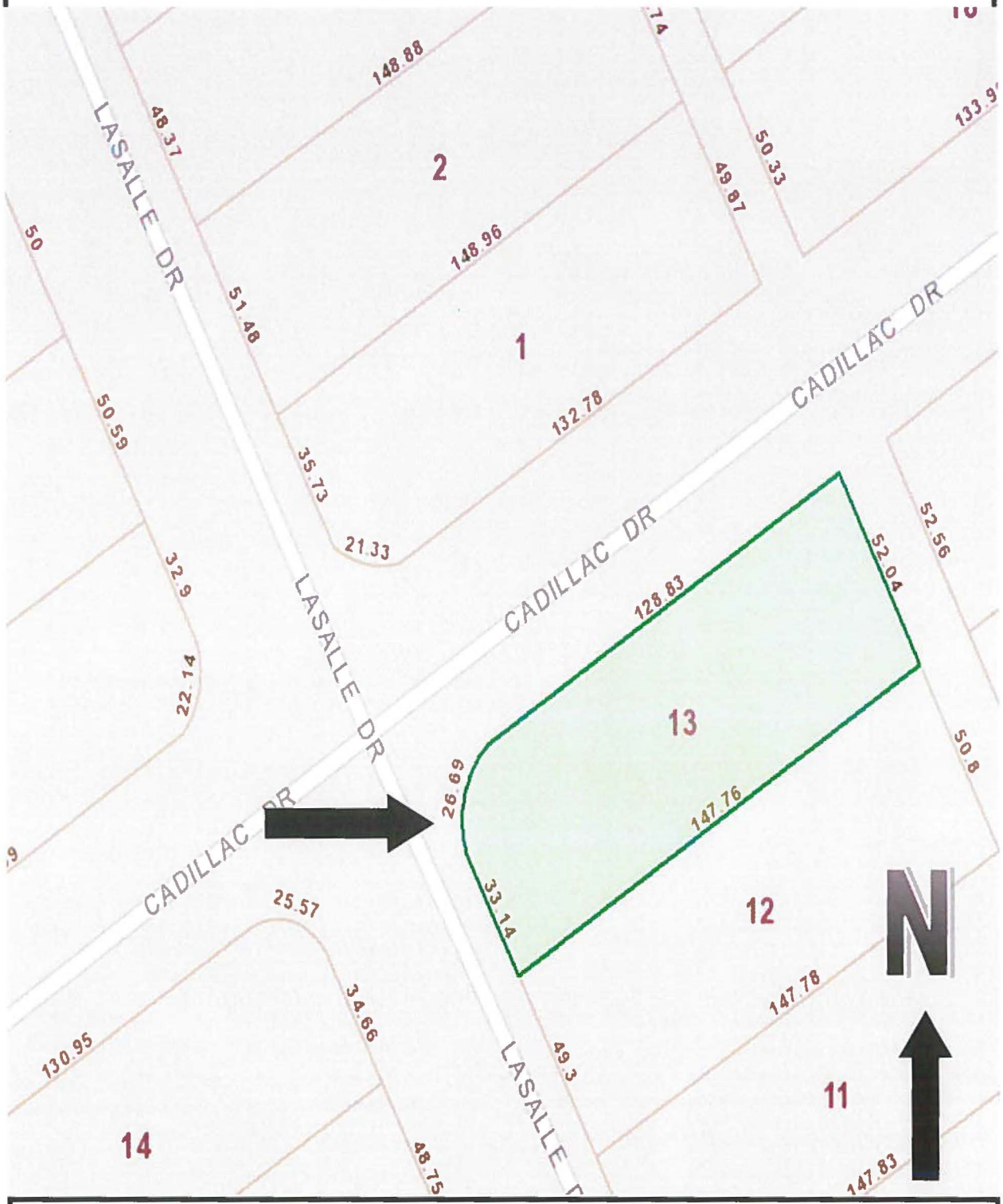
Miguel Velo

Miriam Velo

MAP

Attached

CADILLAC HEIGHTS PHASE II PROJECT



Lot 13, Block 3/6641– 902 LaSalle Drive

September 13, 2017

WHEREAS, on November 7, 2006, Dallas voters approved the use of General Obligation Bonds to acquire property for City service and maintenance facilities; and

WHEREAS, Miguel Velo and Miriam Velo will be displaced as a direct result of this property acquisition and will vacate the property; and

WHEREAS, Chapter 39A of the Revised Code of Civil and Criminal Ordinances of the City of Dallas provides moving expense and rental assistance payments for individuals displaced by City of Dallas property acquisition activities; and

WHEREAS, on June 9, 2010, City Council authorized the acquisition of 902 LaSalle Drive located in the Cadillac Heights neighborhood, to be used in conjunction with the construction of City service and maintenance facilities by Resolution No. 10-1497.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That Miguel Velo and Miriam Velo will be displaced in conjunction with the construction of City service and maintenance facilities and are entitled to moving expense and rental assistance payments pursuant to Chapter 39A of the Revised Code of Civil and Criminal Ordinances of the City of Dallas.

SECTION 2. That Miguel Velo and Miriam Velo are eligible to receive a moving expense payment in an amount up to $2,200 and a rental assistance payment in an amount up to $8,274.

SECTION 3. That the Chief Financial Officer is hereby authorized to draw warrants in favor of Miguel Velo and Miriam Velo, in an amount not to exceed $10,474 for moving expense and rental assistance payments.

These warrants are to be paid as follows:

Land Acquisition in Cadillac Heights Fund	
Fund 4T11, Department EBS, Unit T825	
Object 4230, Activity LAAQ, Program PB06T825	
Encumbrance/Contract No. CX-EBS-2017-00002867-1	
Vendor VC17156	$ 8,274

SECTION 3. (continued)

Land Acquisition in Cadillac Heights Fund Fund 4T11, Department EBS, Unit T825 Object 4230, Activity LAAQ, Program PB06T825 Encumbrance/Contract No. CX-EBS-2017-00002867 Vendor VC17156	$ 2,200
Total amount not to exceed	$ 10,474

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 51

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 6

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 42P

SUBJECT

A resolution declaring approximately 2,052 square feet of undevelopable land unwanted and unneeded, located near the intersection of Singleton Boulevard and Jim Street, and authorizing its sale to Kulsoom Ahmed, the abutting owner – Revenue: $5,130

BACKGROUND

This item will declare approximately 2,052 square feet of undevelopable land unwanted and unneeded, located near the intersection of Singleton Boulevard and Jim Street, and authorizing its sale to Kulsoom Ahmed, the abutting owner. The land cannot be used independently under the current zoning or under applicable subdivision or other development control ordinances, and should be sold only to the abutting owner.

This property will be conveyed with a restriction prohibiting the placement of industrialized housing and a reservation of all oil, gas and other minerals in and under the property.

The purchase price is based on Dallas Central Appraisal District value. This property will return to the tax rolls upon conveyance.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

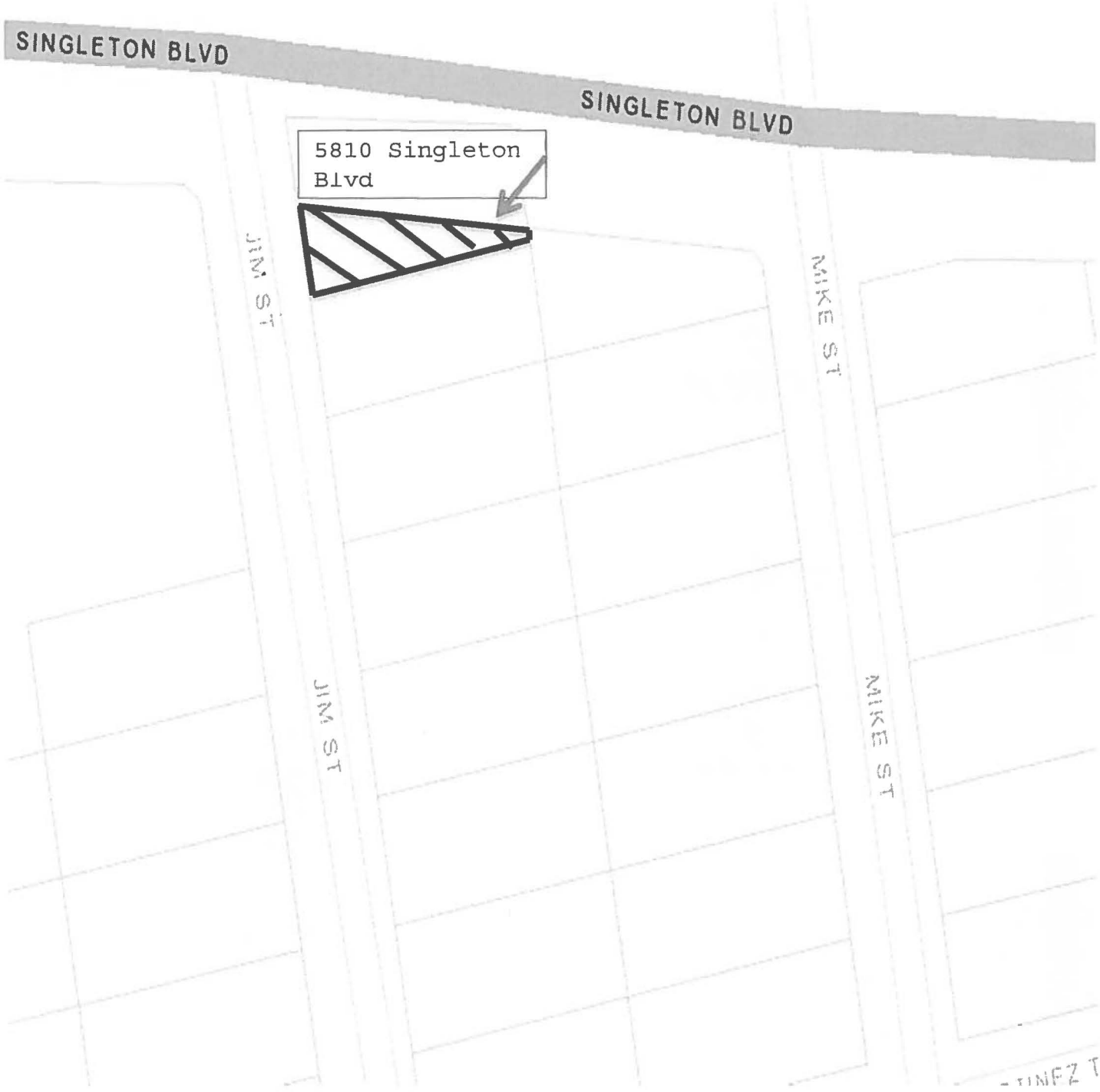
Revenue - $5,130

OWNER

Kulsoom Ahmed

MAP

Attached



BLOCK: F/7172

SURPLUS PROPERTY: 5810 SINGLETON BLVD

N

September 13, 2017

WHEREAS, the City of Dallas is the owner of a tract of land containing approximately 2,052 square feet of land, Block F/7172, Dallas County, Texas, (the “Property”); and being more fully described in Exhibit "A" attached hereto and made a part of hereof for all purposes, which is no longer needed for municipal use; and

WHEREAS, the tract is a narrow strip of land, that because of its shape, lack of access to public roads, and small area, cannot be used independently under its current zoning or under applicable subdivision or other development control ordinances, and may be sold without public bid to the abutting owner; and

WHEREAS, Kulsoom Ahmed, the abutting property owner, proposes to purchase said property at fair market value.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That upon receipt of **FIVE THOUSAND ONE HUNDRED THIRTY AND NO/100 ($5,130.00) DOLLARS** from Kulsoom Ahmed, the City Manager or designee is authorized to execute a Deed Without Warranty, to be attested by the City Secretary upon approval as to form by the City Attorney for approximately 2,052 square feet of land at 5810 Singleton Boulevard, Block F/7172, Dallas County, Texas and located near the intersection of Singleton Boulevard and Jim Street. The Deed Without Warranty is subject to the conditions contained in Section 2.

SECTION 2. That the Deed Without Warranty shall provide that the conveyance to Kulsoom Ahmed (**"GRANTEE"**) is subject to the following:

(a) a restriction prohibiting the placement of industrialized housing on the property; and

(b) reservation by the City of Dallas of all oil, gas and other minerals in and under the property with a waiver of surface access rights relating to said minerals; and

(c) any visible and apparent easements and any encroachments whether of record or not; and

(d) any and all covenants, conditions, reservations, restrictions, exceptions, easements, rights-of-way, mineral interests, mineral leases or other instruments of record and applicable to the property or any part thereof; and

SECTION 2. (continued)

(e) to the maximum extent allowed by law, (i) **GRANTEE** is taking the Property "AS IS, WHERE IS, WITH ALL FAULTS"; (ii) **GRANTOR** disclaims responsibility as to the accuracy or completeness of any information relating to the Property; (iii) **GRANTEE** assumes all responsibility to examine all applicable building codes and zoning ordinances to determine if the Property can be used for the purposes desired and to check for outstanding or pending code enforcement actions including but not limited to repair or demolition orders; and (iv) **GRANTOR** expressly disclaims and **GRANTEE** expressly waives, any warranty or representation, express or implied, including without limitation any warranty of condition, habitability, merchantability or fitness for a particular purpose of the Property; and

(f) **GRANTOR** makes no representations of any nature regarding the Property and specifically disclaims any warranty, guaranty or representation, oral or written, express or implied, past, present, or future, concerning: (i) the nature and condition of the Property, including without limitation, the water, soil and geology, and the suitability thereof and the Property for any and all activities and uses which **GRANTEE** may elect to conduct thereon, and the existence of any environmental substances, hazards or conditions or presence of any endangered or protected species thereon or compliance with all applicable laws, rules or regulations; (ii) the nature and extent of any right-of-way, lease, possession, lien, encumbrance, license, reservation, condition or otherwise; (iii) the compliance of the Property or its operation with any law, ordinance or regulation of any federal, state, or local governmental authority; and (iv) whether or not the Property can be developed or utilized for any purpose or purposes hereof, "environmental substances" means the following: (a) any "hazardous substance" under the Comprehensive Environmental Response, Compensation and Liability Act of 1980, 42 U.S.C.A. Section 9601 et. seq., as amended, (b) any "hazardous substance" under the Texas Hazardous Substances Spill Prevention and Control Act, Tex. Water Code, Section 26.261, et. seq., as amended, (c) petroleum or petroleum-based products (or any derivative or hazardous constituents thereof or additives thereto), including without limitation, fuel and lubrication oils, (d) any "hazardous chemicals" or "toxic chemicals" under the Occupational Safety and Health Act, 29 U.S.C.A. Section 651 et. seq., as amended, (e) any "hazardous waste" under the Resource Conservation and Recovery Act, 42 U.S.C.A. Section 6901 et. seq., as amended, (f) asbestos, (g) polychlorinated biphenyls,

SECTION 2. (continued)

(h) underground storage tanks, whether empty, filled, or partially filled with any substance, (i) any substance, the presence of which is prohibited by federal, state or local laws and regulations; and (j) any other substance which by federal, state or local laws and regulations requires special handling or notification of governmental authorities in its collection, storage, treatment or disposal. References to particular acts or codifications in this definition include all past and future amendments thereto, as well as applicable rules and regulations as now or hereafter promulgated thereunder; and

(g) such other terms and requirements of the sale and/or disclaimers as the City deems necessary, convenient or appropriate.

SECTION 3. That the sale proceeds shall be deposited into the General Fund, Fund 0001, Department DEV, Balance Sheet 0519 and Department of Sustainable Development and Construction, Real Estate Division shall be reimbursed for the cost of obtaining legal description, appraisal and other administrative costs incurred. The reimbursement proceeds shall be deposited in General Fund, Fund 0001, Department DEV, Unit 1183, Object Code 5011 and any remaining proceeds shall be transferred to the General Capital Reserve Fund, Fund 0625, Department BMS, Unit 8888, Revenue Code 8118.

SECTION 4. That if a title policy is desired by **GRANTEE**, same shall be at the expense of said **GRANTEE**.

SECTION 5. That the sale shall be subject to standby fees, taxes and assessments, if any, by any taxing authority for the year of closing and subsequent years and assessments by any taxing authority for prior years due to changes in land usage or ownership, the payment of said standby fees, taxes and assessments being assumed by grantee.

SECTION 6. That the procedures required by Section 2-24 of the Dallas City Code that are not required by state law concerning the sale of unneeded real property are waived with respect to this tract of land.

SECTION 7. That this contract is designated as Contract No. DEV-2017-00002788.

SECTION 8. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Exhibit A

Field Notes Describing a 2,052 Square Foot, Or 0.047 Acre Tract of Land In Block F/7172

Being a 2,052 Square Foot (0.047 Acre) tract of land situated in the David R. Cameron Survey, Abstract No. 296, in the City of Dallas, Dallas County, Texas, lying in Block F (F/7172, official City of Dallas Block Numbers) of the Joe A. Irwin Addition No. 6-A, an addition to the City of Dallas Recorded in Volume 11, Page 291 of the Map Records of Dallas County, Texas, and being a portion of the property conveyed to the City of Dallas by deed recorded in Volume Number 77114, Page 1657 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

BEGINNING at a one-inch diameter iron pipe found in the East line of Jim Street (a fifty-foot wide Right-of-Way) at the Southwest corner of Lot 8 of said Block F/7172, being also the Northwest corner of Lot 7 of said block:

THENCE North 11°33'38" West with the said East line of Jim Street, being also the West line of said Lot 8, a distance of 24.15 feet to a 5/8-inch dia. iron rod with cap marked "CITY OF DALLAS" (hereinafter referred to as a "5/8" I.R. w/COD cap") set at the Southwest end of a corner cut-off line:

THENCE North 45°06'33" West with said corner cut-off line a distance of 11.56 feet to a 5/8" I.R. w/COD cap set at the intersection with the South line of Singleton Boulevard (a variable width Right-of-Way) at the non-tangent beginning of a Curve to the Left:

THENCE Southeasterly along said South line of Singleton Boulevard and said Curve to the Left, having a Radius of 6,240.07 feet, a Central Angle of 1°02'41", and Arc Length of 113.79 feet and a Chord which bears South 87°30'05" East a distance of 113.79 feet to a 5/8" I.R. w/COD cap set at the intersection with the East line of said Lot 8, being also the West line of Lot 15 of said Block F/7172 and the Northeast corner of the herein described tract of land:

THENCE South 11°40'20" East along the common line between said Lots 8 and 15 a distance of 2.30 feet to a 5/8" I.R. w/COD cap set at the common corner with said Lot 7 of Block F/7172 and the Southeast corner of the herein described tract of land:

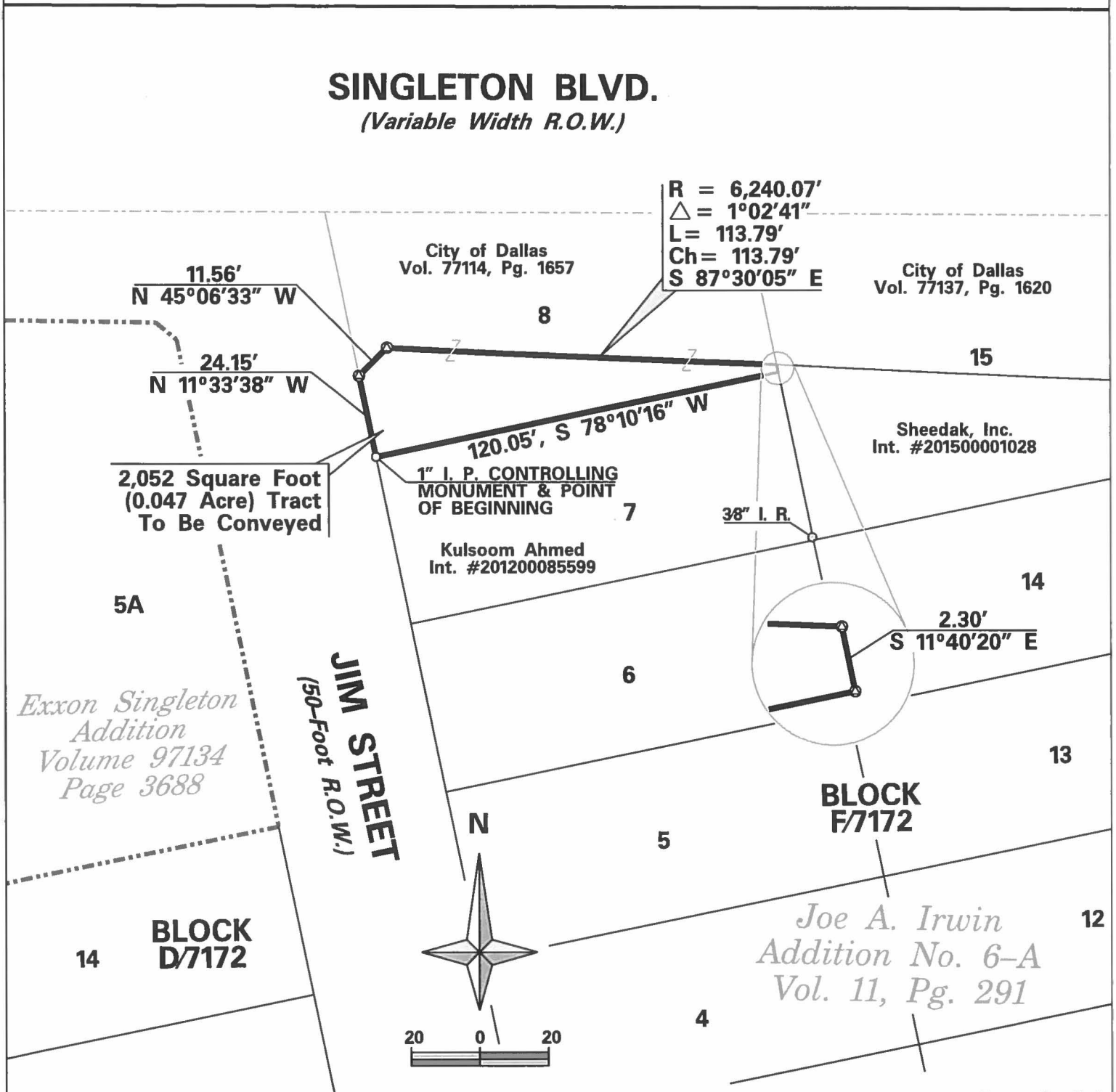
THENCE South 78°10'16" West with the common line between said Lots 7 and 8 a distance of 120.05 feet to the POINT OF BEGINNING, containing 2,052 Square Feet, or 0.047 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt

2-13-2017

Exhibit A



SURPLUS PROPERTY 5810 Singleton Boulevard			
Part of Lot 8, Block F/7172			
PUBLIC WORKS DEPARTMENT			
SURVEY DIVISION CITY OF DALLAS, TEXAS			
OPER.NAME	DESIGN FILE NAME	SCALE	DATE
Holt	N:\ENGR\SURVEY\HOLT\Singleton\5810.dgn	As Noted	2-14-17
PARTY CHIEF	CALCULATIONS / FOLDER	FILE NO.	
Prunty	Holt / Block 7172	041D-82	

△ Indicates a 5/8" Iron Rod w/COD Cap.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

...\HOLT\SINGLETON\5810\5810.dgn 2/13/2017 3:43:36 PM

AGENDA ITEM # 52

KEY FOCUS AREA:	Mobility Solutions, Infrastructure, and Sustainability
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	Outside City Limits
DEPARTMENT:	Sustainable Development and Construction Housing & Neighborhood Revitalization
CMO:	Majed Al-Ghafry, 670-3302 Raquel Favela, 670-3309
MAPSCO:	39Y

SUBJECT

Authorize an amendment to an existing lease agreement with TSI Group, LLC to extend the lease agreement for an additional twenty-two months for approximately 5,015 square feet of office space located at 3218 Highway 67 (Interstate 30), Mesquite, Texas to be used as a Women, Infants and Children Clinic for the period October 1, 2017 through July 31, 2019 - Not to exceed $147,107 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

BACKGROUND

This item authorizes an amendment to an existing lease agreement with TSI Group, LLC to extend the lease agreement for an additional twenty-two months for approximately 5,015 square feet of office space located at 3218 Highway 67 (Interstate 30), Mesquite, Texas. The twenty-two month extension will provide for the continued use of a Women, Infants and Children (WIC) Clinic to serve the residents in the Mesquite area. The WIC Clinic is currently occupying the space on a month-to-month tenancy, pursuant to holdover provisions in the existing lease agreement.

The WIC program is a United States Department of Agriculture program administered in Texas by the Department of State Health Services. The countywide program has been administered by the City of Dallas' Housing/Community Services Department since 1974. The WIC program provides nutritious food, nutrition education, breastfeeding promotion and support, referrals to health services, and immunizations. The program serves infants and children under age five and pregnant, postpartum and breastfeeding women.

The twenty-two month extension will begin on October 1, 2017 through July 31, 2019.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 8, 2005, City Council authorized a seven-year Lease Agreement, by Resolution No. 05-1735.

On June 27, 2012, City Council authorized an Amendment to the Lease Agreement for a five-year extension by Resolution No. 12-1654.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Texas Health and Human Services-Health and Human Services Commission Grant Funds - $147,106.74 (subject to annual appropriations)

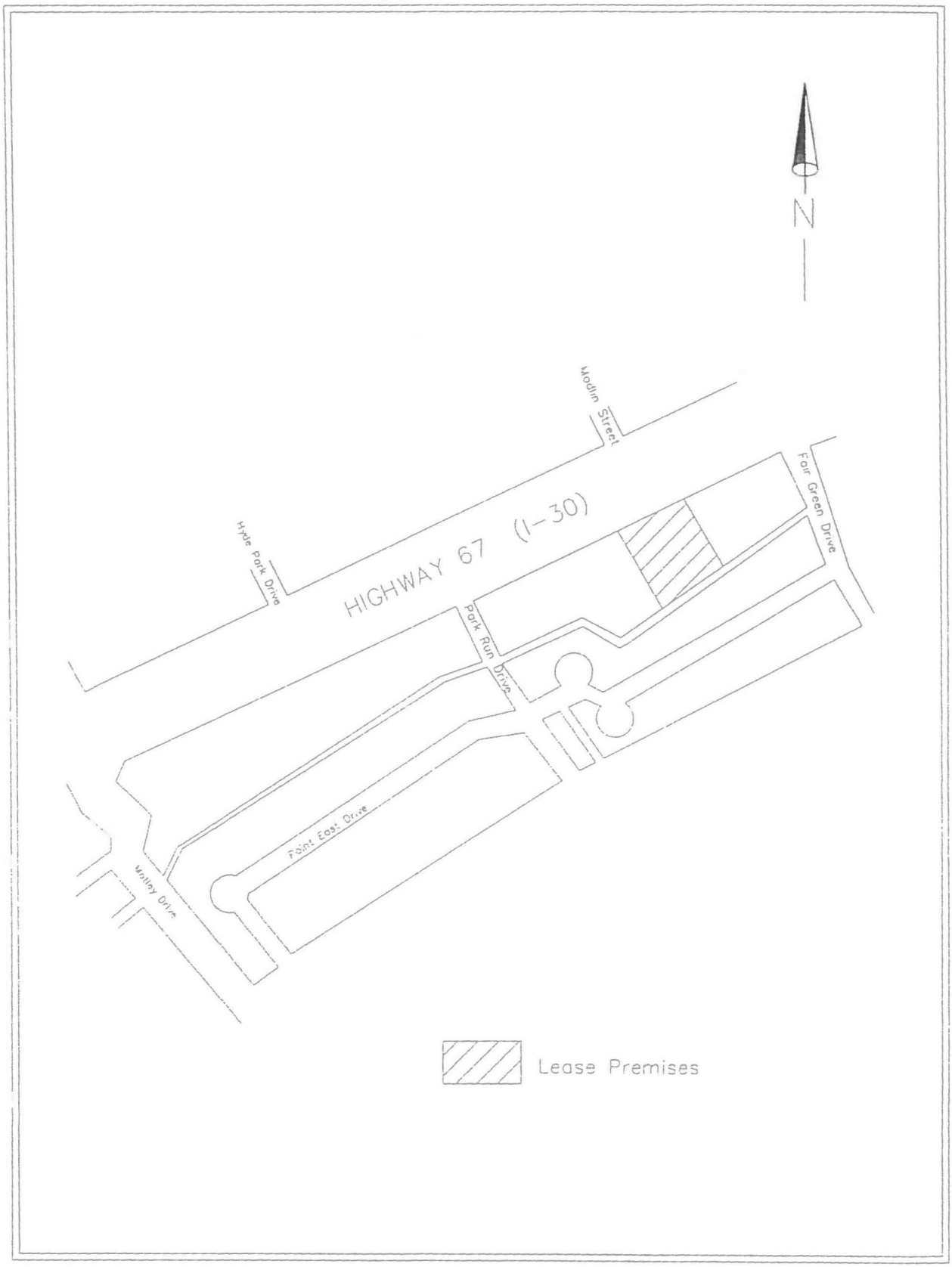
OWNER

TSI Group, LLC

Terry Sam Anderson, Manager

MAP

Attached


N
Modlin Street
HIGHWAY 67 (I-30)
Hyde Park Drive
Fair Green Drive
Park Run Drive
Point East Drive
Motley Drive
Lease Premises

September 13, 2017

WHEREAS, on June 8, 2005, City Council authorized a seven-year lease agreement dated June 8, 2005, (the "Lease") with Donald J. Tivens and Marilyn Tivens, Trustees of the Donald J. Tivens and Marilyn Tivens Family Trust, as landlord and City of Dallas, as tenant for approximately 5,015 square feet of office space located within Seville III, office building, at 3218 Highway 67 (Interstate 30), in the City of Mesquite, Dallas County, Texas ("Premises") to be used by the Women, Infants and Children Program Services by Resolution No. 05-1735; and

WHEREAS, on June 27, 2012, City Council authorized an Amendment to the Lease Agreement dated June 19, 2012, to extend the lease term for an additional five-years by Resolution No. 12-1654; and

WHEREAS, TSI Group, LLC has acquired the property including the Premises and assumed the lease as "landlord"; and

WHEREAS, the lease agreement, as amended, expires by its own terms on July 31, 2017; and

WHEREAS, the City's occupancy was extended for a two month period, pursuant to holdover provisions in Section XV of the Lease; and

WHEREAS, the parties desire to renew, extend, modify and/or amend the Lease to provide for an additional twenty-two month term.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the Second Amendment to the Lease Agreement between TSI Group, LLC, a Texas limited liability company and the City of Dallas, approved as to form by the City Attorney.

SECTION 2. That the special terms and conditions of the Second Amendment to the Lease Agreement are:

a. The term of the Lease is extended for an additional twenty-two (22) months, effective October 1, 2017 and ending July 31, 2019, provided however, that City and Landlord retain the right to terminate the Lease as provided elsewhere therein.

b. Monthly rental payments shall be as follows (subject to annual appropriations):

October 1, 2017 – July 31, 2019	$6,686.67 per month

SECTION 2. (continued)

c. All other terms of the Lease, as previously amended, not expressly amended hereby shall remain unchanged and in full force and effect.

SECTION 3. That the Chief Financial Officer is hereby authorized to draw warrants payable to TSI Group, LLC, or its successors and assigns on the first day of each month in advance during the lease term beginning October 1, 2017 in the amount specified below:

October 1, 2017 – July 31, 2019 (subject to annual appropriations)	$6,686.67 per month

SECTION 4. That the payments will be charged as follows:

October 1, 2017- September 30, 2018: Fund F518, Department HOU, Unit 2903, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003619, Commodity Code 97145, Vendor VS95151.

October 1, 2018 - July 31, 2019: Fund TBD, Department HOU, Unit TBD, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003619, Commodity Code 97145, Vendor VS95151.

SECTION 5. That the Chief Financial Officer is hereby authorized to draw warrants payable to the respective telephone communications and security companies upon receipt of a bill for services or other applicable charges throughout the term of the lease.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

AGENDA ITEM # 53

KEY FOCUS AREA:	Mobility Solutions, Infrastructure, and Sustainability
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	Outside City Limits
DEPARTMENT:	Sustainable Development and Construction Housing & Neighborhood Revitalization
CMO:	Majed Al-Ghafry, 670-3302 Raquel Favela, 670-3309
MAPSCO:	19A

SUBJECT

Authorize an amendment to an existing lease agreement with Carrollton Park II, L.P. to extend the lease agreement for an additional three-years for approximately 3,000 square feet of office space located at 1235 South Josey Lane, Carrollton, Texas to be used as a Women, Infants and Children Clinic for the period October 1, 2017 through September 30, 2020 - Not to exceed $114,750 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

BACKGROUND

This item authorizes an amendment to an existing lease agreement with Carrollton Park II, L.P. to extend the lease agreement for an additional three-years for approximately 3,000 square feet of office space located at 1235 South Josey Lane, Carrollton, Texas. The three-year extension will provide for the continued use of a Women, Infants and Children (WIC) Clinic to serve the residents of the Carrollton area.

The WIC program is a United States Department of Agriculture program administered in Texas by the Department of State Health Services. The countywide program has been administered by the City of Dallas' Housing/Community Services Department since 1974. The WIC program provides nutritious food, nutrition education, breastfeeding promotion and support, referrals to health services, and immunizations. The program serves infants and children under age five and pregnant, postpartum and breast-feeding women.

The three-year extension will begin on October 1, 2017 through September 30, 2020.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 23, 1993, City Council authorized a five-year Lease Agreement by Resolution No. 93-2479.

On June 24, 1998, City Council authorized the First Amendment to the Lease Agreement for a five-year extension by Resolution No. 98-1858.

On June 11, 2003, City Council authorized the Second Amendment to the Lease Agreement for a seven-year extension by Resolution No. 03-1681.

On August 27, 2008, City Council authorized the Third Amendment to the Lease Agreement for an 86-month extension and amend the lease by Resolution No. 08-2306.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Texas Health and Human Services-Health and Human Services Commission Grant Funds - $114,750 (subject to annual appropriations)

OWNER

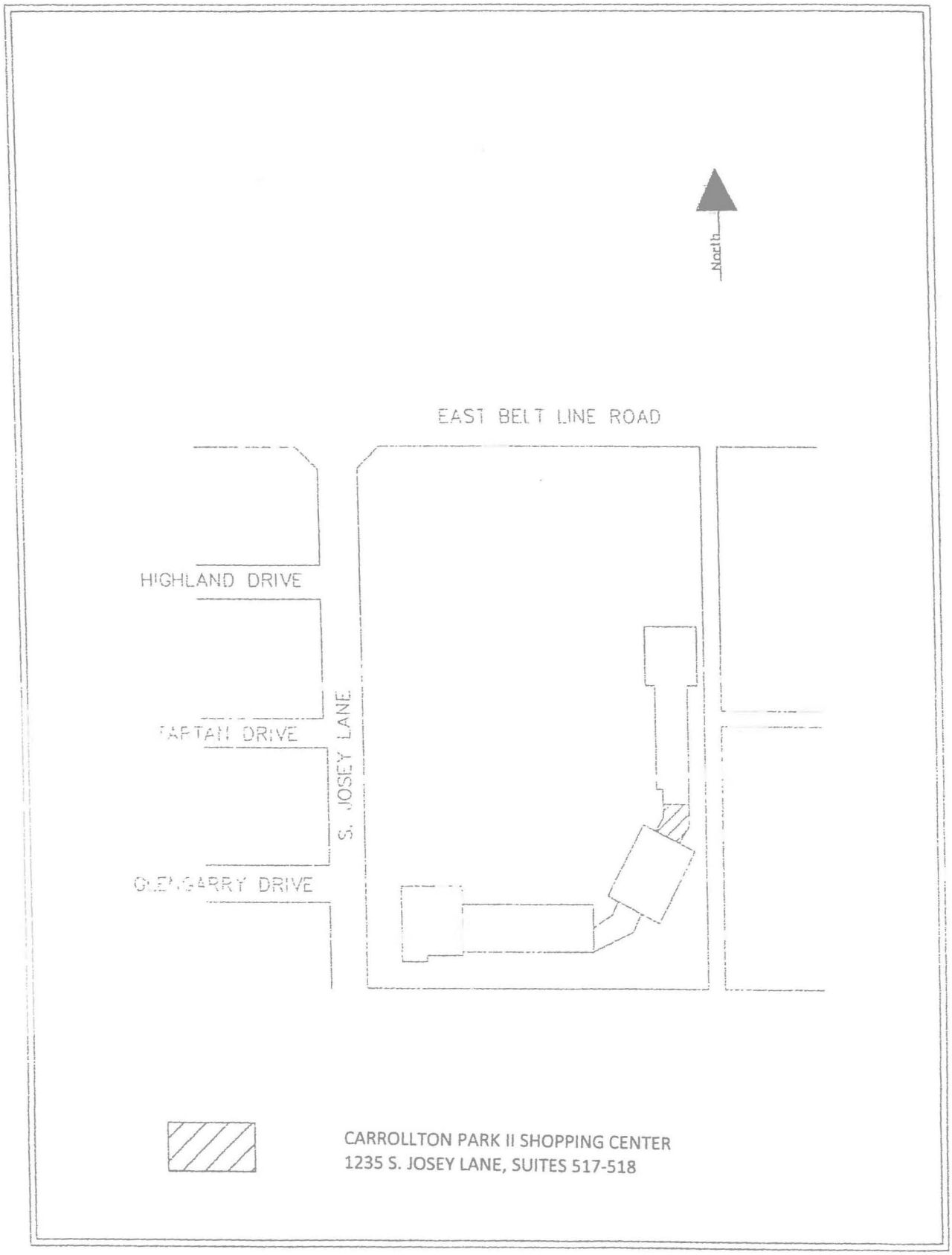
Carrollton Park II, L.P.

Carrollton Park II GP, Inc.

Guenther Lehmann, President

MAP

Attached



CARROLLTON PARK II SHOPPING CENTER
1235 S. JOSEY LANE, SUITES 517-518

September 13, 2017

WHEREAS, on June 23, 1993, City Council authorized a lease agreement dated June 23, 1993, (the “Lease”) with First Asset Real Estate Equity Fund, a Minnesota pension fund, as Lessor, and the City of Dallas, (“City”), as Lessee, for approximately 3,000 square feet of office space, located in the Carrollton Park II Shopping Center at 1235 South Josey Lane, Suite 517-518 ("Premises") used by the Women, Infants and Children (WIC) Program Services by Resolution No. 93-2479; and

WHEREAS, Carrollton Park II, L.P., a Texas limited partnership has purchased the property including the premises and assumed the lease as “Landlord”; and

WHEREAS, on June 24, 1998, City Council authorized the First Amendment to the Lease Agreement dated August 15, 1998, extending the term for an additional five-years by Resolution No. 98-1858; and

WHEREAS, on June 11, 2003, City Council authorized the Second Amendment to the Lease Agreement dated June 26, 2003, extending the term for an additional seven-years by Resolution No. 03-1681; and

WHEREAS, on August 27, 2008, City Council authorized the Third Amendment to the Lease Agreement dated August 27, 2008, extending the term for an additional 86 months and amending the lease by Resolution No. 08-2306 ; and

WHEREAS, the Lease, as amended, expires by its own terms September 30, 2017; and

WHEREAS, the parties desire to renew, extend, modify and/or amend the lease to provide for an additional three-year term.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the Fourth Amendment to the Lease Agreement between Carrollton Park II, L.P., a Texas limited partnership and the City of Dallas, approved as to form by the City Attorney.

SECTION 2. That the special terms and conditions of the Fourth Amendment to the Lease Agreement are:

a. The term of the Lease is extended for an additional three (3) years, effective October 1, 2017 and ending September 30, 2020, provided however, that City and Landlord retain the right to terminate the Lease as provided elsewhere therein.

SECTION 2. (continued)

b. Monthly rental payments shall be as follows (subject to annual appropriations):

October 1, 2017 - September 30, 2020	$3,187.50 per month

c. All other terms of the Lease, as previously amended, not expressly amended hereby shall remain unchanged and in full force and effect.

SECTION 3. That the Chief Financial Officer is hereby authorized to draw warrants payable to Carrollton Park II, L.P., or its successors and assigns on the first day of each month in advance during the lease term beginning October 1, 2017 in the amount specified below:

October 1, 2017 - September 30, 2020 (subject to annual appropriations)	$3,187.50 per month

SECTION 4. That the payments will be charged as follows:

October 1, 2017 - September 30, 2018: Fund F518, Department HOU, Unit 2903, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003608, Commodity Code 97145, Vendor 350069.

October 1, 2018 - September 30, 2020: Fund TBD, Department HOU, Unit TBD, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003608, Commodity Code 97145, Vendor 350069.

SECTION 5. That the Chief Financial Officer is hereby authorized to draw warrants payable to the respective communication and utility companies upon receipt of a bill for services or other applicable charges throughout the term of the lease.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

AGENDA ITEM # 54

KEY FOCUS AREA:	Mobility Solutions, Infrastructure, and Sustainability
AGENDA DATE:	September 13, 2017
COUNCIL DISTRICT(S):	Outside City Limits
DEPARTMENT:	Sustainable Development and Construction Housing & Neighborhood Revitalization
CMO:	Majed Al-Ghafry, 670-3302 Raquel Favela, 670-3309
MAPSCO:	18Z

SUBJECT

Authorize an amendment to an existing lease agreement with Tom Keele, Inc. to **(1)** extend the lease agreement for an additional three-years; and **(2)** reduce the monthly rental payments for the remainder of the existing lease term for approximately 6,733 square feet of office space located at 302 North Barnes Drive, Garland, Texas to be used as a Women, Infants and Children Clinic for the period September 1, 2017 through August 31, 2021 - Not to exceed $349,200 - Financing: Texas Health and Human Services-Health and Human Services Commission Grant Funds (subject to annual appropriations)

BACKGROUND

This item authorizes an amendment to an existing lease agreement with Tom Keele, Inc. to **(1)** extend the lease agreement for an additional three-years; and **(2)** reduce the monthly rental payments for the remainder of the existing lease term for approximately 6,733 square feet of office space located at 302 North Barnes Drive, Garland, Texas. The three-year extension and reduction of lease payments for the existing term will provide for the continued use of a Women, Infants and Children (WIC) Clinic serving the residents in the Garland area.

The WIC program is a United States Department of Agriculture program administered in Texas by the Department of State Health Services. The countywide program has been administered by the City of Dallas' Housing/Community Services Department since 1974. The WIC program provides nutritious food, nutrition education, breastfeeding promotion and support, referrals to health services, and immunizations. The program serves infants and children under age five and pregnant, postpartum and breastfeeding women.

The revised monthly payments will begin on September 1, 2017 through August 31, 2021 and the three-year extension will begin on September 1, 2018 through August 31, 2021.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On May 28, 2008, City Council authorized a ten-year lease agreement by Resolution No. 08-1527.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Texas Health and Human Services-Health and Human Services Commission Grant Funds - $349,200 (subject to annual appropriations)

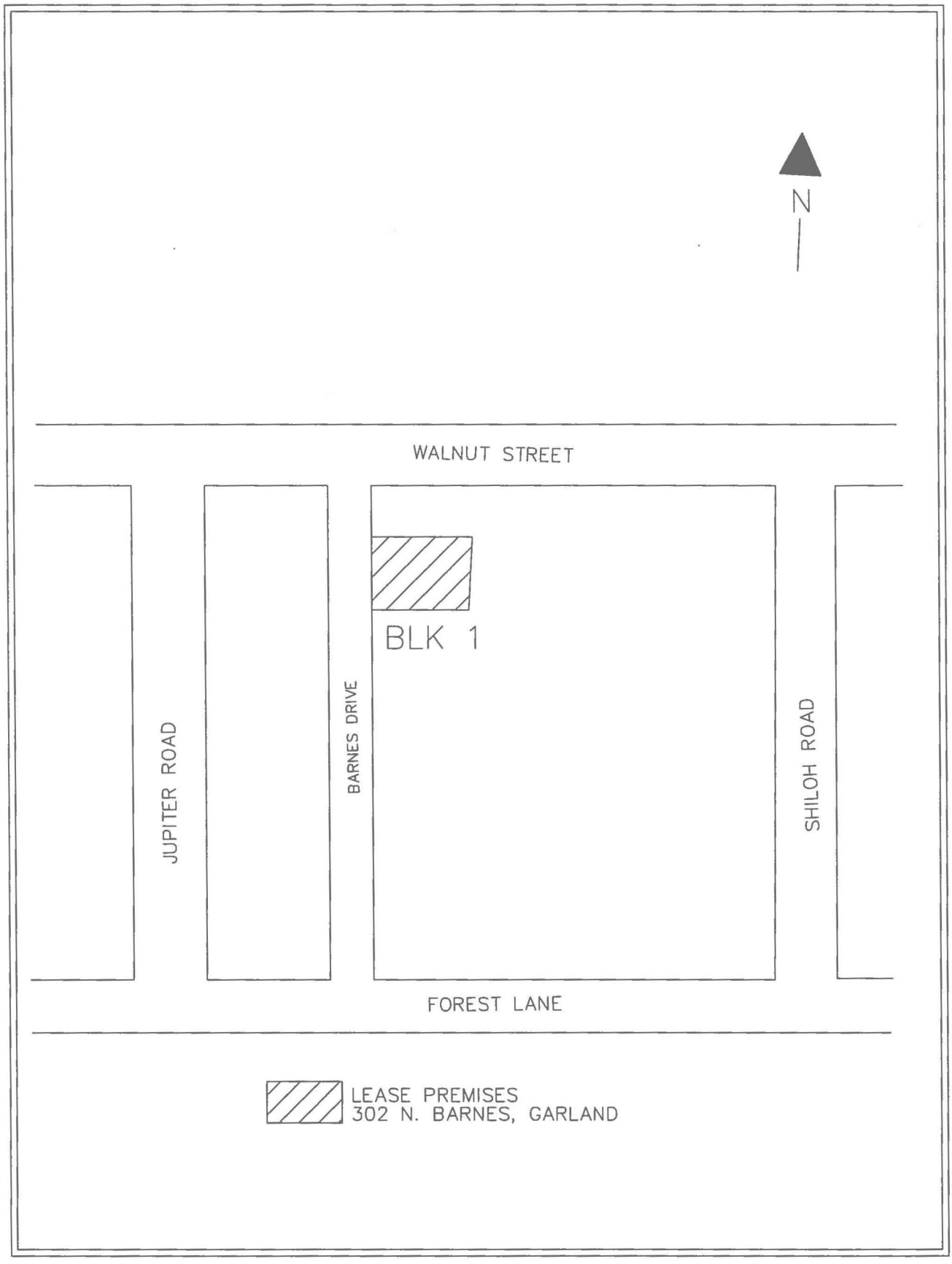
OWNER

Tom Keele, Inc.

Tom Keele, President

MAP

Attached


N
WALNUT STREET
BLK 1
JUPITER ROAD
BARNES DRIVE
SHILOH ROAD
FOREST LANE
LEASE PREMISES
302 N. BARNES, GARLAND

September 13, 2017

WHEREAS, on May 28, 2008, City Council authorized a ten-year lease agreement dated May 28, 2008, (the "Lease") with Tom Keele, Inc., as Lessor ("Landlord") and the City of Dallas, as Lessee ("City") for approximately 6,733 square feet of office space located at 302 North Barnes Drive, Garland, Dallas County, Texas ("Premises") to be used by the Housing and Community Services' Women, Infant and Children's Program Services by Resolution No. 08-1527; and

WHEREAS, the parties desire to supplement, modify and amend the Lease to (1) provide for an additional three-year term; and (2) revise the monthly payments for the remainder of the term ("Revised Monthly Rental Payment").

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign the First Amendment to the Lease Agreement between Tom Keele, Inc., a Texas corporation, and the City of Dallas, approved as to from by the City Attorney.

SECTION 2. That the special terms and conditions of the First Amendment to the Lease Agreement are:

a. The term of the Lease is extended for an additional three years, effective September 1, 2018 and ending August 31, 2021, provided however, that City and Landlord retain the right to terminate the Lease as provided elsewhere therein.

b. Revised monthly rental payments shall be as follows (subject to annual appropriations):

September 1, 2017 - August 31, 2018	$9,200.00 per month
September 1, 2018 - August 31, 2021	$9,700.00 per month

c. All other terms of the Lease hereby shall remain unchanged and in full force and effect.

SECTION 3. That the Chief Financial Officer is hereby authorized to draw warrants payable to Tom Keele, Inc., or its successors and assigns on the first day of each month in advance during the lease term beginning September 1, 2017 in the amount specified below:

September 1, 2017 - August 31, 2018	$9,200.00 per month

SECTION 3. (continued)

September 1, 2018 - August 31, 2021 (subject to annual appropriations)	$9,700.00 per month

SECTION 4. That the payments will be charged as follows:

September 1, 2017 - September 30, 2017: Fund F495, Department HOU, Unit 2021, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003609, Commodity Code 97145, Vendor VS0000031155

October 1, 2017- September 30, 2018: Fund F518, Department HOU, Unit 2903, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003609, Commodity Code 97145, Vendor VS0000031155

October 1, 2018 - August 31, 2021: Fund TBD, Department HOU, Unit TBD, Object 3330, Encumbrance/Contract No. CX HOU-2017-00003609, Commodity Code 97145, Vendor VS0000031155

SECTION 5. That the Chief Financial Officer is hereby authorized to draw warrants payable to the respective utility telephone communications, security and janitorial companies upon receipt of a bill for services or other applicable charges throughout the term of the lease.

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

AGENDA ITEM # 55

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 45J

SUBJECT

An ordinance granting a private license to GPIWE Limited Partnership for the use of approximately 378 square feet of land to occupy, maintain, install, and utilize an extension to an existing historic wood loading dock with guardrail, four planters and decorative pavers, on portions of Munger Avenue and Record Street, located near its intersection with Munger Avenue - Revenue: $1,000 annually and $200 one-time fee, plus the $20 ordinance publication fee

BACKGROUND

This item grants a private license to GPIWE Limited Partnership for the use of approximately 378 square feet of land to occupy, maintain, install, and utilize an extension of the existing historic wood loading dock with guardrail, four planters and decorative pavers, on portions of Munger Avenue and Record Street, located near its intersection with Munger Avenue. The use of this area will not impede pedestrian or vehicular traffic.

The licensee will indemnify the City and carry general liability insurance naming the City as an additional insured.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On May 10, 1990, City Council authorized granting a Private License to West End Marketplace to occupy, maintain and utilize certain public property located near the intersection of North Record Street and McKinney Avenue and adjacent to Block 77/204 within the limits hereinafter more fully described, for the purpose of installing wooden steps and a handicap within the strip known as Dallas Alley and an existing fire escape and air shaft within two areas in McKinney Avenue; providing for payment of the publication fee; providing for the repeal of Ordinance 18315; and providing an effective date of this license and ordinance by Resolution No. 90-1631; Ordinance No. 20617.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability on September 11, 2017.

FISCAL INFORMATION

Revenue - $1,000 annually and $200 one-time fee, plus the $20 ordinance publication fee

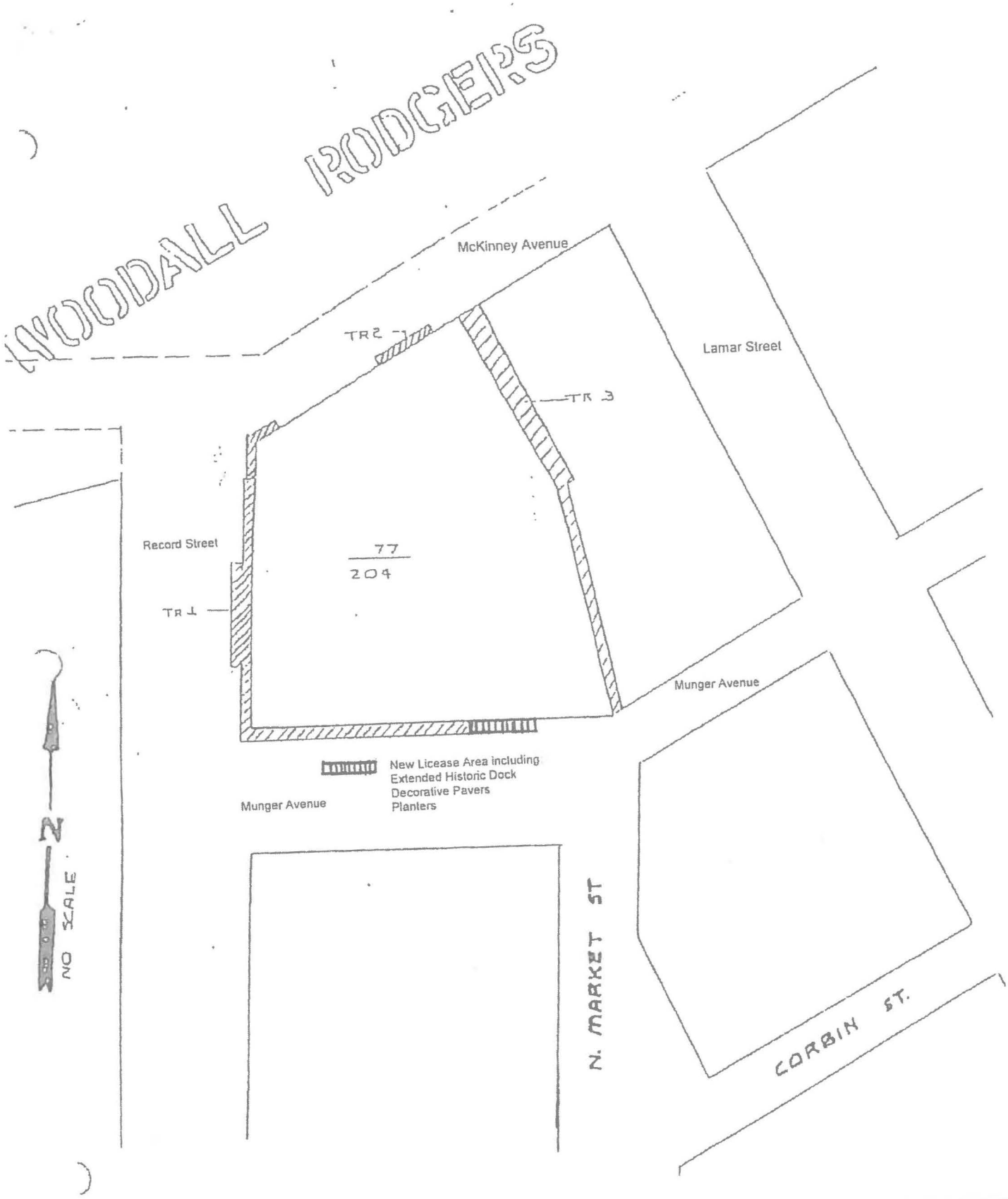
OWNER

GPIWE Limited Partnership

William M. Nabors, Manager

MAP

Attached



LICENSE AREA

ORDINANCE NO. _____

An ordinance granting a private license to GPIWE Limited Partnership to occupy, maintain and utilize a portion of Munger Avenue right-of-way located near the intersection of Munger Avenue and Record Street adjacent to City Block 77/204 within the limits hereinafter more fully described, for the purpose of occupying, maintaining, installing and utilizing an extension to an existing historic wood loading dock with guardrail, four planters and decorative pavers; providing for the terms and conditions of this license; providing for the annual and one-time fee compensation to be paid to the City of Dallas; providing for payment of the publication fee; and providing an effective date of this license and ordinance.

ooo0ooo

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

WHEREAS, GPIWE Limited Partnership is the owner of that certain structure located at the intersection of Munger Avenue, Record Street and McKinney Avenue, said structure being more commonly known as the property location 603 Munger Avenue, Dallas, TX 75202; and

WHEREAS, said structure lies within the West End Historic District, and it is the desire of the City Council of the City of Dallas to promote the restoration and rehabilitation of buildings therein; and

WHEREAS, it is the opinion of the City Council of the City of Dallas that said structure is a “historically significant structure" for the limited purpose mentioned in Chapter 43, Article VI, Section 43-115 (a) (2) of the City Code of the City of Dallas; and

WHEREAS, said GPIWE Limited Partnership, has requested that it be granted a private license for the purpose of allowing the continued use and maintenance of building structure, which is integral part of said historic structure.

Now, Therefore,

SECTION 1. That a private license, hereinafter referred to as "license", subject to the restrictions and conditions of this ordinance, is hereby granted to GPIWE Limited Partnership, a Texas limited partnership, its successors and assigns, hereinafter referred to as **"GRANTEE"**, to occupy, maintain and utilize for the purpose set out hereinbelow the tract of land described in Exhibit A, hereinafter referred to as "licensed area" which is attached hereto and made a part hereof.

SECTION 2. That this license is granted for a term of forty (40) years, unless sooner terminated according to other terms and provisions herein contained.

SECTION 3. That **GRANTEE** shall pay to the City of Dallas the sum of **ONE THOUSAND AND NO/100 ($1,000.00) DOLLARS** annually for the license herein granted for an extension to an existing historic wood loading dock and guardrail, said sum to become due and payable on the 2nd day of January each year, in advance, during the term hereof; provided, however, that the first payment due hereunder in the sum of **ONE THOUSAND AND NO/100 ($1,000.00) DOLLARS** shall be paid prior to the final passage of this ordinance and shall cover the consideration for 2017. In addition, in accordance with the special fees established by Section 43-115.1 of the Dallas City Code, **GRANTEE** shall pay to the City of Dallas a one-time license fee in the sum of **TWO HUNDRED AND NO/100 ($200.00) DOLLARS**, for the license herein granted for the four planters and decorative pavers, said sum to be paid prior to the final passage of this ordinance and shall cover the total consideration for said purpose during the license term. Such annual and one-time fee consideration, collectively, shall be in addition to and exclusive of any other taxes or special assessments required by law to be paid by **GRANTEE**. Should **GRANTEE** fail to pay the above stated annual fee within sixty (60) days of the due date, the Director of Department of Sustainable Development and Construction may terminate this license. All sums payable to the City of Dallas hereunder shall be paid to the Chief Financial Officer of the City of Dallas and deposited in Fund 0001, Department DEV, Unit 1181, Revenue Code 8200. In the event **GRANTEE's** check for the license fee is dishonored, **GRANTEE** shall pay to the City a processing fee of $25.00 for each dishonored check.

SECTION 3. (continued)

Additionally, all monies owed to the City under this license shall be subject to the assessment of interest at a rate of 10 percent a year from the day after any monies become due until it is paid in full, in accordance with Section 2-1.1 of the Dallas City Code.

SECTION 4. That the licensed area shall be used by **GRANTEE** for the following purpose under the direction of the Director of Department of Sustainable Development and Construction of the City of Dallas: occupying, maintaining, installing and utilizing an extension to an existing historic wood loading dock and guardrail, four planters and decorative pavers.

SECTION 5. That this license is subject to the provisions set forth in Exhibit B, attached hereto and made a part hereof.

SECTION 6. That this license is nonexclusive and is made expressly subject and subordinate to the right of the City to use the licensed area for any public purpose. The Governing Body of the City of Dallas reserves the right by resolution duly passed by said Governing Body, to terminate and cancel this license upon giving **GRANTEE** sixty (60) days notice of its intent to cancel. Upon termination, all rights granted hereunder shall thereupon be considered fully terminated and cancelled and the City of Dallas shall not be held liable by reason thereof. Said resolution shall be final and shall not be subject to review by the Courts. **GRANTEE** shall have the right of cancellation upon giving the City of Dallas sixty (60) days written notice of its intention to cancel, and in either event upon the termination or cancellation by the City or **GRANTEE**, as the case may be, this license shall become null and void and **GRANTEE** or anyone claiming any rights under this instrument shall remove, to the extent required by the Director of Department of Sustainable Development and Construction, any improvements and encroachments from the licensed areas at **GRANTEE's** expense. Failure to do so shall subject **GRANTEE** to the provisions contained in Exhibit B, Subsection (a). All work shall be done at the sole cost of **GRANTEE** and to the satisfaction of the Director of Department of Sustainable Development and Construction.

SECTION 7. That the license is subject to the following conditions, terms and reservations:

a) **GRANTEE** shall comply with Section 51A-9 of the Dallas Central Business District Streets and Vehicular Circulation Plan. Plan provides that Munger Avenue requires 80 feet of right-of-way and Record Street requires 80 feet of right-of-way.

b) **GRANTEE** shall ensure that there is no impediment or removal of on-street parking or required signage.

c) **GRANTEE** shall have no special pavers, stone, or decorative concrete within 24 inches of the curb or edge of the loading dock unless, it can be easily adapted to support the placement of poles for government signs and/or parking meters with 1) removal of sections of the area (to be backfilled with concrete) or 2) drilled into for placement of items or 3) potholes left in place or created for the placement of government signage and/or parking meters. Placement is subject to the approval of the Director of the Transportation Department.

d) **GRANTEE** shall obtain a Non-Standard Material Agreement as required for decorative pavers in the city's right-of-way.

e) **GRANTEE** shall ensure all drainage, irrigation pipes, appurtenances and sleeves be reviewed and approved prior to installation.

f) **GRANTEE** acknowledges long runs of polyvinyl chloride (PVC) piping does not meet the Construction Standards for right-of-way work. Any PVC connection to an inlet or manhole will require a 'rubber boot' type connector.

g) **GRANTEE** acknowledges all improvements in the right-of-way must show that the Americans with Disability Act/Texas Department of License Regulation Accessible Route is compliant with accessibility requirements.

h) **GRANTEE** shall obtain a Right-of-Way Permit and traffic control approval prior to work in the right-of-way.

i) **GRANTEE** acknowledges Atmos has active facilities within or near Record Street. If conflicts exist, the **GRANTEE** will be responsible for cost to relocate said facilities otherwise Exhibit B would apply.

SECTION 8. That upon the effectiveness of this ordinance, the Director of Department of Sustainable Development and Construction, or designee, is hereby authorized to execute a NOTICE OF LICENSE and to file same in the deed records of Dallas County, Texas. Additionally, the Director of Department of Sustainable Development and Construction, or designee, is hereby authorized to execute a cancellation of Notice of License upon termination by the City or **GRANTEE** and to file such cancellation of Notice of License in the deed records of Dallas County, Texas.

SECTION 9. That the terms and conditions contained in this ordinance shall be binding upon **GRANTEE**, its successors and assigns.

SECTION 10. That this license may not be assigned without prior written approval from the Director of Department of Sustainable Development and Construction, or designee. Such assignment shall recite that it is subject to the terms, restriction and conditions contained in this ordinance. The assignee shall deliver evidence of ownership of property abutting the licensed area and a copy of the assignment, along with the assignee's written acceptance of the provisions of this ordinance, to the Director of Department of Sustainable Development and Construction within 10 days of such assignment; said assignment and written acceptance shall be forwarded to the City Secretary of the City of Dallas. Should **GRANTEE** fail to obtain prior written approval for assignment of this license or fail to provide the City of Dallas with the required written acceptance and a copy of the assignment, the Director of Department of Sustainable Development and Construction, or designee, may terminate this license.

SECTION 11. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the Deed Records of Dallas County, Texas, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the fees pursuant to Section 3 of this ordinance, an acceptable certificate of insurance and the fee for publishing this ordinance which **GRANTEE** shall likewise pay, the Director of Department of Sustainable Development and Construction, or designee, shall deliver to **GRANTEE** the certified copy of this ordinance. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one year after its passage.

SECTION 12. That this contract is designated as Contract No. DEV-2016-00000931.

SECTION 13. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

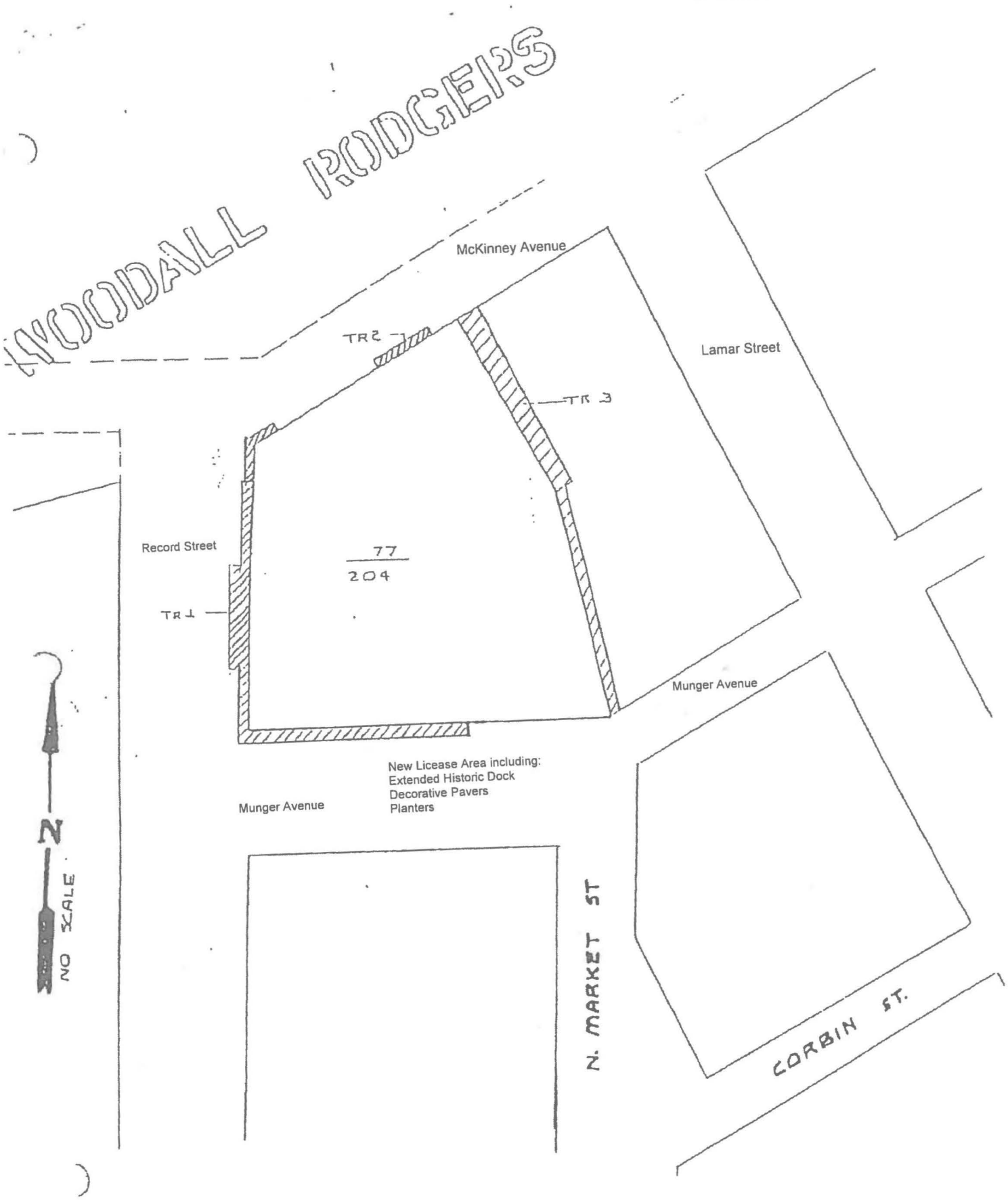
BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
For Assistant Director

Passed _____.

Exhibit A



LICENSE AREA

EXHIBIT B
COMMERCIAL ENTITY
ADDITIONAL LICENSE PROVISIONS

That this license is granted subject to the following additional conditions, terms and reservations:

(a) That at such time as this license is terminated or canceled for any reason whatsoever, **GRANTEE**, upon orders issued by the City acting through the Director of Sustainable Development and Construction, or designee, shall remove all installations, improvements and appurtenances owned by it situated in, under or attached to the licensed area, and shall restore the premises to its former condition in accordance with the requirements of the Director of Sustainable Development and Construction at the sole cost of **GRANTEE**. In the event, upon termination of this license, **GRANTEE** shall fail to remove its installations, improvements and appurtenances and to restore the licensed area in compliance with orders issued by City, or such work is not done to the satisfaction of the Director of Sustainable Development and Construction, then in either event the City shall have the right to do all work necessary to restore said area to its former condition or cause such work to be done, and to assess the cost of all such work against **GRANTEE**; in neither event shall the City of Dallas be liable to **GRANTEE** on account thereof.

(b) It is further understood that if and when the City of Dallas, in the exercise of its discretion, shall determine that the grade of any street, sidewalk or parkway should be modified or changed, or that any other work should be done in connection with any public improvement which will affect the licensed area, and/or any of **GRANTEE's** installations and improvements thereon, any modifications or changes to **GRANTEE's** facilities in the licensed area or in construction or reconstruction of any public improvement attributable to **GRANTEE's** use of the licensed area and/or its installations and improvements thereon, shall be made at the sole expense of **GRANTEE** and to the satisfaction of the Director of Sustainable Development and Construction.

(c) At such time as this license is granted, it is agreed, and a condition hereof, that **GRANTEE** shall procure and keep in full force and effect **Commercial General Liability Insurance** coverage issued by an insurance company authorized and approved by the State of Texas, acceptable to the City of Dallas and issued in the standard form approved by the Texas Department of Insurance. The insured provisions of this policy must name the City of Dallas as an additional insured protecting the City of Dallas against any and all claims for damages to persons or property as a result of or arising out of the use, operation and maintenance by **GRANTEE** of the licensed area and **GRANTEE's** installations, improvements, landscaping and equipment in connection therewith and located therein. The Commercial General Liability coverage must include, but not limited to, Premises/Operations, Independent Contractors and Contractual Liability with minimum combined bodily injury (including death) and property damage limits of not less than $500,000 per occurrence and $500,000 annual aggregate. This insurance shall also include coverage for underground, explosion and collapse hazards (i.e. not excluded). If this insurance is written on a claims-made form, coverage shall be continuous (by renewal or extended reporting period) for not less than

twelve (12) months following termination of this license and removal of the installations, improvements and appurtenances and restoration of the licensed area pursuant to paragraph (a) above. Coverage, including any renewals, shall contain the same retroactive date as the original policy applicable to this license. The City of Dallas reserves the right to review the insurance requirements set forth herein during the effective term of the license and to adjust insurance coverages and their limits when deemed necessary and prudent by the City of Dallas' Risk Management based upon changes in statutory law, court decisions, or the claims history of the industry as well as the City of Dallas.

1. **GRANTEE** agrees that with respect to the above required insurance, all insurance contracts and certificates of insurance will contain and state, in writing, that coverage shall not be canceled, nonrenewed or materially changed except after thirty (30) days written notice by certified mail to Department of Sustainable Development and Construction.
2. **GRANTEE** shall carry said insurance at its expense and shall furnish the City of Dallas proof of such insurance. In the event said insurance should terminate during the licensing term hereof, or **GRANTEE** fails to furnish proof of insurance coverage in accordance with the specifications as required by this section, the Director of Sustainable Development and Construction, or designee, may terminate the license granted herein.

(d) **GRANTEE** is prohibited from using the licensed area in any manner which violates Federal, State or local laws, regulations, rules and orders, regardless of when they become or became effective, including without limitation, those related to health, safety, noise, environmental protection, waste disposal and water and air quality, and shall provide satisfactory evidence of compliance upon the request of the City of Dallas. Should any discharge, leakage, spillage, emission or pollution of any type occur upon or from the licensed area due to **GRANTEE's** use and occupancy thereof, **GRANTEE**, at its expense, shall be obligated to clean up the licensed area to the satisfaction of the City of Dallas and any governmental body having jurisdiction thereover. The City of Dallas may, at its option, clean the licensed area. If the City of Dallas elects to do so, **GRANTEE** shall promptly pay to the City of Dallas the reasonable cost of such cleanup upon receipt of bills therefore. **GRANTEE** agrees that the indemnity provisions contained in paragraph (g) herein shall be fully applicable to the requirements of this paragraph, in event of **GRANTEE's** breach of this paragraph, or as a result of any such discharge, leakage, spillage, emission or pollution arising out of the **GRANTEE's** use of the licensed area.

(e) This license is subject to all State laws, the provisions of the Charter of the City of Dallas as it now exists, or may hereafter be adopted or amended, and the ordinances of the City of Dallas now in effect or those which may hereafter be passed or adopted. The City of Dallas shall have the right to increase or decrease the compensation to be charged for the use contemplated by this grant in

accordance with the provisions of the Dallas City Code as it now exists, or as may hereafter be adopted or amended.

(f) The Governing Body of the City of Dallas reserves the right, at any time without notice, to terminate and cancel this license, by resolution, upon a finding by the Governing Body that this license is inconsistent with the public use of the property or whenever the purpose or use of the license is likely to become a nuisance and all rights granted hereunder shall thereupon be considered fully terminated and canceled and the City of Dallas shall not be held liable by reason thereof. The decision of the Governing Body of the City in this matter shall be final and binding upon all parties insofar as the City's determination as to whether the **GRANTEE's** use of this license constitutes a nuisance or is inconsistent with the public use of the property.

(g) As a condition hereof, **GRANTEE** agrees and is bound to defend, indemnify and hold the City of Dallas, its officers, agents and employees, harmless against any and all claims, lawsuits, judgments, costs and expenses for bodily injury (including death), property damage or other harm for which recovery of damages is sought, suffered by any person or persons, that may arise out of or be occasioned by the use, occupancy and maintenance of the licensed area or **GRANTEE's** installations and improvements within the licensed area, from any act or omission of any representative, agent, customer and/or employee of **GRANTEE**, or by **GRANTEE's** breach of any of the terms or provisions of this license, or by any negligent or strictly liable act or omission of **GRANTEE**, its officers, agents, employees or contractors in the use, occupancy and maintenance of **GRANTEE's** installations and improvements within the licensed area; except that the indemnity provided for in this paragraph shall not apply to any liability resulting from the sole negligence or fault of the City of Dallas, its officers, agents, employees or separate contractors, and in the event of joint and concurring negligence or fault of both the **GRANTEE** and the City of Dallas, responsibility and liability, if any, shall be apportioned comparatively in accordance with the laws of the State of Texas, without, however, waiving any governmental immunity available to the City of Dallas under Texas law and without waiving any defenses of the parties under Texas law. This obligation to indemnify and defend shall also include any claim for damage that any utility or communication company, whether publicly or privately owned, may sustain or receive by reason of **GRANTEE's** use of the licensed area or **GRANTEE's** improvements and equipment located thereon. In addition to the foregoing, **GRANTEE** covenants and agrees never to make a claim of any kind or character whatsoever against the City of Dallas for damage of any kind that it may suffer by reason of the installation, construction, reconstruction, operation or maintenance of any public improvement, utility or communication facility on the licensed area, whether presently in place or which may in the future be constructed or installed, including but not limited to, any water or wastewater mains or storm sewer facilities, regardless of whether such damage is due to

flooding, infiltration, backflow or seepage caused from the failure of any installation, natural causes, City's negligence, or from any other cause whatsoever.

(h) This license is subject to any existing utilities or communication facilities, including drainage, presently located within the licensed area, owned and/or operated by the City of Dallas or any utility or communications company, public or private, and to any vested rights presently owned by an utility or communications company, public or private, for the use of the licensed area for facilities presently located within the boundaries of said licensed area. It is the intent of the foregoing that this permission herein is made expressly subject to the utilization of the licensed area for communication and utility purposes, both public and private, including drainage, over, under, through, across and along the licensed area. No buildings shall be constructed or placed upon, over or across the licensed area in such a manner as to interfere with the operation of any utilities and communication facilities. All and any communication company and utility, both public and private, shall have the right to remove and keep removed all or parts of any buildings which may in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems within the licensed area. All communication companies and utilities, both public and private, shall have the full right to remove and keep removed all parts of any buildings, fences, trees, or other improvements or growths which in any way may endanger or interfere with the construction, maintenance and efficiency of its respective system and shall at all times have the full right of ingress and egress to or from and upon the licensed area for the purpose of constructing, relocating, inspecting, patrolling, maintaining and adding to or removing all or part of its respective systems without the necessity at any time of procuring the permission of anyone.

AGENDA ITEM # 56

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 45P

SUBJECT

An ordinance granting a revocable license to Espresso Roma Corporation dba Flying Horse Cafe, for the use of approximately 182 square feet of land to occupy, maintain and utilize a sidewalk cafe on a portion of Commerce Street right-of-way, near its intersection with Akard Street - Revenue: $200 annually, plus the $20 ordinance publication fee

BACKGROUND

This item grants a revocable license to Espresso Roma Corporation dba Flying Horse Cafe for the use of approximately 182 square feet of land to occupy, maintain and utilize a sidewalk cafe on a portion of Commerce Street right-of-way, near its intersection with Akard Street. The use of this area will not impede pedestrian or vehicular traffic.

The licensee will indemnify the City and carry general liability insurance naming the City as an additional insured.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Revenue - $200 annually, plus the $20 ordinance publication fee

OWNER

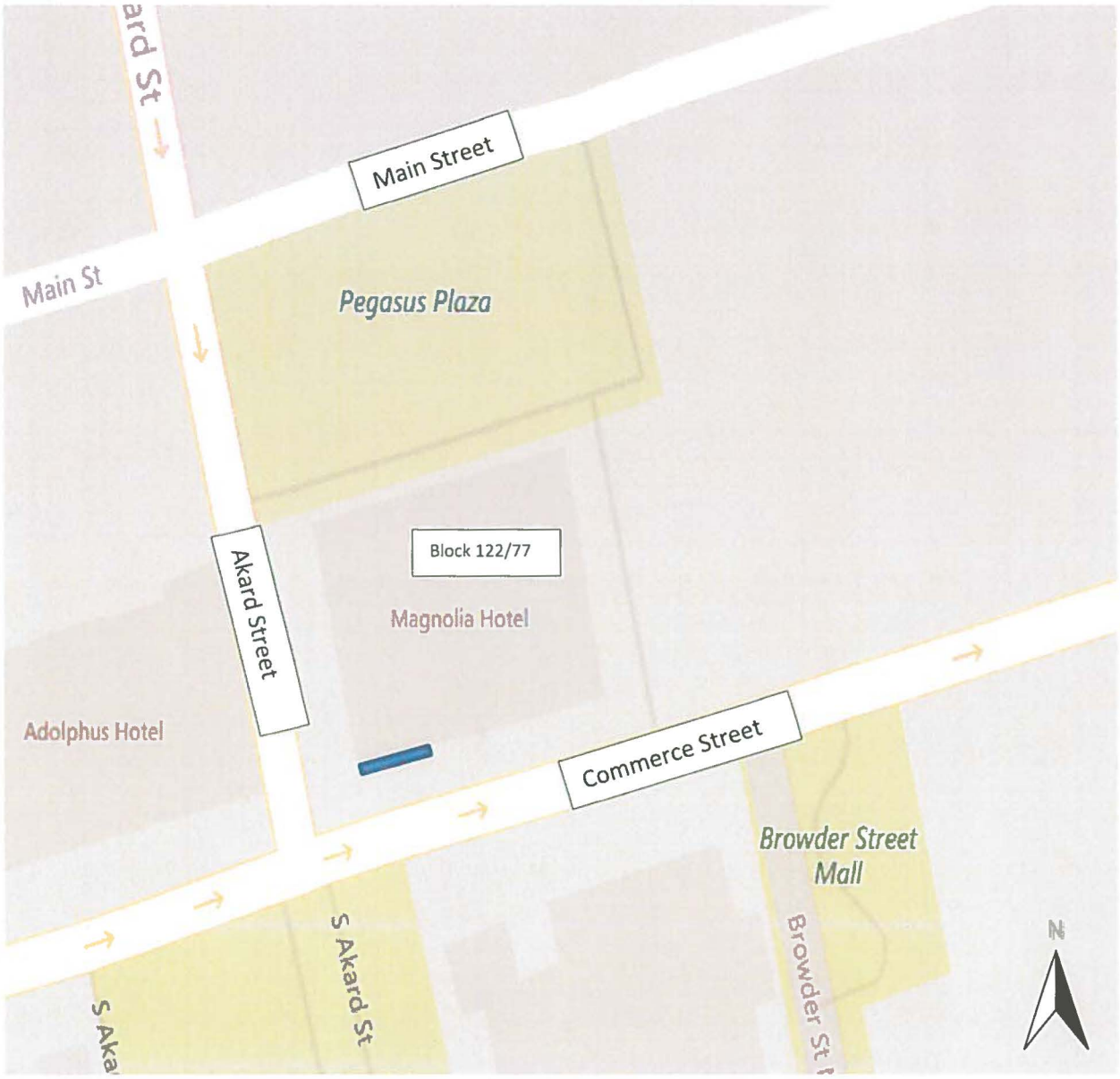
Espresso Roma Corporation

Flying Horse Cafe

Matthew M. Soness, President

MAP

Attached



LICENSE AREA

ORDINANCE NO. _____

An ordinance granting a revocable license to Espresso Roma Corporation dba Flying Horse Cafe to occupy, maintain and utilize a portion of Commerce Street right-of-way near its intersection with Akard Street adjacent to City Block 122/77 within the limits hereinafter more fully described, for the purpose of occupying, maintaining and utilizing a sidewalk cafe; providing for the terms and conditions of this license; providing for the annual compensation to be paid to the City of Dallas; providing for payment of the publication fee; and providing an effective date of this license and ordinance.

ooo0ooo

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That a revocable license, hereinafter referred to as "license", subject to the restrictions and conditions of this ordinance, is hereby granted to Espresso Roma Corporation dba Flying Horse Cafe, a California corporation, its successors and assigns, hereinafter referred to as **"GRANTEE"**, to occupy, maintain and utilize for the purpose set out hereinbelow the tract of land described in Exhibit A, hereinafter referred to as "licensed area" which is attached hereto and made a part hereof.

SECTION 2. That this license is granted for a term beginning on the passage of this license and ending January 1, 2021, unless sooner terminated according to other terms and provisions herein contained.

SECTION 3. That **GRANTEE** shall pay to the City of Dallas the sum of **TWO HUNDRED AND NO/100 ($200.00) DOLLARS** annually for the license herein granted, said sum to become due and payable on the 2nd day of January each year, in advance, during the term hereof; provided, however, that the first payment due hereunder in the sum of **TWO HUNDRED AND NO/100 ($200.00) DOLLARS** shall be paid prior to the final passage of this ordinance and shall cover the consideration for 2017. Such consideration shall be in addition to and exclusive of any other taxes or special assessments required by law to be paid by **GRANTEE**. Should **GRANTEE** fail to pay the above stated annual fee within sixty (60) days of the due date, the Director of the

SECTION 3. (continued)

Department of Sustainable Development may terminate this license. All sums payable to the City of Dallas hereunder shall be paid to the Chief Financial Officer of the City of Dallas and deposited in the General Fund, Fund 0001, Department DEV, Unit 1181, Revenue Code 8200. In the event **GRANTEE's** check for the license fee is dishonored, **GRANTEE** shall pay to the City a processing fee of $25.00 for each dishonored check. Additionally, all monies owed to the City under this license shall be subject to the assessment of interest at a rate of 10 percent a year from the day after any monies become due until it is paid in full, in accordance with Section 2-1.1 of the Dallas City Code.

SECTION 4. That the licensed area shall be used by **GRANTEE** for the following purpose under the direction of the Director of Department of Sustainable Development and Construction of the City of Dallas: occupy, maintain, and utilize a sidewalk cafe.

SECTION 5. That this license is subject to the provisions set forth in Exhibit B, attached hereto and made a part hereof.

SECTION 6. That this license is nonexclusive and is made expressly subject and subordinate to the right of the City to use the licensed area for any public purpose. The Governing Body of the City of Dallas reserves the right to terminate and cancel this license, at will, by resolution passed by said Governing Body. Upon termination, all rights granted hereunder shall thereupon be considered fully terminated and cancelled and the City of Dallas shall not be held liable by reason thereof. Said resolution shall be final and shall not be subject to review by the Courts. **GRANTEE** shall have the right of cancellation upon giving the City of Dallas sixty (60) days written notice of its intention to cancel, and in either event upon the termination or cancellation by the City or **GRANTEE**, as the case may be, this license shall become null and void and **GRANTEE** or anyone claiming any rights under this instrument shall remove, to the extent required by the Director of Department of Sustainable Development and Construction, any improvements and encroachments from the licensed area at **GRANTEE's** expense. Failure to do so shall subject **GRANTEE** to the provisions contained in Exhibit B,

SECTION 6. (continued)

Subsection (a). All work shall be done at the sole cost of **GRANTEE** and to the satisfaction of the Director of Department of Sustainable Development and Construction.

SECTION 7. That the license is subject to the following conditions, terms and reservations:

a) **GRANTEE** shall not place any items within eighteen inches of the curb lane.

b) **GRANTEE** shall not restrict the use or placement of the curb lane for parking, parking meters, or governmental signage.

c) **GRANTEE** shall provide a final design that complies with the Americans with Disability Act and Texas Accessibility Standard Requirements.

d) **GRANTEE** shall acquire a Right-of-Way Permit for any work activities performed within the right-of-way.

SECTION 8. That upon the effectiveness of this ordinance, the Director of Department of Sustainable Development and Construction, or designee, is hereby authorized to execute a NOTICE OF LICENSE and to file same in the deed records of Dallas County, Texas. Additionally, the Director of Department of Sustainable Development and Construction, or designee, is hereby authorized to execute a cancellation of Notice of License upon termination by the City or **GRANTEE** and to file such cancellation of Notice of License in the deed records of Dallas County, Texas.

SECTION 9. That the terms and conditions contained in this ordinance shall be binding upon **GRANTEE**, its successors and assigns.

SECTION 10. That this license may not be assigned without prior written approval from the Director of Department of Sustainable Development and Construction, or designee. Such assignment shall recite that it is subject to the terms, restriction and conditions contained in this ordinance. The assignee shall deliver evidence of ownership of property abutting the licensed area**,** and a copy of the assignment, along with the assignee's written acceptance of the provisions of this ordinance, to the Director of Department of Sustainable Development and Construction within 10 days of such assignment; said assignment and written acceptance shall be forwarded to the City

SECTION 10. (continued)

Secretary of the City of Dallas. Should **GRANTEE** fail to obtain prior written approval for assignment of this license or fail to provide the City of Dallas with the required written acceptance and a copy of the assignment, the Director of Department of Sustainable Development and Construction, or designee, may terminate this license.

SECTION 11. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the Deed Records of Dallas County, Texas, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the fee pursuant to Section 3 of this ordinance, an acceptable certificate of insurance and the fee for publishing this ordinance which **GRANTEE** shall likewise pay, the Director of Department of Sustainable Development and Construction, or designee, shall deliver to **GRANTEE** the certified copy of this ordinance. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one year after its passage.

SECTION 12. That this contract is designated as Contract No. DEV-2017-00001737.

SECTION 13. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
Assistant Director

Passed _____.

Exhibit A

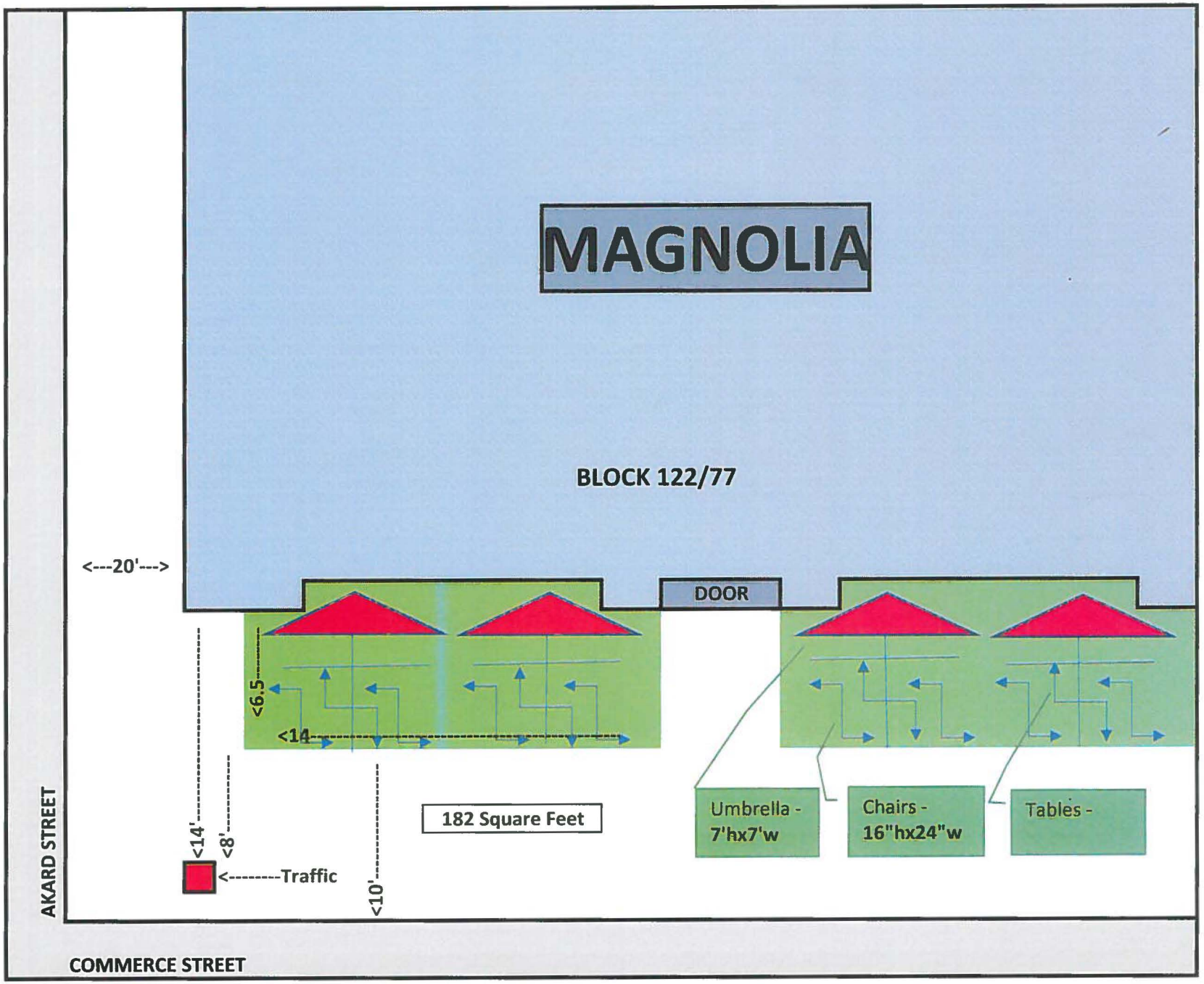

MAGNOLIA
BLOCK 122/77
<---20'--->
DOOR
<6.5
<14
182 Square Feet
Umbrella - 7'hx7'w
Chairs - 16"hx24"w
Tables -
<14'
<8'
<--------Traffic
<10'
AKARD STREET
COMMERCE STREET

EXHIBIT B
COMMERCIAL ENTITY
ADDITIONAL LICENSE PROVISIONS

That this license is granted subject to the following additional conditions, terms and reservations:

(a) That at such time as this license is terminated or canceled for any reason whatsoever, **GRANTEE**, upon orders issued by the City acting through the Director of Sustainable Development and Construction, or designee, shall remove all installations, improvements and appurtenances owned by it situated in, under or attached to the licensed area, and shall restore the premises to its former condition in accordance with the requirements of the Director of Sustainable Development and Construction at the sole cost of **GRANTEE**. In the event, upon termination of this license, **GRANTEE** shall fail to remove its installations, improvements and appurtenances and to restore the licensed area in compliance with orders issued by City, or such work is not done to the satisfaction of the Director of Sustainable Development and Construction, then in either event the City shall have the right to do all work necessary to restore said area to its former condition or cause such work to be done, and to assess the cost of all such work against **GRANTEE**; in neither event shall the City of Dallas be liable to **GRANTEE** on account thereof.

(b) It is further understood that if and when the City of Dallas, in the exercise of its discretion, shall determine that the grade of any street, sidewalk or parkway should be modified or changed, or that any other work should be done in connection with any public improvement which will affect the licensed area, and/or any of **GRANTEE's** installations and improvements thereon, any modifications or changes to **GRANTEE's** facilities in the licensed area or in construction or reconstruction of any public improvement attributable to **GRANTEE's** use of the licensed area and/or its installations and improvements thereon, shall be made at the sole expense of **GRANTEE** and to the satisfaction of the Director of Sustainable Development and Construction.

(c) At such time as this license is granted, it is agreed, and a condition hereof, that **GRANTEE** shall procure and keep in full force and effect **Commercial General Liability Insurance** coverage issued by an insurance company authorized and approved by the State of Texas, acceptable to the City of Dallas and issued in the standard form approved by the Texas Department of Insurance. The insured provisions of this policy must name the City of Dallas as an additional insured protecting the City of Dallas against any and all claims for damages to persons or property as a result of or arising out of the use, operation and maintenance by **GRANTEE** of the licensed area and **GRANTEE's** installations, improvements, landscaping and equipment in connection therewith and located therein. The Commercial General Liability coverage must include, but not limited to, Premises/Operations, Independent Contractors and Contractual Liability with minimum combined bodily injury (including death) and property damage limits of not less than $500,000 per occurrence and $500,000 annual aggregate. This insurance shall also include coverage for underground, explosion and collapse hazards (i.e. not excluded). If this insurance is written on a claims-made form, coverage shall be continuous (by renewal or extended reporting period) for not less than

twelve (12) months following termination of this license and removal of the installations, improvements and appurtenances and restoration of the licensed area pursuant to paragraph (a) above. Coverage, including any renewals, shall contain the same retroactive date as the original policy applicable to this license. The City of Dallas reserves the right to review the insurance requirements set forth herein during the effective term of the license and to adjust insurance coverages and their limits when deemed necessary and prudent by the City of Dallas' Risk Management based upon changes in statutory law, court decisions, or the claims history of the industry as well as the City of Dallas.

1. **GRANTEE** agrees that with respect to the above required insurance, all insurance contracts and certificates of insurance will contain and state, in writing, that coverage shall not be canceled, nonrenewed or materially changed except after thirty (30) days written notice by certified mail to Department of Sustainable Development and Construction.
2. **GRANTEE** shall carry said insurance at its expense and shall furnish the City of Dallas proof of such insurance. In the event said insurance should terminate during the licensing term hereof, or **GRANTEE** fails to furnish proof of insurance coverage in accordance with the specifications as required by this section, the Director of Sustainable Development and Construction, or designee, may terminate the license granted herein.

(d) **GRANTEE** is prohibited from using the licensed area in any manner which violates Federal, State or local laws, regulations, rules and orders, regardless of when they become or became effective, including without limitation, those related to health, safety, noise, environmental protection, waste disposal and water and air quality, and shall provide satisfactory evidence of compliance upon the request of the City of Dallas. Should any discharge, leakage, spillage, emission or pollution of any type occur upon or from the licensed area due to **GRANTEE's** use and occupancy thereof, **GRANTEE**, at its expense, shall be obligated to clean up the licensed area to the satisfaction of the City of Dallas and any governmental body having jurisdiction thereover. The City of Dallas may, at its option, clean the licensed area. If the City of Dallas elects to do so, **GRANTEE** shall promptly pay to the City of Dallas the reasonable cost of such cleanup upon receipt of bills therefore. **GRANTEE** agrees that the indemnity provisions contained in paragraph (g) herein shall be fully applicable to the requirements of this paragraph, in event of **GRANTEE's** breach of this paragraph, or as a result of any such discharge, leakage, spillage, emission or pollution arising out of the **GRANTEE's** use of the licensed area.

(e) This license is subject to all State laws, the provisions of the Charter of the City of Dallas as it now exists, or may hereafter be adopted or amended, and the ordinances of the City of Dallas now in effect or those which may hereafter be passed or adopted. The City of Dallas shall have the right to increase or decrease the compensation to be charged for the use contemplated by this grant in

accordance with the provisions of the Dallas City Code as it now exists, or as may hereafter be adopted or amended.

(f) The Governing Body of the City of Dallas reserves the right, at any time without notice, to terminate and cancel this license, by resolution, upon a finding by the Governing Body that this license is inconsistent with the public use of the property or whenever the purpose or use of the license is likely to become a nuisance and all rights granted hereunder shall thereupon be considered fully terminated and canceled and the City of Dallas shall not be held liable by reason thereof. The decision of the Governing Body of the City in this matter shall be final and binding upon all parties insofar as the City's determination as to whether the **GRANTEE's** use of this license constitutes a nuisance or is inconsistent with the public use of the property.

(g) As a condition hereof, **GRANTEE** agrees and is bound to defend, indemnify and hold the City of Dallas, its officers, agents and employees, harmless against any and all claims, lawsuits, judgments, costs and expenses for bodily injury (including death), property damage or other harm for which recovery of damages is sought, suffered by any person or persons, that may arise out of or be occasioned by the use, occupancy and maintenance of the licensed area or **GRANTEE's** installations and improvements within the licensed area, from any act or omission of any representative, agent, customer and/or employee of **GRANTEE**, or by **GRANTEE's** breach of any of the terms or provisions of this license, or by any negligent or strictly liable act or omission of **GRANTEE**, its officers, agents, employees or contractors in the use, occupancy and maintenance of **GRANTEE's** installations and improvements within the licensed area; except that the indemnity provided for in this paragraph shall not apply to any liability resulting from the sole negligence or fault of the City of Dallas, its officers, agents, employees or separate contractors, and in the event of joint and concurring negligence or fault of both the **GRANTEE** and the City of Dallas, responsibility and liability, if any, shall be apportioned comparatively in accordance with the laws of the State of Texas, without, however, waiving any governmental immunity available to the City of Dallas under Texas law and without waiving any defenses of the parties under Texas law. This obligation to indemnify and defend shall also include any claim for damage that any utility or communication company, whether publicly or privately owned, may sustain or receive by reason of **GRANTEE's** use of the licensed area or **GRANTEE's** improvements and equipment located thereon. In addition to the foregoing, **GRANTEE** covenants and agrees never to make a claim of any kind or character whatsoever against the City of Dallas for damage of any kind that it may suffer by reason of the installation, construction, reconstruction, operation or maintenance of any public improvement, utility or communication facility on the licensed area, whether presently in place or which may in the future be constructed or installed, including but not limited to, any water or wastewater mains or storm sewer facilities, regardless of whether such damage is due to

flooding, infiltration, backflow or seepage caused from the failure of any installation, natural causes, City's negligence, or from any other cause whatsoever.

(h) This license is subject to any existing utilities or communication facilities, including drainage, presently located within the licensed area, owned and/or operated by the City of Dallas or any utility or communications company, public or private, and to any vested rights presently owned by an utility or communications company, public or private, for the use of the licensed area for facilities presently located within the boundaries of said licensed area. It is the intent of the foregoing that this permission herein is made expressly subject to the utilization of the licensed area for communication and utility purposes, both public and private, including drainage, over, under, through, across and along the licensed area. No buildings shall be constructed or placed upon, over or across the licensed area in such a manner as to interfere with the operation of any utilities and communication facilities. All and any communication company and utility, both public and private, shall have the right to remove and keep removed all or parts of any buildings which may in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems within the licensed area. All communication companies and utilities, both public and private, shall have the full right to remove and keep removed all parts of any buildings, fences, trees, or other improvements or growths which in any way may endanger or interfere with the construction, maintenance and efficiency of its respective system and shall at all times have the full right of ingress and egress to or from and upon the licensed area for the purpose of constructing, relocating, inspecting, patrolling, maintaining and adding to or removing all or part of its respective systems without the necessity at any time of procuring the permission of anyone.

AGENDA ITEM # 57

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 10

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 27P

SUBJECT

An ordinance abandoning two street easements to Lake Highlands Solutions, LLC, the abutting owner, containing a total of approximately 4,497 square feet of land, located near the intersection of Watercrest Parkway and Sedgwick Drive; and providing the quitclaim; and providing for the dedication of approximately 11,913 square feet of land needed for street right-of-way, of which 2,352 square feet processed shall be a land exchange - Revenue: $5,400, plus the $20 ordinance publication fee

BACKGROUND

This item authorizes the abandonment of two street easements to Lake Highlands Solutions, LLC, the abutting owner. The area will be included with the property of the abutting owner for the development of single family homes. The owner will dedicate approximately 11,913 square feet of land needed for street right-of-way, of which 2,352 square feet processed shall be a land exchange. The cost for this abandonment is the minimum processing fee pursuant to the Dallas City Code.

Notices were sent to 2 property owners located within 300 feet of the proposed abandonment area. There were no responses received in opposition to this request.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Revenue - $ 5,400, plus the $20 ordinance publication fee

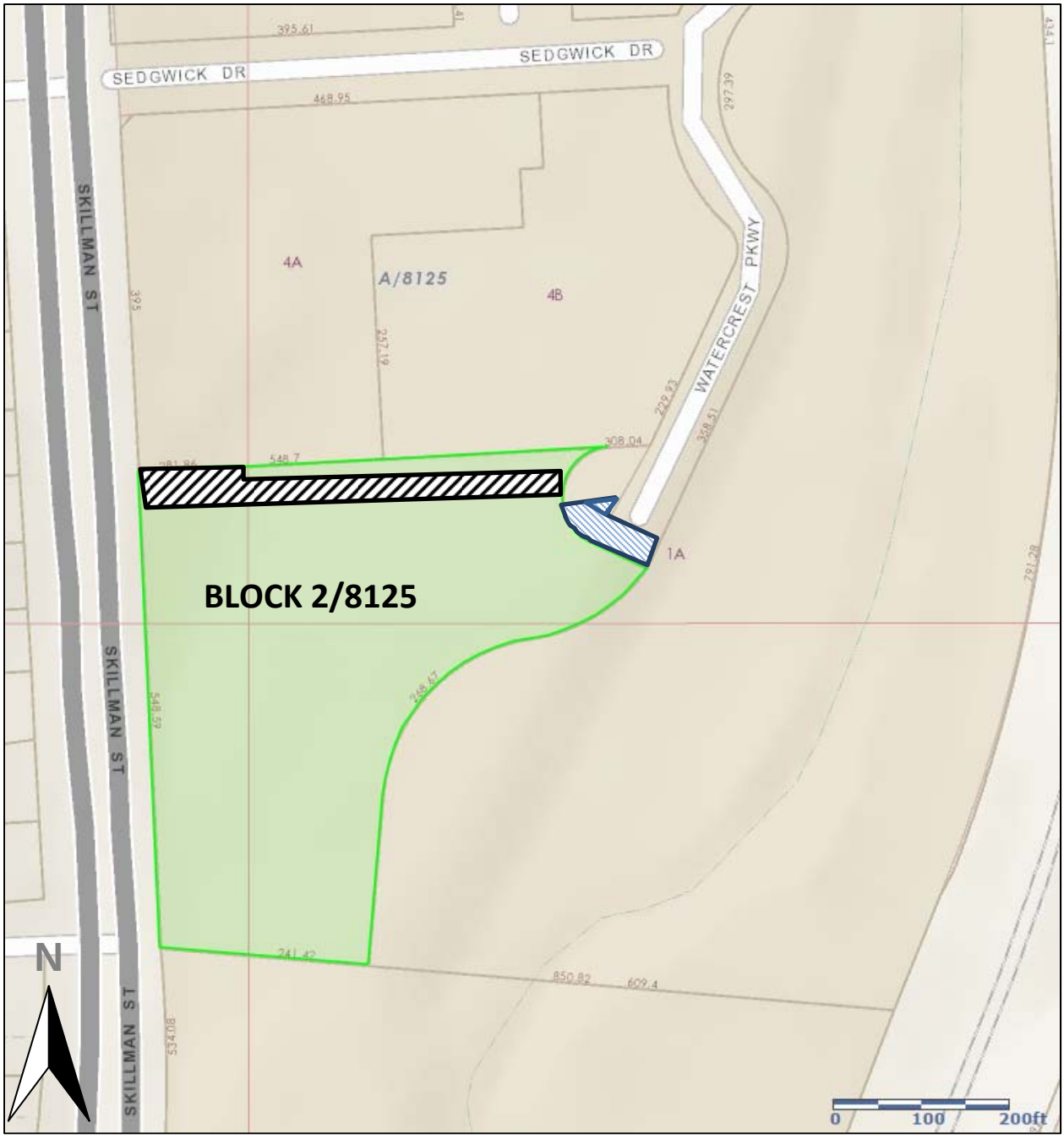
OWNER

Lake Highlands Solutions, LLC

Karlien De Clercq, Managing Member

MAP

Attached



ABANDONMENT AREAS:

DEDICATION AREA:

ORDINANCE NO. _____

An ordinance providing for the abandonment of two street easements located adjacent to City Block 2/8125 in the City of Dallas and County of Dallas, Texas; providing for the quitclaim thereof to Lake Highlands Solutions, LLC; providing for the terms and conditions of the abandonment and quitclaim made herein; providing for barricading; providing for the conveyance of needed land to the City of Dallas; providing for the indemnification of the City of Dallas against damages arising out of the abandonment herein; providing for the consideration to be paid to the City of Dallas; providing for the payment of the publication fee; providing a future effective date for this abandonment; and providing an effective date for this ordinance.

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WHEREAS, the City Council of the City of Dallas, acting pursuant to law and upon the request and petition of Lake Highlands Solutions, LLC, a Delaware limited liability company, hereinafter referred to as **GRANTEE**, deems it advisable to abandon and quitclaim the hereinafter described tracts of land to **GRANTEE**, and is of the opinion that, subject to the terms and conditions herein provided, said two street easements are not needed for public use, and same should be abandoned and quitclaimed to **GRANTEE**, as hereinafter stated; and

WHEREAS, the City Council of the City of Dallas is of the opinion that the best interest and welfare of the public will be served by abandoning and quitclaiming the same to **GRANTEE** for the consideration and subject to the terms and conditions hereinafter more fully set forth.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the tracts of land described in Exhibit A, which is attached hereto and made a part hereof for all purposes, be and the same is abandoned, vacated and closed insofar as the right, title and interest of the public are concerned; subject, however, to the conditions and future effective date hereinafter more fully set out.

SECTION 2. That for and in monetary consideration of the sum of **FIVE THOUSAND FOUR HUNDRED AND NO/100 DOLLARS ($5,400.00)** paid by **GRANTEE**, and the further consideration described in Sections 8, 9, 10, 11, 12, 15 and 16, the City of Dallas does by these presents **FOREVER QUITCLAIM** unto the said **GRANTEE**, subject to the conditions, reservations, future effective date, and exceptions hereinafter made and with the restrictions and upon the covenants below stated, all of its right, title and interest in and to the certain tracts of land hereinabove described in Exhibit A. **TO HAVE AND TO HOLD** all of such right, title and interest in and to the property and premises, subject aforesaid, together with all and singular the rights, privileges, hereditaments and appurtenances thereto in any manner belonging unto the said **GRANTEE** forever.

SECTION 3. That upon payment of the monetary consideration set forth in Section 2, **GRANTEE** accepts the terms, provisions, future effective date and conditions of this ordinance.

SECTION 4. That the Chief Financial Officer is hereby authorized to deposit the sum paid by **GRANTEE** pursuant to Section 2 above in the General Fund, Fund 0001, Department DEV, Balance Sheet 0519 and Department of Sustainable Development and Construction-Real Estate Division shall be reimbursed for the cost of obtaining the legal description, appraisal and other administrative costs incurred. The reimbursement proceeds shall be deposited in the General Fund, Fund 0001, Department DEV, Unit 1183, Object 5011 and any remaining proceeds shall be transferred to the General Capital Reserve Fund, Fund 0625, Department BMS, Unit 8888, Revenue Code 8416.

SECTION 5. That the abandonment and quitclaim provided for herein are made subject to all present zoning and deed restrictions, if the latter exist, and are subject to all existing easement rights of others, if any, whether apparent or non-apparent, aerial, surface, underground or otherwise, and are further subject to the conditions contained in Exhibit B, which is attached hereto and made a part hereof for all purposes.

SECTION 6. That the terms and conditions contained in this ordinance shall be binding upon **GRANTEE**, its successors and assigns.

SECTION 7. That the abandonment and quitclaim provided for herein shall extend only to the public right, title, easement and interest, and shall be construed to extend only to that interest the Governing Body of the City of Dallas may legally and lawfully abandon and vacate.

SECTION 8. That as a condition of this abandonment and as a part of the consideration for the quitclaim to **GRANTEE** herein, **GRANTEE**, its successors and assigns, agree to indemnify, defend, release and hold harmless the City of Dallas as to any and all claims for damages, fines, penalties, costs or expenses to persons or property that may arise out of, or be occasioned by or from: (i) the use and occupancy of the areas described in Exhibit A by **GRANTEE**, its successors and assigns; (ii) the presence, generation, spillage, discharge, release, treatment or disposition of any Hazardous Substance on or affecting the areas set out in Exhibit A; (iii) all corrective actions concerning any discovered Hazardous Substances on or affecting the areas described in Exhibit A, which **GRANTEE**, its successors and assigns, agree to undertake and complete in accordance with applicable federal, state and local laws and regulations; and (iv) the abandonment, closing, vacation and quitclaim by the City of Dallas of the areas set out in Exhibit A. **GRANTEE**, its successors and assigns, hereby agree to defend any and all suits, claims, or causes of action brought against the City of Dallas on account of same, and discharge any judgment or judgments that may be rendered against the City of Dallas in connection therewith. For purposes hereof, "Hazardous Substance" means the following: (a) any "hazardous substances" under the Comprehensive Environmental Response, Compensation, and Liability Act, 42 U.S.C. Section 9601 et seq., as amended; (b) any "hazardous substance" under the Texas Hazardous Substances Spill Prevention and Control Act, TEX. WATER CODE, Section 26.261 et seq., as amended; (c) petroleum or petroleum-based products (or any derivative or hazardous constituents thereof or additives thereto), including without limitation, fuel and lubricating oils; (d) any "hazardous chemicals" or "toxic chemicals" under the Occupational Safety and Health Act, 29 U.S.C. Section 651 et seq., as amended; (e) any "hazardous waste" under the Resource Conservation and Recovery Act, 42 U.S.C. Section 6901 et seq., as amended; and (f) any "chemical substance" under the Toxic Substance Control Act, 15 U.S.C. Section 2601 et seq., as amended.

SECTION 8. (continued)

References to particular acts or codifications in this definition include all past and future amendments thereto, as well as applicable rules and regulations as now or hereafter promulgated thereunder.

SECTION 9. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall connect future development on **GRANTEE's** abutting property site to Watercrest Parkway and **GRANTEE** shall maintain the cul-de-sac portion of the abandoned area until new development begins.

SECTION 10. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall file a final replat of the adjoining properties prior to the issuance of any building permits affecting the tracts of land abandoned and quitclaimed herein. This final replat shall be recorded by **GRANTEE** in the official real property records of the county in which the abandoned area is located after its approval by the City Plan Commission of the City of Dallas.

SECTION 11. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall convey by General Warranty Deed to the City of Dallas, within 120 days of the effective date of this ordinance, good, indefeasible and marketable fee simple title, subject to only those title exceptions approved by the City Attorney, and insured by an owner's policy of title insurance approved as to form by the City Attorney, to certain properties located in City Block 2/8125, containing approximately 11,913 square feet of land, a description of which is attached hereto and made a part hereof as Exhibit D. This abandonment shall not be effective unless and until this dedication is completed as herein provided and failure to convey the above described property as set forth shall render this ordinance null and void and of no further effect.

SECTION 12. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall proceed to consummate a land exchange under 272.001 of the Texas Local Government Code, authorized by City resolution, wherein, by deed without warranty, a parcel of land in City Block 2/8125

SECTION 12. (continued)

containing approximately 2,352 square feet of land, a description of which is attached hereto and made a part of hereof as Exhibit C, shall be conveyed to **GRANTEE**. Failure to complete the exchange set forth in this section shall render this ordinance null and void and of no further effect.

SECTION 13. That at such time as the instrument described in Section 11 above is executed and delivered to the City of Dallas and has been approved as to form by the City Attorney it be accepted, and thereafter, the Director of Department of Sustainable Development and Construction is authorized and directed to record said instrument in the official real property records of the county in which the subject property is located.

SECTION 14. That this ordinance and properly executed General Warranty Deed, approved as to form by the City Attorney, be forwarded to a title insurance company for closing. Subsequent to closing, all instruments conveying real estate interests to the City of Dallas shall be recorded in the official real property records of the county in which the subject property is located and thereafter returned to the City Secretary for permanent record.

SECTION 15. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall pay all closing costs and title expenses associated with the acquisition of the property described in Section 11 above.

SECTION 16. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall, immediately upon the effectiveness of this ordinance, close, barricade and/or place signs in the area described in Exhibit A in accordance with detailed plans approved by the Director of Department of Sustainable Development and Construction. **GRANTEE's** responsibility for keeping the area described in Exhibit A closed, barricaded and/or the signs in place shall continue until the street improvements and intersection returns are removed by **GRANTEE**, its successors and assigns, to the satisfaction of the Director of Department of Sustainable Development and Construction.

SECTION 17. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the official real property records of the county

SECTION 17. (continued)

in which the abandonment area is located, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the monetary consideration set forth in Section 2, plus the fee for the publishing of this ordinance, which **GRANTEE** shall likewise pay, and the filing of the final replat set forth in Section 10 and completion of the dedication set forth in Section 11, the Director of Department of Sustainable Development and Construction, or designee: (i) shall deliver to **GRANTEE** a certified copy of this ordinance, and (ii) is authorized to and shall prepare and deliver a **QUITCLAIM DEED** with regard to the areas abandoned herein, to **GRANTEE** hereunder, same to be executed by the City Manager on behalf of the City of Dallas, attested by the City Secretary and approved as to form by the City Attorney. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one year after its passage.

SECTION 18. That this contract is designated as Contract No. DEV-2017-00001825.

SECTION 19. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
Assistant Director

Passed _____.

STREET EASEMENT ABANDONMENT

Part of Watercrest Parkway, Part of two Street Easements and
Part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1
W.P. Wyche Survey, Abstract No. 1522
City of Dallas, Dallas County, Texas

EXHIBIT A-TRACT 1

DESCRIPTION, of a 295 square foot (0.007 acre) tract of land situated in the W.P. Wyche Survey, Abstract No. 1522, City of Dallas, Dallas County, Texas; said tract being part of that Street Easement recorded in Instrument No. 200900092385 of the Official Public Records of Dallas County, Texas and part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1, an addition to the City of Dallas according to the plat recorded in Volume 76202, Page 379 of the Deed Records of Dallas County, Texas; said tract also being part of that tract of land described in Special Warranty Deed to Lake Highlands Solutions, LLC recorded in Instrument No. 201600171839 of said Official Public Records; said 295 square foot tract being more particularly described as follows (bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas):

COMMENCING at an aluminum disc stamped "PACHECO KOCH LHTC A/8125" found in the northwest right-of-way line of Watercrest Parkway (a 64-foot wide right-of-way), said point being the southeast corner of Lot 4B, Block A/8125, Lake Highlands Town Center, an addition to the City of Dallas according to the plat recorded in Instrument No. 201400224254 of said Official Public Records;

> THENCE, South 24 degrees, 21 minutes, 49 seconds West, along the said northwest line of Watercrest Parkway, a distance of 72.57 feet to a MAG nail with washer set for corner; said point being the POINT OF BEGINNING;

THENCE, South 24 degrees, 21 minutes, 49 seconds West, continuing along the said northwest line of Watercrest Parkway, a distance of 19.64 feet to the southwest corner of said Watercrest Parkway; said point also being the south corner of said Street Easement;

THENCE, North 65 degrees, 38 minutes, 11 seconds West, along the southwest line of said Street Easement, a distance of 2.00 feet to the beginning of a tangent curve to the right;

THENCE, in a northwesterly direction continuing along said Street Easement and along said curve to the right, having a central angle of 22 degrees, 32 minutes, 44 seconds, a radius of 66.00 feet, a chord bearing and distance of North 54 degrees, 21 minutes, 49 seconds West, 25.80 feet, an arc distance of 25.97 feet to a point for corner;

THENCE, North 86 degrees, 14 minutes, 00 seconds East, departing the southwest line of said Street Easement, a distance of 30.96 feet to the POINT OF BEGINNING;

CONTAINING: 295 square feet or 0.007 acres of land, more or less.

(A survey plat of even survey date herewith accompanies this description.)

The undersigned, Registered Professional Land Surveyor, hereby certifies that the foregoing description accurately sets out the metes and bounds of the abandonment tract described.

10/3/16

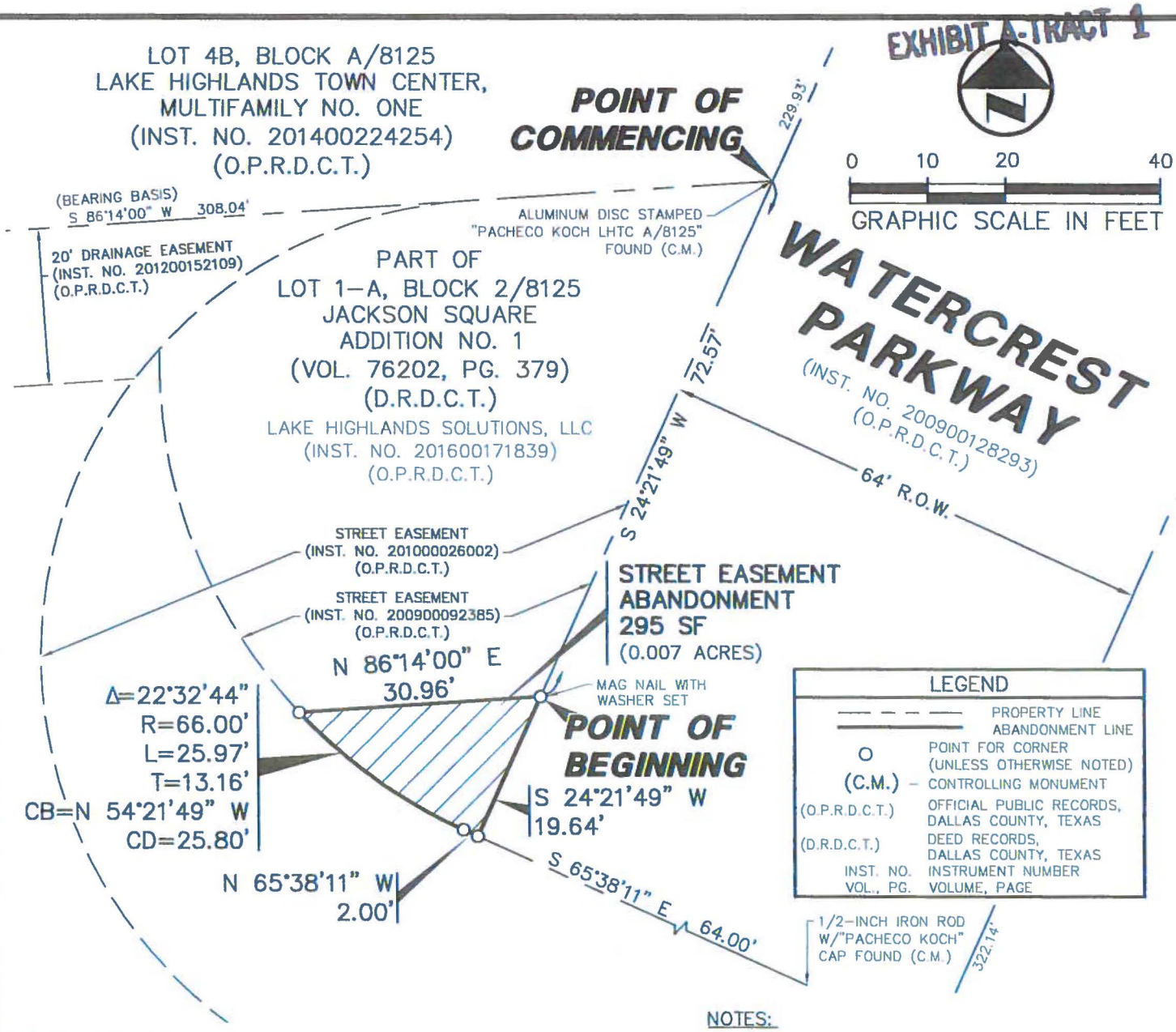
Michael Larry Lewis, Jr. Date
Registered Professional Land Surveyor No. 5773
Pacheco Koch, LLC
6100 Western Place, #1001, Fort Worth TX 76107
(817) 412-7155
TX Reg. Surveying Firm LS-10193824

STATE OF TEXAS
REGISTERED
MICHAEL LARRY LEWIS, JR.
5773
PROFESSIONAL
LAND SURVEYOR

(For SPRG use only)
Reviewed By:
Date: 10.03.2016
SPRG NO: 3864

2253-15.412EX2.doc
2253-15.412EX2.dwg RMT

EXHIBIT A-TRACT 1



NOTES:

1. A metes and bounds description of even survey date herewith accompanies this plat of survey.
2. Bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas.

(For SPRG use only)
Reviewed By: JR
Date: 10.03.2016
SPRG NO: 3864

The undersigned, Registered Professional Land Surveyor, hereby certifies that this plat of survey accurately sets out the metes and bounds of the abandonment tract described.

STATE OF TEXAS
REGISTERED
MICHAEL LARRY LEWIS, JR.
5773
PROFESSIONAL
LAND SURVEYOR

10/3/16
Michael Larry Lewis, Jr. Date
Registered Professional
Land Surveyor No. 5773

STREET EASEMENT ABANDONMENT

PART OF WATERCREST PARKWAY,
PART OF TWO STREET EASEMENTS AND
PART OF LOT 1-A, BLOCK 2/8125,
JACKSON SQUARE ADDITION NO. 1
AND BEING OUT OF THE
W.P. WYCHE SURVEY, ABSTRACT NO. 1522,
CITY OF DALLAS, DALLAS COUNTY, TEXAS
PAGE 2 OF 2

Pacheco Koch
6100 WESTERN PLACE, SUITE 1001
FORT WORTH, TX 76107 817.412.7155
TX REG. ENGINEERING FIRM F-14439
TX REG. SURVEYING FIRM LS-10193824

DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
RMT	MLL	1"=20'	OCT. 2016	2253-15.412

M:\DWG-22\2253-15.412\DWG\SURVEY C3D 2015\2253-15.412EX2.DWG

STREET EASEMENT ABANDONMENT

Part of Watercrest Parkway, Part of two Street Easements and
Part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1
W.P. Wyche Survey, Abstract No. 1522
City of Dallas, Dallas County, Texas

EXHIBIT A-TRACT 2

DESCRIPTION, of a 4,202 square foot (0.096 acre) tract of land situated in the W.P. Wyche Survey, Abstract No. 1522, City of Dallas, Dallas County, Texas; said tract being part of that Street Easement recorded in Instrument No. 201000026002 of the Official Public Records of Dallas County, Texas and part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1, an addition to the City of Dallas according to the plat recorded in Volume 76202, Page 379 of the Deed Records of Dallas County, Texas; said tract also being part of that tract of land described in Special Warranty Deed to Lake Highlands Solutions, LLC recorded in Instrument No. 201600171839 of said Official Public Records; said 4,202 square foot tract being more particularly described as follows (bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas):

COMMENCING at an aluminum disc stamped "PACHECO KOCH LHTC A/8125" found in the northwest right-of-way line of Watercrest Parkway (a 64-foot wide right-of-way), said point being the southeast corner of Lot 4B, Block A/8125, Lake Highlands Town Center, an addition to the City of Dallas according to the plat recorded in Instrument No. 201400224254 of said Official Public Records;

THENCE, South 24 degrees, 21 minutes, 49 seconds West, along the said northwest line of Watercrest Parkway, a distance of 72.57 feet to a MAG nail with washer set for corner; said point being the POINT OF BEGINNING;

THENCE, South 24 degrees, 21 minutes, 49 seconds West, continuing along the said northwest line of Watercrest Parkway, a distance of 19.64 feet to the southwest corner of said Watercrest Parkway;

THENCE, South 65 degrees, 38 minutes, 11 seconds East, along the southwest line of Watercrest Parkway, a distance of 64.00 feet to a 1/2-inch iron rod with "PACHECO KOCH" cap found for the southeast corner of said Watercrest Parkway; said point being in the west line of that tract of land described in Warranty Deed to the City of Dallas recorded in Instrument No. 201100084491 of said Official Public Records; said point being the beginning of a non-tangent curve to the right;

THENCE, in a southerly direction, along the said west line of the City of Dallas tract, the east line of said Lake Highlands Solutions, LLC tract and said curve to the right, having a central angle of 10 degrees, 28 minutes, 41 seconds, a radius of 200.00 feet, a chord bearing and distance of South 29 degrees, 36 minutes, 09 seconds West, 36.52 feet, an arc distance of 36.58 feet to a point at the end of said curve; said point being in the southwest line of said Street Easement;

THENCE, North 65 degrees, 38 minutes, 11 seconds West, departing the said west line of the City of Dallas tract and said east line of Lake Highlands Solutions, LLC tract and along the southwest line of said Street Easement, a distance of 67.68 feet to the beginning of a tangent curve to the right;

(For SPRG use only)	
Reviewed By:	JK
Date:	10.03.2016
SPRG NO:	3865

STREET EASEMENT ABANDONMENT

Part of Watercrest Parkway, Part of two Street Easements and
Part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1
W.P. Wyche Survey, Abstract No. 1522
City of Dallas, Dallas County, Texas

EXHIBIT A-TRACT 2

THENCE, in a northwesterly direction, continuing along the southwest line of said Street Easement and along said curve to the right, having a central angle of 56 degrees, 28 minutes, 30 seconds, a radius of 58.50 feet, a chord bearing and distance of North 37 degrees, 23 minutes, 56 seconds West, 55.36 feet, an arc distance of 57.66 feet to a point for corner;

THENCE, North 86 degrees, 14 minutes, 00 seconds East, departing the southwest line of said Street Easement, a distance of 63.26 feet to the POINT OF BEGINNING;

CONTAINING: 4,202 square feet or 0.096 acres of land, more or less.

(A survey plat of even survey date herewith accompanies this description.)

The undersigned, Registered Professional Land Surveyor, hereby certifies that the foregoing description accurately sets out the metes and bounds of the abandonment tract described.

10/3/16

Michael Larry Lewis, Jr. Date
Registered Professional Land Surveyor No. 5773
Pacheco Koch, LLC
6100 Western Place, #1001, Fort Worth TX 76107
(817) 412-7155
TX Reg. Surveying Firm LS-10193824

STATE OF TEXAS REGISTERED MICHAEL LARRY LEWIS, JR. 5773 PROFESSIONAL LAND SURVEYOR

2253-15.412EX3.doc
2253-15.412EX3.dwg RMT

(For SPRG use only)	
Reviewed By:	
Date:	10.03.2016
SPRG NO:	3865

EXHIBIT A-TRACT 2

LEGEND	
— — — —	PROPERTY LINE
———	ABANDONMENT LINE
O	POINT FOR CORNER (UNLESS OTHERWISE NOTED)
(C.M.)	CONTROLLING MONUMENT
(O.P.R.D.C.T.)	OFFICIAL PUBLIC RECORDS DALLAS COUNTY TEXAS
(D.R.D.C.T.)	DEED RECORDS DALLAS COUNTY TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL., PG.	VOLUME, PAGE

LOT 4B, BLOCK A/8125
LAKE HIGHLANDS
TOWN CENTER,
MULTIFAMILY NO. ONE
(INST. NO. 201400224254)
(O.P.R.D.C.T.)

WATERCREST PARKWAY
(INST. NO. 200900128293)
(O.P.R.D.C.T.)

229.93'
322.14'

PART OF
LOT 1-A, BLOCK 2/8125
JACKSON SQUARE
ADDITION NO. 1
(VOL. 76202, PG. 379)
(D.R.D.C.T.)

CITY OF DALLAS
(INST. NO. 201100084491)
(O.P.R.D.C.T.)

POINT OF COMMENCING

ALUMINUM DISC STAMPED
"PACHECO KOCH LHTC A/8125"
FOUND (C.M.)

(BEARING BASIS)
S 86°14'00" W 308.04'

20' DRAINAGE EASEMENT
(INST. NO. 201200152109)
(O.P.R.D.C.T.)

64' R.O.W.

S 24°21'49" W
72.57'

STREET EASEMENT
(INST. NO. 200900092385)
(O.P.R.D.C.T.)

POINT OF BEGINNING

20' FLOODWAY MAINTENANCE EASEMENT
(VOL. 74172, PG. 1773)
(D.R.D.C.T.)
ABANDONED BY ORDINANCE NO. 27558
(INST. NO. 200900183828)
(O.P.R.D.C.T.)

Δ=56°28'30"
R=58.50'
L=57.66'
T=31.42'
CB=N 37°23'56" W
CD=55.36'

N 86°14'00" E
63.26'

MAG NAIL WITH
WASHER SET

S 24°21'49" W
19.64'

S 65°38'11" E
64.00'

1/2-INCH IRON ROD
W/"PACHECO KOCH"
CAP FOUND (C.M.)

0 25 50 100
GRAPHIC SCALE IN FEET

STREET EASEMENT
(INST. NO. 201000026002)
(O.P.R.D.C.T.)

N 65°38'11" W
67.68'

STREET EASEMENT ABANDONMENT
4,202 SF
(0.096 ACRES)

Δ=10°28'41"
R=200.00'
L=36.58'
T=18.34'
CB=S 29°36'09" W
CD=36.52'

PART OF
LOT 1-A, BLOCK 2/8125
JACKSON SQUARE
ADDITION NO. 1
(VOL. 76202, PG. 379)
(D.R.D.C.T.)

LAKE HIGHLANDS SOLUTIONS, LLC
(INST. NO. 201600171839)
(O.P.R.D.C.T.)

L=160.84'

WATER AND WASTEWATER EASEMENT
(INST. NO. 20080295279)
(O.P.R.D.C.T.)

FLOODWAY MANAGEMENT AREA
(VOL. 74172, PG. 1773)
(D.R.D.C.T.)
ABANDONED BY
ORDINANCE NO. 27558
(INST. NO. 200900183828)
(O.P.R.D.C.T.)

(For SPRG use only)
Reviewed By: JLe
Date: 10.03.2016
SPRG NO: 3865

NOTES:

1. A metes and bounds description of even survey date herewith accompanies this plat of survey.
2. Bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas.

The undersigned, Registered Professional Land Surveyor, hereby certifies that this plat of survey accurately sets out the metes and bounds of the abandonment tract described.

STATE OF TEXAS
REGISTERED
MICHAEL LARRY LEWIS, JR.
5773
PROFESSIONAL
LAND SURVEYOR

Michael Larry Lewis, Jr. Date 10/3/16
Registered Professional
Land Surveyor No. 5773

Pacheco Koch
6100 WESTERN PLACE, SUITE 1001
FORT WORTH, TX 76107 817.412.7155
TX REG. ENGINEERING FIRM F-14439
TX REG. SURVEYING FIRM LS-10193824

DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
RMT	MLL	1"=50'	OCT. 2016	2253-15.412

STREET EASEMENT ABANDONMENT

PART OF WATERCREST PARKWAY,
PART OF TWO STREET EASEMENTS AND
PART OF LOT 1-A, BLOCK 2/8125,
JACKSON SQUARE ADDITION NO. 1
AND BEING OUT OF THE
W.P. WYCHE SURVEY, ABSTRACT NO. 1522,
CITY OF DALLAS, DALLAS COUNTY, TEXAS
PAGE 3 OF 3

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EXHIBIT B

ADDITIONAL ABANDONMENT PROVISIONS

That as a condition hereof, this abandonment is subject to any utilities or communication facilities, including without limitation water and wastewater lines, gas lines, and storm sewers, ("Facilities") presently located within the abandoned area described in Exhibit "A", owned and/or operated by the City of Dallas or any utility or communications company, public or private, ("Utility") and to the rights of any Utility for the use of the abandoned area for its Facilities. It is the intent of the foregoing to confirm and maintain and there is hereby reserved and excepted unto the City of Dallas, and not abandoned or conveyed hereunder, an easement (to which this abandonment is made expressly subject) over, upon, under, through, in, and across the abandoned area for each Utility for its respective Facilities located therein at the time of this abandonment, together with the right to make any subsequent alterations, additions, expansions, upgrades or modifications to such Facilities as may, from time to time be deemed necessary or convenient by the Utility owning and/or operating same. No buildings, structures (above or below ground) or trees shall be constructed or placed within the abandoned area without written consent of each affected Utility. Each Utility shall have the full right to remove and keep removed all or part of any buildings, fences, trees, or other improvements or growths which in any way may endanger or interfere with the construction, maintenance or efficiency of its respective Facilities lying within the abandoned area and shall at all times have the full right of ingress and egress to or from and upon the abandoned area for the purposes of reconstructing, removing, relocating, inspecting, patrolling, maintaining, expanding, upgrading, and/or adding to all or part of its Facilities without the necessity at any time of procuring the permission of anyone. The easement reserved hereunder and the conditions and restrictions to which this abandonment is subject shall remain for the benefit of the applicable Utility and/or operators of the Facilities until said Facilities are removed and relocated from the abandoned area. The relocation, removal or adjustment of any or all such Facilities, if made necessary by GRANTEE'S (whether one or more natural persons or legal entities) use of the abandonment area, shall be at the expense of GRANTEE herein, or GRANTEE'S successors and assigns. Should GRANTEE'S relocation or removal of the Facilities require the obtaining of new easements, the acquisition of same shall be at the expense of GRANTEE, GRANTEE'S successors and assigns. If any of the Facilities (or relocations thereof) are allowed to remain on any part of the abandoned area, the easements and buildings restrictions provided herein shall remain thereon. Upon removal or relocation of all of the Facilities, any easements reserved or created herein relating to such removed or relocated Facilities shall terminate, and any building restrictions herein created shall cease.

EXHIBIT C

LAND EXCHANGE PARCEL
Part of Watercrest Parkway
W.P. Wyche Survey, Abstract No. 1522
City of Dallas, Dallas County, Texas

DESCRIPTION, of a 2,352 square foot (0.054 acre) tract of land situated in the W.P. Wyche Survey, Abstract No. 1522, City of Dallas, Dallas County, Texas; said tract being part of Watercrest Parkway (a 64-foot wide right-of-way) recorded in Instrument No. 200900128293 of the Official Public Records of Dallas County, Texas; said 2,352 square foot tract being more particularly described as follows (bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas):

COMMENCING, at a 3-inch aluminum disc stamped "PACHECO KOCH LHTC A/8125" found in the northwest line of said Watercrest Parkway, said point being the southeast corner of Lot 4B, Block A/8125, Lake Highlands Town Center, an addition to the City of Dallas according to the plat recorded in Instrument No. 201400224254 of said Official Public Records;

> **THENCE**, South 24 degrees, 21 minutes, 49 seconds West, along the said northwest line of Watercrest Parkway, a distance of 72.57 feet to a MAG nail with washer set for corner; said point being the **POINT OF BEGINNING**;

THENCE, North 86 degrees, 14 minutes, 00 seconds East, departing the said northwest line of Watercrest Parkway, a distance of 72.57 feet to a 1/2-inch iron rod with "PACHECO KOCH" cap set for corner in the southeast line of said Watercrest Parkway and the west line of that tract of land described in Warranty Deed to the City of Dallas recorded in Instrument No. 201100084491 of said Official Public Records;

THENCE, South 24 degrees, 21 minutes, 49 seconds West, along the said southeast line of Watercrest Parkway and the said west line of the City of Dallas tract, a distance of 53.86 feet to a 1/2-inch iron rod with "PACHECO KOCH" cap found for the southeast corner of said Watercrest Parkway;

THENCE, North 65 degrees, 38 minutes, 11 seconds West, departing the said west line of the City of Dallas tract and along the southwest line of Watercrest Parkway, a distance of 64.00 feet to the southwest corner of said Watercrest Parkway;

THENCE, North 24 degrees, 21 minutes, 49 seconds East, along the said northwest line of Watercrest Parkway, a distance of 19.64 feet to the **POINT OF BEGINNING**;

CONTAINING 2,352 square feet or 0.054 acres of land, more or less.

(A survey plat of even survey date herewith accompanies this description.)

The undersigned, Registered Professional Land Surveyor, hereby certifies that the foregoing description accurately sets out the metes and bounds of the tract described.

6/5/17

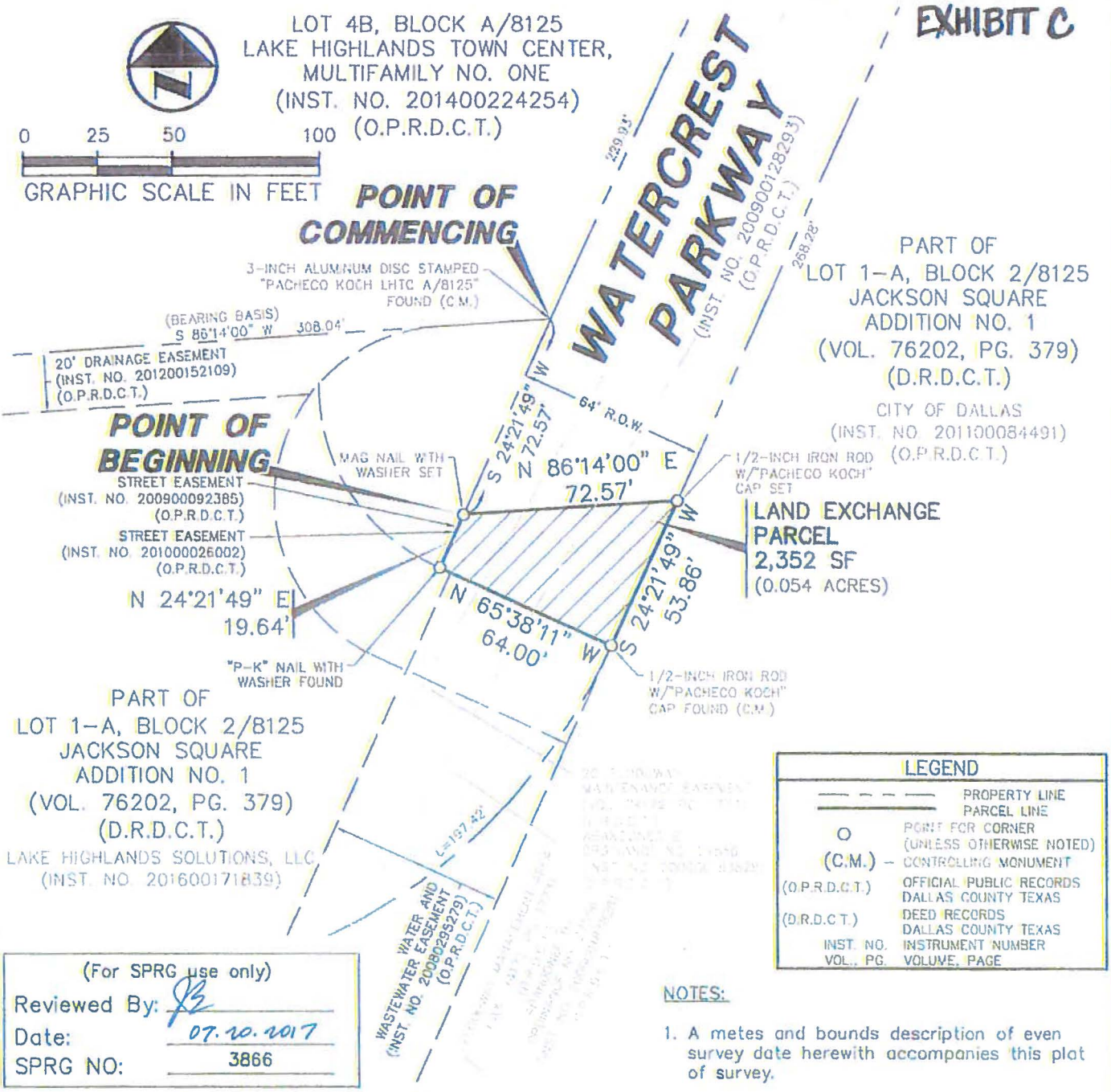
Michael Larry Lewis, Jr. Date
Registered Professional Land Surveyor No. 5773
Pacheco Koch, LLC
6100 Western Place, #1001, Fort Worth TX 76107
(817) 412-7155
TX Reg Surveying Firm LS-10193824

STATE OF TEXAS
REGISTERED
MICHAEL LARRY LEWIS JR.
5773
PROFESSIONAL
LAND SURVEYOR

(For SPRG use only)
Reviewed By:
Date: 07.20.2017
SPRG NO: 3866

2253-15 412EX1.doc
2253-15 412EX1 dwg RMT

EXHIBIT C



LEGEND	
— — — —	PROPERTY LINE
———	PARCEL LINE
O	POINT FOR CORNER (UNLESS OTHERWISE NOTED)
(C.M.)	CONTROLLING MONUMENT
(O.P.R.D.C.T.)	OFFICIAL PUBLIC RECORDS DALLAS COUNTY TEXAS
(D.R.D.C.T.)	DEED RECORDS DALLAS COUNTY TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL., PG.	VOLUME, PAGE

(For SPRG use only)
Reviewed By: JB
Date: 07.20.2017
SPRG NO: 3866

NOTES:

1. A metes and bounds description of even survey date herewith accompanies this plat of survey.
2. Bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas.

The undersigned, Registered Professional Land Surveyor, hereby certifies that this plat of survey accurately sets out the metes and bounds of the tract described.

STATE OF TEXAS
REGISTERED
MICHAEL LARRY LEWIS, JR.
5773
PROFESSIONAL
LAND SURVEYOR

6/5/17

Michael Larry Lewis, Jr. Date
Registered Professional
Land Surveyor No. 5773

Pacheco Koch
6100 WESTERN PLACE, SUITE 1001
FORT WORTH, TX 76107 817.412.7155
TX REG. ENGINEERING FIRM F-14439
TX REG. SURVEYING FIRM LS-10193824

DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
RMT	MLL	1"=50'	OCT. 2016	2253-15.412

LAND EXCHANGE PARCEL

PART OF WATERCREST PARKWAY
AND BEING OUT OF THE
W.P. WYCHE SURVEY, ABSTRACT NO. 1522,
CITY OF DALLAS, DALLAS COUNTY, TEXAS
PAGE 2 OF 2

M:\DWG-22\2253-15.412\DWG\SURVEY C3D 2015\2253-15.412EX1.DWG

EXHIBIT D

RIGHT-OF-WAY DEDICATION

Part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1
W.P. Wyche Survey, Abstract No. 1522
City of Dallas, Dallas County, Texas

DESCRIPTION, of a 11,913 square foot (0.273 acre) tract of land situated in the W.P. Wyche Survey, Abstract No. 1522, City of Dallas, Dallas County, Texas; said tract being part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1, an addition to the City of Dallas according to the plat recorded in Volume 76202, Page 379 of the Deed Records of Dallas County, Texas; said tract also being part of that tract of land described in Special Warranty Deed to Lake Highlands Solutions, LLC recorded in Instrument No. 201600171839 of the Official Public Records of Dallas County, Texas; said 11,913 square foot tract being more particularly described as follows (bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas):

COMMENCING, at a 3-inch aluminum disc stamped "PACHECO KOCH LHTC 2A/8125" found in the east right-of-way line of Skillman Street (a variable width right-of-way) recorded in Volume 3892, Page 532 and in Volume 3772, Page 457 of said Deed Records; said point being the southwest corner of Lot 4A, Block A/8125, Lake Highlands Town Center, an addition to the City of Dallas according to the plat recorded in Instrument No. 201400224254 of said Official Public Records;

> **THENCE**, North 86 degrees, 14 minutes, 00 seconds East, along the south line of said Block A/8125, a distance of 145.73 feet to the **POINT OF BEGINNING**; (N:7005661.22, E:2510622.72, Grid)

THENCE, North 86 degrees, 14 minutes, 00 seconds East, continuing along the south line of said Block A/8125, a distance of 444.18 feet to a 3-inch aluminum disc stamped "PACHECO KOCH LHTC 2A/8125" found in the west right-of-way line of Watercrest Parkway (a 64-foot wide right-of-way) recorded in Instrument No. 200900128293 of said Official Public Records;

THENCE, South 24 degrees, 21 minutes, 49 seconds West, along the said west line of Watercrest Parkway, a distance of 72.57 feet to a point for corner; (N:7005626.19, E:2511036.16, Grid)

THENCE, South 86 degrees, 14 minutes, 00 seconds West, departing the said west line of Watercrest Parkway, a distance of 63.26 feet to a point for corner in the west line of a Street Easement recorded in Instrument No. 201000026002 of said Official Public Records; said point being the beginning of a non-tangent curve to the right; (N:7005621.75, E:2510973.06, Grid)

THENCE, in a northerly direction, along the west line of said Street Easement and said curve to the right, having a central angle of 46 degrees, 33 minutes, 05 seconds, a radius of 58.50 feet, a chord bearing and distance of North 14 degrees, 06 minutes, 51 seconds East, 46.23 feet, an arc distance of 47.53 feet to a point for corner at the end of said curve; (N: 7005666.64, E: 2510984.13, Grid)

THENCE, South 86 degrees, 14 minutes, 00 seconds West , a distance of 360.90 feet to a point for corner; (N:7005641.27, E:2510624.12, Grid)

(For SPRG use only)	
Reviewed By:	G.S.
Date:	7-20-17
SPRG NO:	4162

EXHIBIT D

RIGHT-OF-WAY DEDICATION
Part of Lot 1-A, Block 2/8125, Jackson Square Addition No. 1
W.P. Wyche Survey, Abstract No. 1522
City of Dallas, Dallas County, Texas

THENCE, North 03 degrees, 46 minutes, 00 seconds West, a distance of 20.00 feet to the **POINT OF BEGINNING**;

CONTAINING: 11,913 square feet or 0.273 acres of land, more or less.

(A survey plat of even survey date herewith accompanies this description.)

The undersigned, Registered Professional Land Surveyor, hereby certifies that the foregoing description accurately sets out the metes and bounds of the dedication tract described.

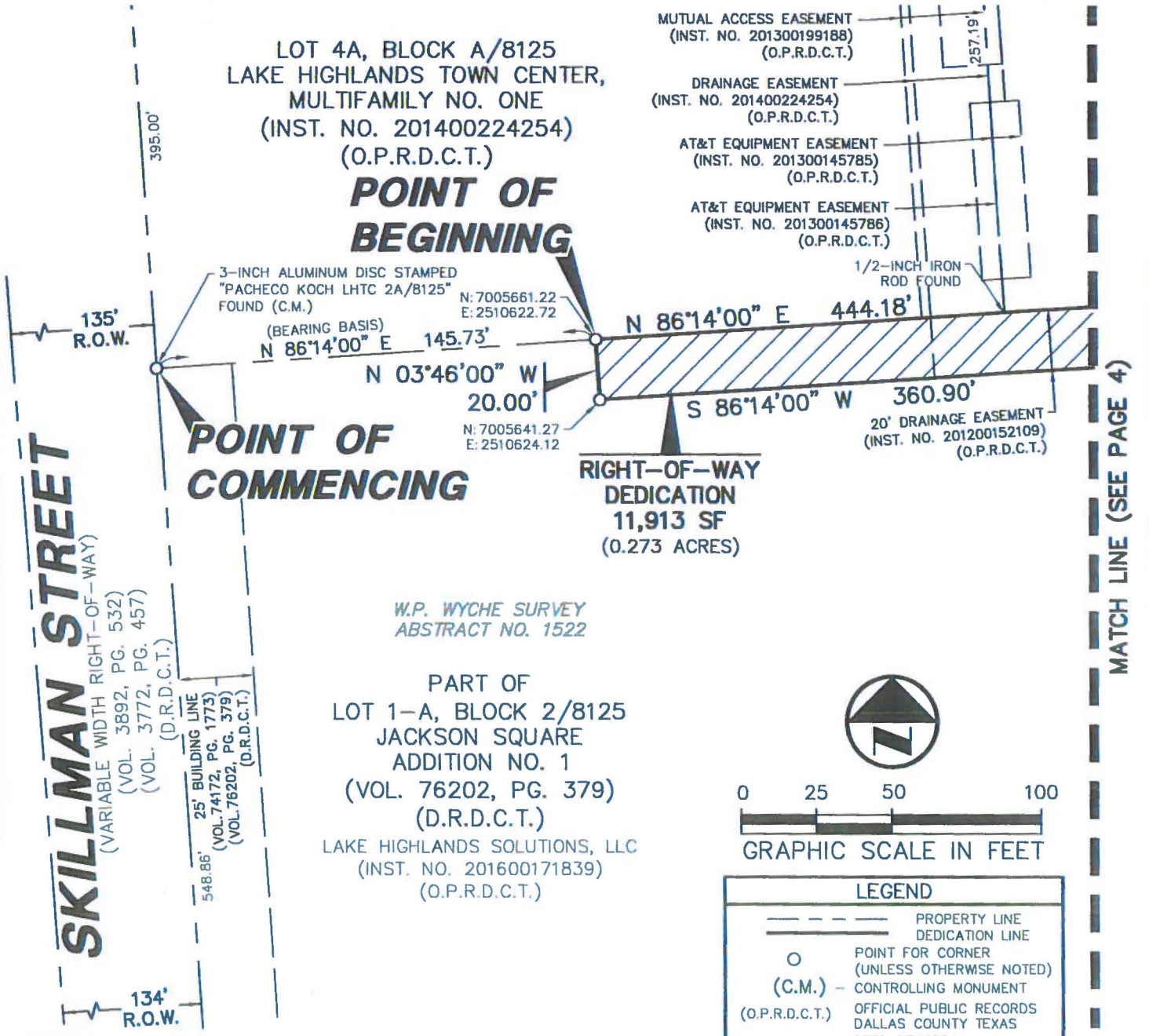
7/17/17

Michael Larry Lewis, Jr. Date
Registered Professional Land Surveyor No. 5773
Pacheco Koch, LLC
6100 Western Place, #1001, Fort Worth TX 76107
(817) 412-7155
TX Reg. Surveying Firm LS-10193824

2253-15.412EX5.doc
2253-15.412EX5.dwg

(For SPRG use only)	
Reviewed By:	G.S.
Date:	7-20-17
SPRG NO:	4162

EXHIBIT D



LEGEND	
— — — —	PROPERTY LINE
———	DEDICATION LINE
O	POINT FOR CORNER (UNLESS OTHERWISE NOTED)
(C.M.)	CONTROLLING MONUMENT
(O.P.R.D.C.T.)	OFFICIAL PUBLIC RECORDS DALLAS COUNTY TEXAS
(D.R.D.C.T.)	DEED RECORDS DALLAS COUNTY TEXAS
INST. NO.	INSTRUMENT NUMBER
VOL., PG.	VOLUME, PAGE
SF	SQUARE FEET

NOTES:

1. A metes and bounds description of even survey date herewith accompanies this plat of survey.
2. Bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas.
3. Coordinates shown are Texas State Plane Coordinate System, North Central Zone, North American Datum of 1983(2011) on grid values, no scale and no projection.

(For SPRG use only)
Reviewed By: G.S.
Date: 7-20-17
SPRG NO: 4162

Pacheco Koch
6100 WESTERN PLACE, SUITE 1001
FORT WORTH, TX 76107 817.412.7155
TX REG. ENGINEERING FIRM F-14439
TX REG. SURVEYING FIRM LS-10193824

DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
RMT	MLL/MCB	1"=50'	JULY 2017	2253-15.412

RIGHT-OF-WAY DEDICATION

PART OF LOT 1-A, BLOCK 2/8125,
JACKSON SQUARE ADDITION NO. 1
W.P. WYCHE SURVEY, ABSTRACT NO. 1522,
CITY OF DALLAS, DALLAS COUNTY, TEXAS
PAGE 3 OF 4

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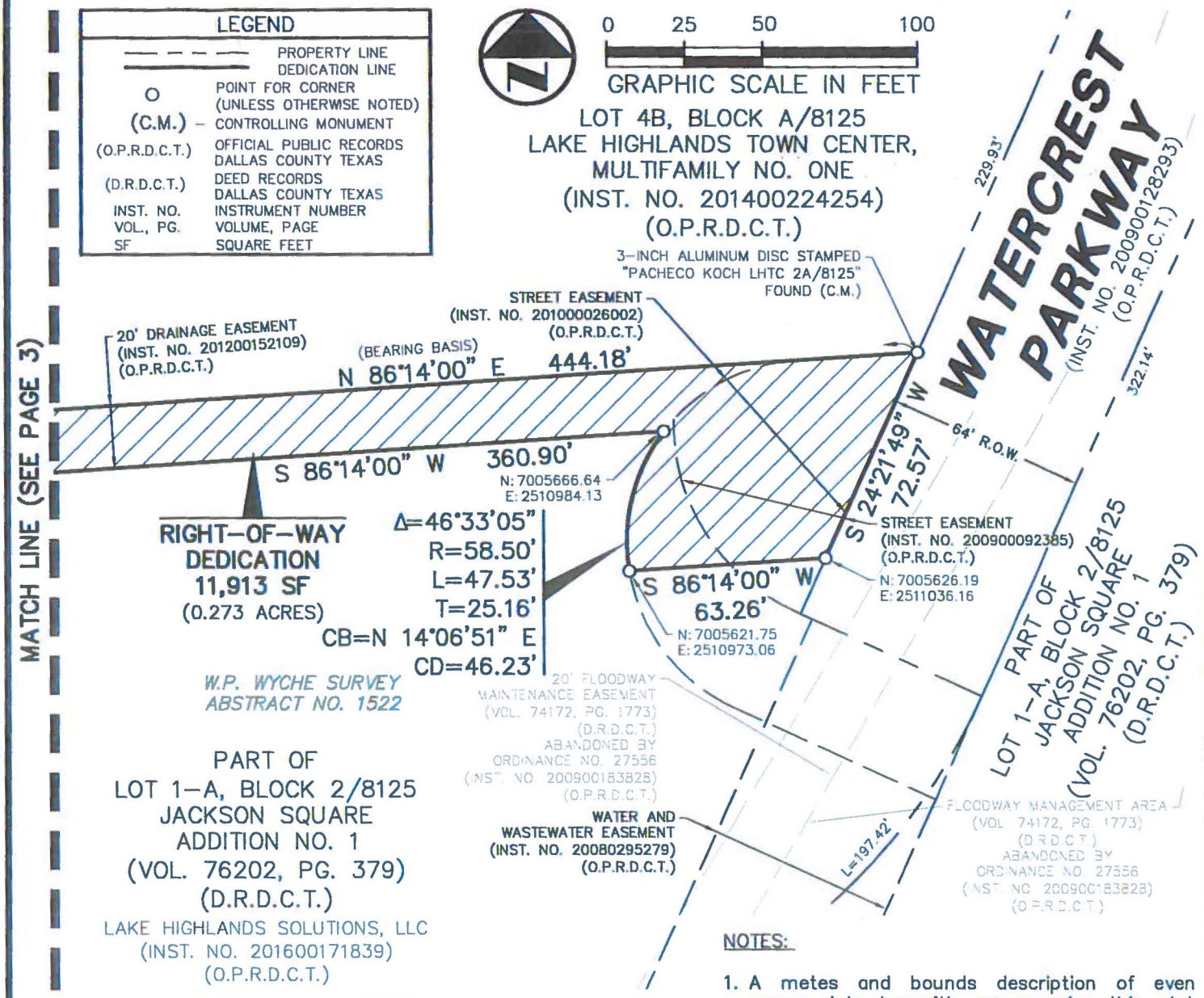
EXHIBIT D



NOTES:

1. A metes and bounds description of even survey date herewith accompanies this plat of survey.
2. Bearing system for this survey is based on a bearing of South 86 degrees, 14 minutes, 00 seconds West, for the south line of Lot 4B, Block A/8125 according to the plat of Lots 4A and 4B, Block A/8125, Lake Highlands Town Center, Multifamily No. One, an addition to the City of Dallas, recorded in Instrument No. 201400224254 of the Official Public Records, Dallas County, Texas.
3. Coordinates shown are Texas State Plane Coordinate System, North Central Zone, North American Datum of 1983(2011) on grid values, no scale and no projection.

(For SPRG use only)
Reviewed By: G.S.
Date: 7-20-17
SPRG NO: 4162

The undersigned, Registered Professional Land Surveyor, hereby certifies that this plat of survey accurately sets out the metes and bounds of the dedication tract described.

STATE OF TEXAS REGISTERED MICHAEL LARRY LEWIS, JR. 5773 PROFESSIONAL LAND SURVEYOR

7/17/17

Michael Larry Lewis, Jr. Date
Registered Professional
Land Surveyor No. 5773

Pacheco Koch
6100 WESTERN PLACE, SUITE 1001
FORT WORTH, TX 76107 817.412.7155
TX REG. ENGINEERING FIRM F-14439
TX REG. SURVEYING FIRM LS-10193824

DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
RMT	MLL/MCB	1"=50'	JULY 2017	2253-15.412

RIGHT-OF-WAY DEDICATION

PART OF LOT 1-A, BLOCK 2/8125,
JACKSON SQUARE ADDITION NO. 1
W.P. WYCHE SURVEY, ABSTRACT NO. 1522,
CITY OF DALLAS, DALLAS COUNTY, TEXAS
PAGE 4 OF 4

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AGENDA ITEM # 58

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 45K

SUBJECT

An ordinance abandoning aerial rights over a portion of North Akard Street to LICGF Dallas Lofts, Inc., the abutting owner, containing approximately 187 square feet of land, located near its intersection with Elm and North Akard Streets; and authorizing the quitclaim - Revenue: $8,509, plus the $20 ordinance publication fee

BACKGROUND

This item authorizes the abandonment of aerial rights over a portion of North Akard Street to LICGF Dallas Lofts, Inc., the abutting owner. The area will be included with the property of the abutting owner for eliminating an existing building encroachment. The cost for this abandonment is the minimum processing fee pursuant to the Dallas City Code, therefore, no appraisal is required.

Notices were sent to 91 property owners located within 300 feet of the proposed abandonment area. There were no responses received in opposition to this request.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Revenue - $8,509, plus the $20 ordinance publication fee

OWNER

LICGF Dallas Lofts, Inc.

Heiner Franssen, President

MAP

Attached

Abandonment Area:

ORDINANCE NO. _____

An ordinance providing for the abandonment of aerial rights over a portion of North Akard Street located adjacent to City Block 114 69 ½ in the City of Dallas and County of Dallas, Texas, subject to a reverter; providing for the quitclaim thereof to LICGF Dallas Lofts, Inc.; providing for the terms and conditions of the abandonment and quitclaim made herein; providing for the indemnification of the City of Dallas against damages arising out of the abandonment herein; providing for the consideration to be paid to the City of Dallas; providing for the payment of the publication fee; and providing an effective date.

ooo0ooo

WHEREAS, the City Council of the City of Dallas, acting pursuant to law and upon the request and petition of LICGF Dallas Lofts, Inc., a Delaware corporation, hereinafter referred to as **GRANTEE**, deems it advisable to abandon and quitclaim, subject to a reverter interest, the hereinafter described tract of space, and is of the opinion that, subject to the terms conditions and reverter herein provided, said aerial rights, over a portion of North Akard Street beginning at an elevation of 436 above mean sea level and extending to an elevation of 442 above mean sea level are not needed for public use, and same should be abandoned and quitclaimed to **GRANTEE**, as hereinafter provided, for the consideration hereinafter stated; and

WHEREAS, the City Council of the City of Dallas is of the opinion that the best interest and welfare of the public will be served by abandoning and quitclaiming the same to **GRANTEE** for the consideration and subject to the terms conditions and reverter, hereinafter more fully set forth.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the aerial rights, beginning at an elevation of 436 above mean sea level and extending to an elevation of 442 above mean sea level over the tract of land described in Exhibit A, which is attached hereto and made a part hereof, be and the

SECTION 1. (continued)

same is abandoned, vacated and closed insofar as the right, title and easement of the public are concerned; subject, however, to the reverter and the conditions hereinafter more fully set out.

SECTION 2. That for and in monetary consideration of the sum of **EIGHT THOUSAND FIVE HUNDRED NINE AND NO/100 ($8,509.00) DOLLARS** paid by **GRANTEE**, and the further consideration described in Section 8, the City of Dallas does by these presents QUITCLAIM unto the said **GRANTEE**, subject to the conditions, reservations and exceptions hereinafter made and with the reverter interest herein stated, all its right, title and interest in and to the aerial rights, beginning at an elevation of 436 above mean sea level and extending to an elevation of 442 above mean sea level over the tract of land hereinabove described in Exhibit A. Provided however, that if the existing encroachment situated on and adjacent to the area to be abandoned is ever: (i) partially demolished, removed or damaged and is not promptly thereafter repaired or rebuilt; (ii) substantially or totally demolished, removed or damaged; or (iii) abandoned in whole or in part by **GRANTEE**, its successors and assigns, then this ordinance and quitclaim shall be rendered null and void and the right, title and easement of the public shall absolutely revert without any necessity for suit or re-entry by the City; and no act or omission on the part of the City, its successors and assigns, shall be a waiver of the operation or enforcement of this ordinance. **TO HAVE AND TO HOLD** all of such right, title and interest in and to the property and premises, subject aforesaid, together with all and singular the rights, privileges, hereditaments and appurtenances thereto in any manner belonging unto the said **GRANTEE**.

SECTION 3. That upon payment of the monetary consideration set forth in Section 2, **GRANTEE** accepts the terms, provisions, and conditions of this ordinance.

SECTION 4. That the Chief Financial Officer is hereby authorized to deposit the sum paid by **GRANTEE** pursuant to Section 2 above in the General Fund, Fund 0001, Department DEV, Balance Sheet 0519 and Department of Sustainable Development and Construction-Real Estate Division shall be reimbursed for the cost of obtaining the

SECTION 4. (continued)

legal description, appraisal and other administrative costs incurred. The reimbursement proceeds shall be deposited in General Fund, Fund 0001, Department DEV, Unit 1183, Object 5011 and any remaining proceeds shall be transferred to the General Capital Reserve Fund, Fund 0625, Department BMS, Unit 8888, Revenue Code 8416.

SECTION 5. That the abandonment provided for herein is made subject to all present zoning and deed restrictions, if the latter exist, and are subject to all existing easement rights of others, if any, whether apparent or non-apparent, aerial, surface, underground or otherwise.

SECTION 6. That the terms and conditions contained in this ordinance shall be binding upon **GRANTEE**, its successors and assigns.

SECTION 7. That the abandonment and quitclaim provided for herein shall extend only to the public right, title, easement and interest, and shall be construed to extend only to that interest the Governing Body of the City of Dallas may legally and lawfully abandon and vacate.

SECTION 8. That as a condition of this abandonment and as a part of the consideration for the quitclaim to **GRANTEE** herein, **GRANTEE**, its successors and assigns, to the extent allowed by law, agree to indemnify, defend, release and hold harmless the City of Dallas as to any and all claims for damages, fines, penalties, costs or expenses to persons or property that may arise out of, or be occasioned by or from: (i) the use and occupancy of the area described in Exhibit A by **GRANTEE**, its successors and assigns; (ii) the presence, generation, spillage, discharge, release, treatment or disposition of any Hazardous Substance on or affecting the area set out in Exhibit A, (iii) all corrective actions concerning any discovered Hazardous Substances on or affecting the area described in Exhibit A, which **GRANTEE**, its successors and assigns, agree to undertake and complete in accordance with applicable federal, state and local laws and regulations; and (iv) the abandonment, closing, vacation and quitclaim by the City of Dallas of the area set out in Exhibit A. **GRANTEE**, its successors and assigns, hereby agree to defend any and all suits, claims, or causes of action brought against the City of Dallas on account of same, and discharge

SECTION 8. (continued)

any judgment or judgments that may be rendered against the City of Dallas in connection therewith. For purposes hereof, "Hazardous Substance" means the following: (a) any "hazardous substances" under the Comprehensive, Environmental Response, Compensation Liability Act, 42 U.S.C. Section 9601 et seq., as amended, (b) any "hazardous substances": under the Texas Hazardous Substances Spill Prevention and Control Act, TEX. WATER CODE, Section 26.261 et seq., as amended, (c) petroleum or petroleum-based products (or any derivative or hazardous constituents thereof or additives thereto), including without limitation, fuel and lubricating oils, (d) any "hazardous chemicals" or "toxic chemicals" under the Occupational Safety and Health Act, 29 U.S.C. Section 651 et seq., as amended, (e) any "hazardous waste" under the Resource Conservation and Recovery Act, 42 U.S.C. Section 6901 et seq., as amended; and (f) any "chemical substance" under the Toxic Substance Control Act, 15 U.S.C. Section 2601 et seq., as amended. References to particular acts or codifications in this definition include all past and future amendments thereto, as well as applicable rules and regulations as now or hereafter promulgated thereunder.

SECTION 9. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the Deed Records of Dallas County, Texas, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the monetary consideration set forth in Section 2, plus the fee for the publishing of this ordinance, which **GRANTEE** shall likewise pay, the Director of Department of Sustainable Development and Construction, or designee: (i) shall deliver to **GRANTEE** a certified copy of this ordinance, and (ii) is authorized to and shall prepare and deliver a **QUITCLAIM DEED** with regard to the area abandoned herein, subject to a reverter interest, to **GRANTEE** hereunder, same to be executed by the City Manager on behalf of the City of Dallas, attested by the City Secretary and approved as to form by the City Attorney. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one year after its passage.

SECTION 10. That this contract is designated as Contract No. DEV-2017-00002359.

SECTION 11. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
Assistant Director

Passed _____.

EXHIBIT A

AERIAL RIGHTS ABANDONMENT
part of N. Akard Street
adjacent to Lot 1A, Block 114 69–1/2
between the elevations of
436.00' and 442.00' above mean sea level
or between 10.5' and 16.5' above the crown of the street
John Grigsby Survey, Abstract No. 495
City of Dallas, Dallas County, Texas

PROPERTY DESCRIPTION

BEING a 187 square feet (0.004 acres) tract of land situated in the John Grigsby Survey, Abstract No. 495, City and County of Dallas, Texas, and being a portion of North Akard Street (a variable width public right of way) adjacent to Block 114/69–1/2 as dedicated by Smith, Murphy and Martins Addition, recorded in Volume H, Page 83 and Volume 143, Page 403, and being more particularly described as follows but only as to the portion of aerial rights abandonment between the elevations of 436.00 feet and 442.00 feet above mean sea level:

COMMENCING at a 1/2 inch iron rod found in the southeast line of Elm Street (an 80 foot public right–of–way) created by Ordinance Book 1–A, Page 133 and in the northerly line of a tract of land described as Tract II to LICGF DALLAS LOFTS, INC. by Special Warranty Deed with Vendor's Lien as recorded in Instrument No. 201600084619 Official Public Records, Dallas County, Texas (O.P.R.D.C.T), said rod also being the northwest corner of Lot 1A, Block 114 69–1/2 of MEA Addition, an addition to the City of Dallas as recorded in Instrument No. 20070252210 O.P.R.D.C.T.;

THENCE North 76°12'01" East, along the common line between said Elm Street and said Lot 1A for a distance of 50.31 feet to a nail found at the intersection of the southwest line of aforementioned North Akard Street and said southeast line of Elm Street, said nail also being the north corner of said Lot 1A;

THENCE South 13°46'54" East, along the common line between said southwest line of North Akard Street said Lot 1A for a distance of 63.83 feet to the POINT OF BEGINNING:

THENCE North 76°16'33" East, departing said common line and traveling over and across aforementioned North Akard Street for a distance of 5.23 feet to a corner;

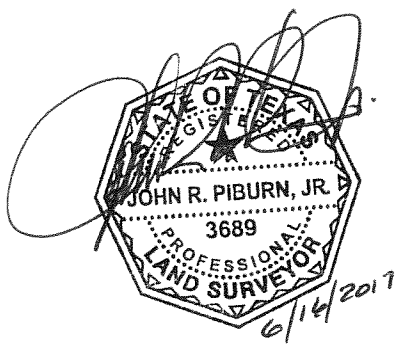
THENCE South 13°43'27" East, for a distance of 35.89 feet to a corner;

THENCE South 76°14'35" West, for a distance of 5.19 feet to a corner in the aforementioned common line between the southwest line of North Akard Street Lot 1A;

THENCE North 13°46'54" West, along said common line for a distance of 35.89 feet to the POINT OF BEGINNING and containing 187 square feet, or 0.004 acres of land, more or less.

(For SPRG use only)
Reviewed By: A. Rodriguez
Date: 6/16/17
SPRG NO.: 3747

BASIS OF BEARINGS:
Bearings are based upon the easterly line of Tract II per LICGF DALLAS LOFTS, INC (S 13°46'54" E) deed as recorded in Instrument No. 201600084619 Official Public Records of Dallas County, Texas.

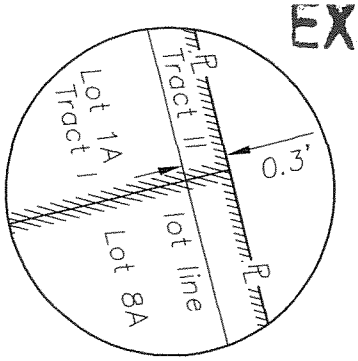


REV: June 16, 2017
DATE: August 19, 2016
Project No. 15099

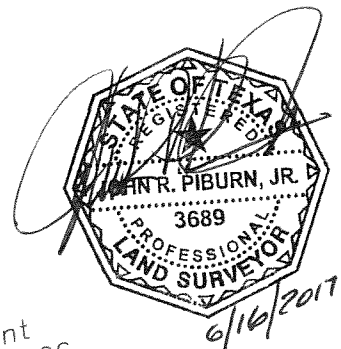
PIBURN& CARSON
801 East Campbell Road – Suite 575
Richardson, Texas 75081
Ph: 214.328.3500 Fax: 214.328.3512
email@piburncarson.com

EXHIBIT A

AERIAL RIGHTS ABANDONMENT
part of N. Akard Street
adjacent to Lot 1A, Block 114 69-1/2
between the elevations of
436.00' and 442.00' above mean sea level
or between 10.5' and 16.5' above the crown of the street
John Grigsby Survey, Abstract No. 495
City of Dallas, Dallas County, Texas

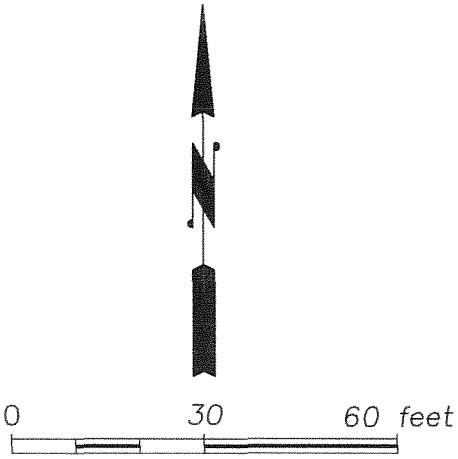


DETAIL A
not to scale

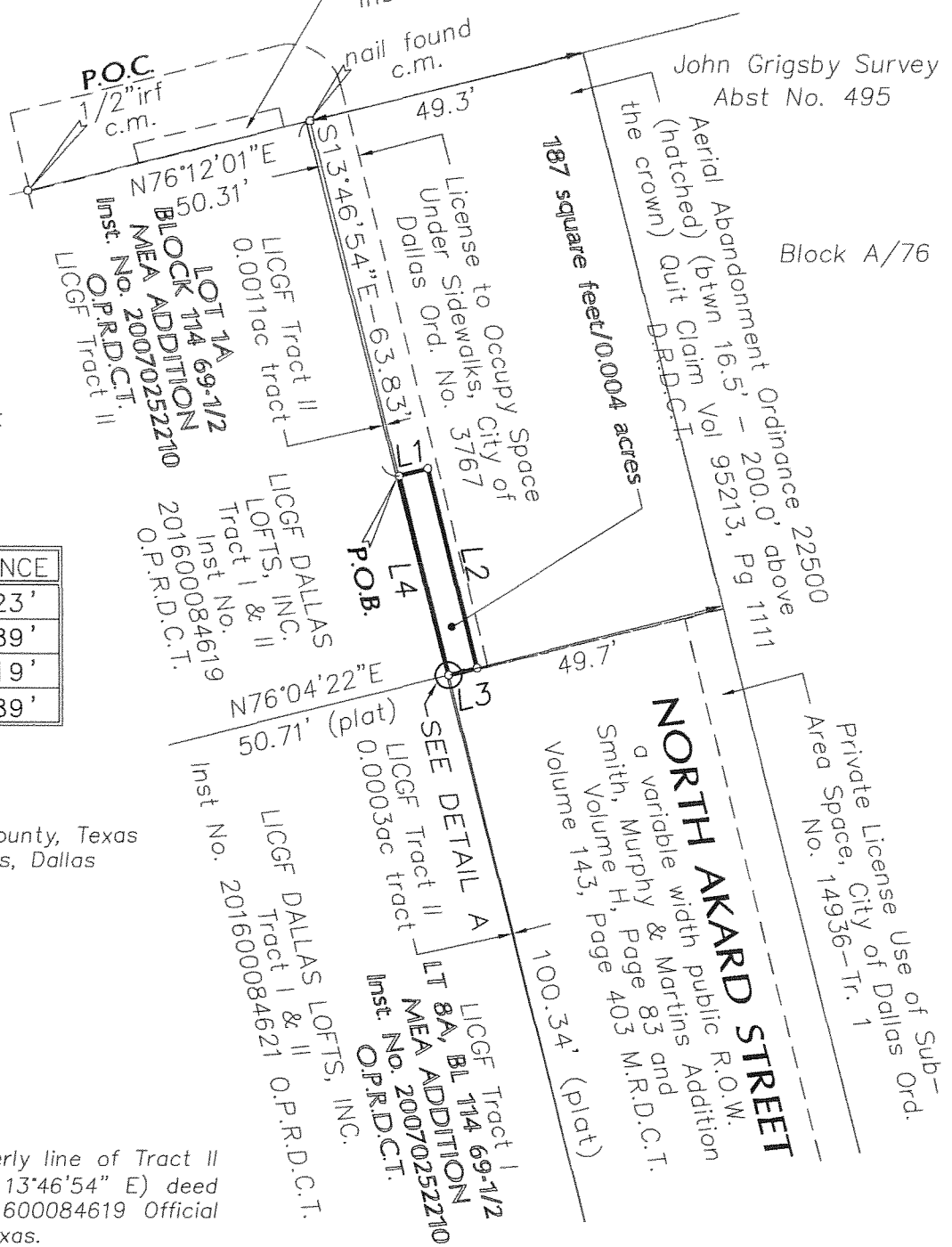


ELM STREET
80' public R.O.W.
Ordinance Book 1-A, Page 133

License Agreement
Inst No. 200900074106



SCALE: 1" = 30'



LINE TABLE

LINE	BEARING	DISTANCE
L1	N 76°16'33" E	5.23'
L2	S 13°43'27" E	35.89'
L3	S 76°14'35" W	5.19'
L4	N 13°46'54" W	35.89'

LEGEND:
c.m. – controlling monument
Inst. No. – Instrument Number
M.R.D.C.T. – Map Records, Dallas County, Texas
O.P.R.D.C.T. – Official Public Records, Dallas County, Texas
P.O.B. – Point of Beginning
P.O.C. – Point of Commencing
℄ – property line
R.O.W. – right-of-way
Ord. No. – Ordinance Number
ac – acres
btwn – between
Ord – ordinance

BASIS OF BEARINGS:
Bearings are based upon the easterly line of Tract II per LICGF DALLAS LOFTS, INC. (S 13°46'54" E) deed as recorded in Instrument No. 201600084619 Official Public Records of Dallas County, Texas.

(For SPRG use only)
Reviewed By: A. Rodriguez
Date: 6/16/17
SPRG NO.: 3747

REV: June 16, 2017
DATE: August 19, 2016
Project No. 15099

PIBURN & CARSON
801 East Campbell Road – Suite 575
Richardson, Texas 75081
Ph: 214.328.3500 Fax: 214.328.3512
email@piburncarson.com

AGENDA ITEM # 59

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 36B

SUBJECT

An ordinance abandoning a utility easement to Lincoln LAG, LTD., the abutting owner, containing approximately 3,555 square feet of land, located near the intersection of Matilda and Milton Streets - Revenue: $5,400, plus the $20 ordinance publication fee

BACKGROUND

This item authorizes the abandonment of a utility easement to Lincoln LAG, LTD., the abutting owner. The area will be included with the property of the abutting owner for the expansion of a grocery store. The cost for this abandonment is the minimum processing fee pursuant to the Dallas City Code, therefore, no appraisal is required.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Revenue - $5,400, plus the $20 ordinance publication fee

OWNER

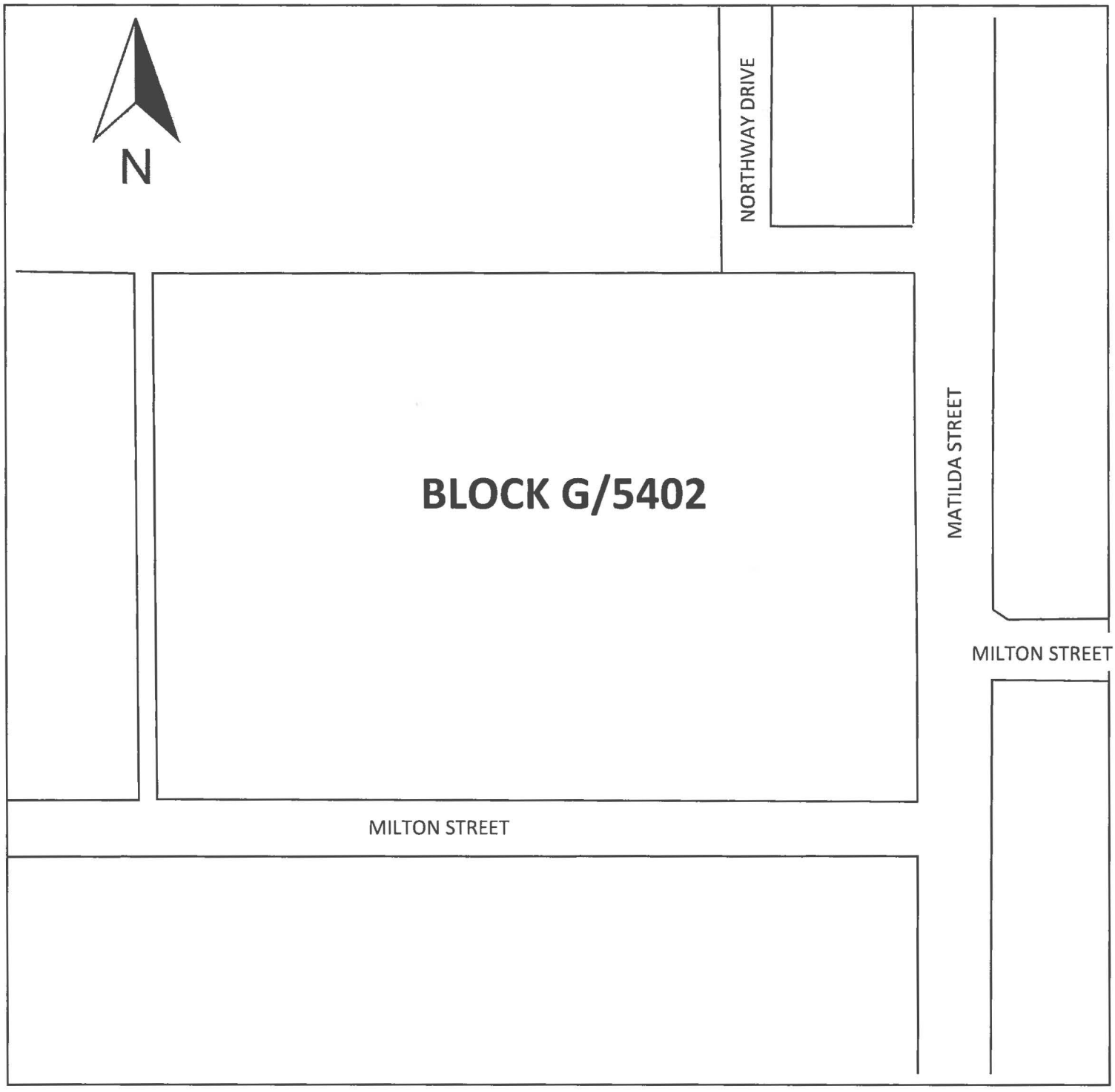
Lincoln LAG, LTD.

Akard Ervay, Inc.

William C. Duvall, President

MAP

Attached



ABANDONMENT AREA

ORDINANCE NO. _____

An ordinance providing for the abandonment and relinquishment of a utility easement, located in City Block G/5402 in the City of Dallas and County of Dallas, Texas; providing for the quitclaim thereof to Lincoln LAG, LTD.; providing for the terms and conditions of the abandonment, relinquishment and quitclaim made herein; the relocation of existing facilities; providing for the indemnification of the City of Dallas against damages arising out of the abandonment herein; providing for the consideration to be paid to the City of Dallas; providing a future effective date for the abandonment, relinquishment and quitclaim made herein; providing for the payment of the publication fee; and providing an effective date for this ordinance.

ooo0ooo

WHEREAS, the City Council of the City of Dallas, acting pursuant to law and upon the request and petition of Lincoln LAG, LTD., a Texas limited partnership; hereinafter referred to as **GRANTEE**, deems it advisable to abandon, relinquish and quitclaim the City of Dallas' right, title and interest in and to the hereinafter described tract of land to **GRANTEE**, and is of the opinion that, subject to the terms and conditions herein provided, said easement is no longer needed for municipal use, and same should be abandoned, relinquished and quitclaimed to **GRANTEE** as hereinafter provided, for the consideration hereinafter stated; and

WHEREAS, the City Council of the City of Dallas is of the opinion that the best interest and welfare of the City will be served by abandoning, relinquishing and quitclaiming the same to **GRANTEE** for the consideration and subject to the terms and conditions hereinafter more fully set forth.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City of Dallas hereby abandons and relinquishes all of its right, title and interest in and to the tract of land described in Exhibit A, attached hereto

SECTION 1. (continued)

and made a part hereof; subject, however, to the conditions and future effective date hereinafter more fully set out.

SECTION 2. That for and in monetary consideration of the sum of **FIVE THOUSAND FOUR HUNDRED AND NO/100 ($5,400.00) DOLLARS** paid by **GRANTEE**, and the further consideration described in Sections 8 and 9, the City of Dallas does by these presents **FOREVER QUITCLAIM** unto the said **GRANTEE**, subject to the conditions, reservations, future effective date and exceptions hereinafter made and with the restrictions and upon the covenants below stated, all its right, title and interest in and to the certain tract or parcel of land hereinabove described in Exhibit A. **TO HAVE AND TO HOLD** all of such right, title and interest in and to the property and premises, subject aforesaid, together with all and singular the rights, privileges, hereditaments and appurtenances thereto in any manner belonging unto the said **GRANTEE** forever.

SECTION 3. That upon payment of the monetary consideration set forth in Section 2, **GRANTEE** accepts the terms, provisions, and conditions of this ordinance.

SECTION 4. That the Chief Financial Officer is hereby authorized to deposit the sum paid by **GRANTEE** pursuant to Section 2 above in the General Fund, Fund 0001, Department DEV, Balance Sheet 0519 and Department of Sustainable Development and Construction-Real Estate Division shall be reimbursed for the cost of obtaining the legal description, appraisal and other administrative costs incurred. The reimbursement proceeds shall be deposited in General Fund, Fund 0001, Department DEV, Unit 1183, Object 5011 and any remaining proceeds shall be transferred to the General Capital Reserve Fund, Fund 0625, Department BMS, Unit 8888, Revenue Code 8416.

SECTION 5. That the abandonment, relinquishment and quitclaim provided for herein are made subject to all present zoning and deed restrictions, if the latter exist, and are subject to all existing easement rights of others, if any, whether apparent or non-apparent, aerial, surface, underground or otherwise.

SECTION 6. That the terms and conditions contained in this ordinance shall be binding upon **GRANTEE**, its successors and assigns.

SECTION 7. That the abandonment, relinquishment and quitclaim provided for herein shall extend only to that interest the Governing Body of the City of Dallas may legally and lawfully abandon, relinquish and quitclaim.

SECTION 8. That as a condition of this abandonment and as a part of the consideration for the quitclaim to **GRANTEE** herein, **GRANTEE**, its successors and assigns, agree to indemnify, defend, release and hold harmless the City of Dallas as to any and all claims for damages, fines, penalties, costs or expenses to persons or property that may arise out of, or be occasioned by or from: (i) the use and occupancy of the area described in Exhibit A by **GRANTEE**, its successors and assigns; (ii) the presence, generation, spillage, discharge, release, treatment or disposition of any Hazardous Substance on or affecting the area set out in Exhibit A; (iii) all corrective actions concerning any discovered Hazardous Substances on or affecting the area described in Exhibit A, which **GRANTEE**, its successors and assigns agree to undertake and complete in accordance with applicable federal, state and local laws and regulations; and (iv) the abandonment, closing, vacation and quitclaim by the City of Dallas of the area set out in Exhibit A. **GRANTEE,** its successors and assigns hereby agree to defend any and all suits, claims, or causes of action brought against the City of Dallas on account of same, and discharge any judgment or judgments that may be rendered against the City of Dallas in connection therewith. For purposes hereof, "Hazardous Substance" means the following: (a) any "hazardous substances" under the Comprehensive Environmental Response, Compensation, and Liability Act, 42 U.S.C. Section 9601 et seq., as amended; (b) any "hazardous substance" under the Texas Hazardous Substances Spill Prevention and Control Act, TEX. WATER CODE, Section 26.261 et seq., as amended; (c) petroleum or petroleum-based products (or any derivative or hazardous constituents thereof or additives thereto), including without limitation, fuel and lubricating oils; (d) any "hazardous chemicals" or "toxic chemicals" under the Occupational Safety and Health Act, 29 U.S.C. Section 651 et seq., as amended; (e) any "hazardous waste" under the Resource Conservation and Recovery Act, 42 U.S.C. Section 6901 et seq., as amended; and (f) any "chemical substance" under the Toxic Substance Control Act, 15 U.S.C. Section 2601 et seq., as amended.

SECTION 8. (continued)

References to particular acts or codifications in this definition include all past and future amendments thereto, as well as applicable rules and regulations as now or hereafter promulgated thereunder.

SECTION 9. That this abandonment, relinquishment and quitclaim of the City's right, title and interest in and to said utility easement shall not become effective until and unless: (i) the existing installations and facilities are relocated, at **GRANTEE's** expense, to the new easement, to be provided by **GRANTEE** and acceptable to the Director of Department of Sustainable Development and Construction, as is hereinafter provided; and (ii) plans for the construction and relocation of installations within the new easement are approved by the Director of Department of Sustainable Development and Construction; and (iii) said construction and relocation of installations are completed, approved and accepted in writing by the Director of Department of Sustainable Development and Construction. All work shall be done at the sole cost of **GRANTEE** and to the satisfaction of the Director of Department of Sustainable Development and Construction.

SECTION 10. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the Deed Records of Dallas County, Texas, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the monetary consideration set forth in Section 2, plus the fee for the publishing of this ordinance, which **GRANTEE** shall likewise pay, the Director of Department of Sustainable Development and Construction, or designee shall deliver to **GRANTEE** a certified copy of this ordinance. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one year after its passage.

SECTION 11. That this contract is designated as Contract No. DEV-2017-00002234.

SECTION 12. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
Assistant Director

Passed _____.

UTILITY EASEMENT ABANDONMENT
LINCOLN L.A.G. ADDITION
LOT 1A, BLOCK G/5402
W.P. CARDER SURVEY, ABSTRACT NO. 282
CITY OF DALLAS, DALLAS COUNTY, TEXAS

Exhibit A

Being a 3,555 square foot (0.0816 acres) tract of land situated in the W. P. Carder Survey, Abstract No. 282, City of Dallas, Dallas County, Texas, being part of Lot 1A, Block G/5402, Lincoln L.A.G. Addition, an addition to the City of Dallas according to the plat recorded in Volume 2002023, Page 35, Deed Records, Dallas County, Texas, being part of that tract (Tract 2) conveyed to Lincoln LAG, LTD. by Special Warranty Deed recorded in Instrument No. 201400120831, Official Public Records, Dallas County, Texas, and being a part of a Retained Utility Easement by Ordinance No. 24702 as shown on said Lincoln L.A.G. Addition, and being more particularly described as follows:

COMMENCING at a 1/2" iron rod with yellow plastic cap stamped "RLG INC" found for corner at the intersection of the west right-of-way line of Matilda Street (variable width right-of-way as created by Street Easement recorded in Volume 5149, Page 314, Deed Records, Dallas County, Texas) and the cut-off line between the west right-of-way line of said Matilda Street and the south right-of-way line of East Lovers Lane (variable width right-of-way as created by said Street Easement), said corner being the southerly northeast corner of said Lot 1A;

THENCE South 00° 02' 20" East along the west right-of-way line of said Matilda Street, the west line of said Street Easement and the east line of said Lot 1A a distance of 425.10 feet to a 1/2" iron rod with a yellow plastic cap stamped "RLG INC" set at the **POINT OF BEGINNING**, said rod being the southeast corner of the terminus of said Matilda Street, the most southerly southeast corner of said Street Easement and the northwest corner of said Retained Utility Easement;

THENCE South 89° 15' 00" East along the south terminus of said Matilda Street, the south line of said Street Easement and the north line of said Retained Utility Easement a distance of 18.93 feet to a 1/2" iron rod with yellow plastic cap stamped "RLG INC" set for corner, from which a found P.K. nail bears South 89° 15' 00" East a distance of 74.00 feet;

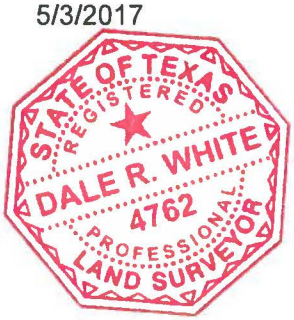
THENCE South 00° 06' 08" West, departing the south terminus of said Matilda Street, the south line of said Street Easement and the north line of said Retained Utility Easement, a distance of 190.00 feet to a P.K. nail set for corner;

THENCE South 89° 57' 40" West a distance of 18.46 feet to a P.K. nail set for corner in the west line of said Retained Utility Easement;

THENCE North 00° 02' 20" West along the west line of said Retained Utility Easement a distance of 190.26 feet to the **POINT OF BEGINNING** and containing 3,555 square feet or 0.0816 acres, more or less.

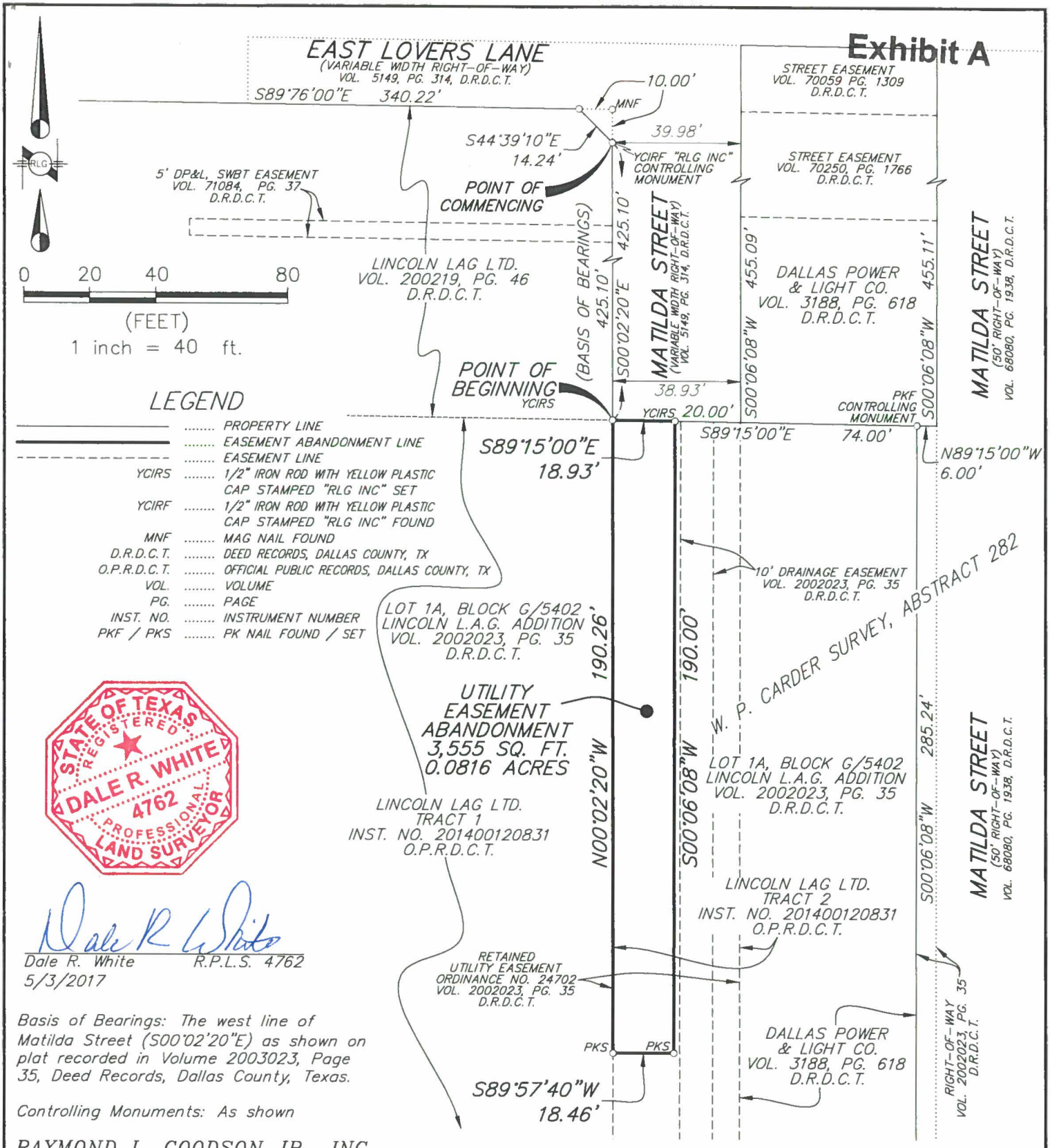
Basis of Bearings: The west line of Matilda Street (S00°02'20"E) as shown on plat recorded in Volume 2003023, Page 35, Deed Records, Dallas County, Texas.

Dale R. White R.P.L.S. NO. 4762
5/3/2017



(For SPRG use only)
Reviewed By: G.S.
Date: 6-12-17
SPRG NO.: 4153

Exhibit A



LEGEND

.....	PROPERTY LINE
.....	EASEMENT ABANDONMENT LINE
.....	EASEMENT LINE
YCIRS	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "RLG INC" SET
YCIRF	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "RLG INC" FOUND
MNF	MAG NAIL FOUND
D.R.D.C.T.	DEED RECORDS, DALLAS COUNTY, TX
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
VOL.	VOLUME
PG.	PAGE
INST. NO.	INSTRUMENT NUMBER
PKF / PKS	PK NAIL FOUND / SET

STATE OF TEXAS
REGISTERED
DALE R. WHITE
4762
PROFESSIONAL
LAND SURVEYOR

Dale R White

Dale R. White R.P.L.S. 4762
5/3/2017

Basis of Bearings: The west line of Matilda Street (S00°02'20"E) as shown on plat recorded in Volume 2003023, Page 35, Deed Records, Dallas County, Texas.

Controlling Monuments: As shown

RAYMOND L. GOODSON JR., INC.
12001 N. CENTRAL EXPY., STE 300
DALLAS, TX. 75243
214-739-8100
rlg@rlginc.com
TEXAS PE REC #F-493
TBPLS REC #100341-00

(For SPRG use only)
Reviewed By: G.S.
Date: 6-12-17
SPRG NO.: 4153

UTILITY EASEMENT ABANDONMENT
LINCOLN L.A.G. ADDITION
LOT 1A, BLOCK G/5402
W.P. CARDER SURVEY, ABSTRACT NO. 282
CITY OF DALLAS, DALLAS COUNTY, TEXAS

SCALE	1" = 40'	DATE	5/3/2017	SHEET	2 OF 2
JOB NO.	16356.10	E-FILE	16356.10	DWG NO.	26,581X

AGENDA ITEM # 60

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 6

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 43U

SUBJECT

An ordinance abandoning a drainage and utilities easement to The Pecan Deluxe Candy Company, the abutting owner, containing approximately 6,661 square feet of land, located near the intersection of Lone Star Drive and Postal Way - Revenue: $5,400, plus the $20 ordinance publication fee

BACKGROUND

This item authorizes the abandonment of a drainage and utilities easement to The Pecan Deluxe Candy Company, the abutting owner. The area will be included with the property of the abutting owner for expansion of the existing warehouse facility. The cost for this abandonment is the minimum processing fee pursuant to the Dallas City Code, therefore, no appraisal is required.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Revenue - $5,400, plus the $20 ordinance publication fee

OWNER

The Pecan Deluxe Candy Company

Jay Brigham, President

MAP

Attached

Log 44737

Applicant: The Pecan Deluxe Candy Company

Abandonment area:

ORDINANCE NO. _____

An ordinance providing for the abandonment and relinquishment of a drainage and utilities easement, located in City Block B/6159 in the City of Dallas and County of Dallas, Texas; providing for the quitclaim thereof to The Pecan Deluxe Candy Company; providing for the terms and conditions of the abandonment, relinquishment and quitclaim made herein; providing for the indemnification of the City of Dallas against damages arising out of the abandonment herein; providing for the consideration to be paid to the City of Dallas; providing for the payment of the publication fee; and providing an effective date for this ordinance.

ooo0ooo

WHEREAS, the City Council of the City of Dallas, acting pursuant to law and upon the request and petition of The Pecan Deluxe Candy Company, a Texas corporation; hereinafter referred to as **GRANTEE**, deems it advisable to abandon, relinquish and quitclaim the City of Dallas' right, title and interest in and to the hereinafter described tract of land to **GRANTEE**, and is of the opinion that, subject to the terms and conditions herein provided, said easement is no longer needed for municipal use, and same should be abandoned, relinquished and quitclaimed to **GRANTEE** as hereinafter provided, for the consideration hereinafter stated; and

WHEREAS, the City Council of the City of Dallas is of the opinion that the best interest and welfare of the City will be served by abandoning, relinquishing and quitclaiming the same to **GRANTEE** for the consideration and subject to the terms and conditions hereinafter more fully set forth.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City of Dallas hereby abandons and relinquishes all of its right, title and interest in and to the tract of land described in Exhibit A, attached hereto and made a part hereof; subject, however, to the conditions hereinafter more fully set out.

SECTION 2. That for and in monetary consideration of the sum of **FIVE THOUSAND FOUR HUNDRED AND NO/100 ($5,400.00) DOLLARS** paid by **GRANTEE**, and the further consideration described in Sections 8 and 9, the City of Dallas does by these presents **FOREVER QUITCLAIM** unto the said **GRANTEE**, subject to the conditions, reservations, and exceptions hereinafter made and with the restrictions and upon the covenants below stated, all its right, title and interest in and to the certain tract or parcel of land hereinabove described in Exhibit A. **TO HAVE AND TO HOLD** all of such right, title and interest in and to the property and premises, subject aforesaid, together with all and singular the rights, privileges, hereditaments and appurtenances thereto in any manner belonging unto the said **GRANTEE** forever.

SECTION 3. That upon payment of the monetary consideration set forth in Section 2, **GRANTEE** accepts the terms, provisions, and conditions of this ordinance.

SECTION 4. That the Chief Financial Officer is hereby authorized to deposit the sum paid by **GRANTEE** pursuant to Section 2 above in the General Fund, Fund 0001, Department DEV, Balance Sheet 0519 and Department of Sustainable Development and Construction-Real Estate Division shall be reimbursed for the cost of obtaining the legal description, appraisal and other administrative costs incurred. The reimbursement proceeds shall be deposited in General Fund, Fund 0001, Department DEV, Unit 1183, Object 5011 and any remaining proceeds shall be transferred to the General Capital Reserve Fund, Fund 0625, Department BMS, Unit 8888, Revenue Code 8416.

SECTION 5. That the abandonment, relinquishment and quitclaim provided for herein are made subject to all present zoning and deed restrictions, if the latter exist, and are subject to all existing easement rights of others, if any, whether apparent or non-apparent, aerial, surface, underground or otherwise.

SECTION 6. That the terms and conditions contained in this ordinance shall be binding upon **GRANTEE**, its successors and assigns.

SECTION 7. That the abandonment, relinquishment and quitclaim provided for herein shall extend only to that interest the Governing Body of the City of Dallas may legally and lawfully abandon, relinquish and quitclaim.

SECTION 8. That as a condition of this abandonment and as a part of the consideration for the quitclaim to **GRANTEE** herein, **GRANTEE**, its successors and assigns, agree to indemnify, defend, release and hold harmless the City of Dallas as to any and all claims for damages, fines, penalties, costs or expenses to persons or property that may arise out of, or be occasioned by or from: (i) the use and occupancy of the area described in Exhibit A by **GRANTEE**, its successors and assigns; (ii) the presence, generation, spillage, discharge, release, treatment or disposition of any Hazardous Substance on or affecting the area set out in Exhibit A; (iii) all corrective actions concerning any discovered Hazardous Substances on or affecting the area described in Exhibit A, which **GRANTEE**, its successors and assigns agree to undertake and complete in accordance with applicable federal, state and local laws and regulations; and (iv) the abandonment, closing, vacation and quitclaim by the City of Dallas of the area set out in Exhibit A. **GRANTEE**, its successors and assigns hereby agree to defend any and all suits, claims, or causes of action brought against the City of Dallas on account of same, and discharge any judgment or judgments that may be rendered against the City of Dallas in connection therewith. For purposes hereof, "Hazardous Substance" means the following: (a) any "hazardous substances" under the Comprehensive Environmental Response, Compensation, and Liability Act, 42 U.S.C. Section 9601 et seq., as amended; (b) any "hazardous substance" under the Texas Hazardous Substances Spill Prevention and Control Act, TEX. WATER CODE, Section 26.261 et seq., as amended; (c) petroleum or petroleum-based products (or any derivative or hazardous constituents thereof or additives thereto), including without limitation, fuel and lubricating oils; (d) any "hazardous chemicals" or "toxic chemicals" under the Occupational Safety and Health Act, 29 U.S.C. Section 651 et seq., as amended; (e) any "hazardous waste" under the Resource Conservation and Recovery Act, 42 U.S.C. Section 6901 et seq., as amended; and (f) any "chemical substance" under the Toxic Substance Control Act, 15 U.S.C. Section 2601 et seq., as amended. References to particular acts or codifications in this definition include all past and future amendments thereto, as well as applicable rules and regulations as now or hereafter promulgated thereunder.

SECTION 9. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall ensure Engineering design plans for 311T-9322 are approved by the City of Dallas ("city"), 3-way contracts are executed, and have the public infrastructure inspected and approved by the city.

SECTION 10. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the Deed Records of Dallas County, Texas, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the monetary consideration set forth in Section 2, plus the fee for the publishing of this ordinance, which **GRANTEE** shall likewise pay, the Director of Department of Sustainable Development and Construction, or designee shall deliver to **GRANTEE** a certified copy of this ordinance. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one year after its passage.

SECTION 11. That this contract is designated as Contract No. DEV-2017-00002487.

SECTION 12. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
Assistant Director

Passed _____.

DRAINAGE & UTILITIES EASEMENT ABANDONMENT
LONE STAR PARK
A PORTION OF BLOCK B/6159
L.G. COOMBS SURVEY, ABSTRACT NO. 289
CITY OF DALLAS, DALLAS COUNTY, TEXAS

Exhibit A

BEING A 6,661 SQUARE FOOT (0.1529 ACRE) TRACT OF LAND SITUATED IN THE L.G. COOMBS SURVEY, ABSTRACT NO. 289, BEING A PORTION OF BLOCK B/6159 OF LONE STAR PARK, AN ADDITION TO THE CITY OF DALLAS, TEXAS ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 73157, PAGE 1793 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS (D.R.D.C.T.), AND BEING A PORTION OF A CALLED 2.407 ACRE TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED TO THE PECAN DELUXE CANDY COMPANY RECORDED IN INSTRUMENT NO. 201600030312, OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS (O.P.R.D.C.T.), AND BEING A PORTION OF A CALLED 5.93 ACRE TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED (WITH VENDOR'S LIEN RETAINED BY THIRD PARTY) TO THE PECAN DELUXE CANDY COMPANY RECORDED IN VOLUME 93166, PAGE 5880, D.R.D.C.T., SAID 6,661 SQUARE FOOT TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH END OF A CORNER CLIP AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY 30, (VARIABLE WIDTH PUBLIC RIGHT-OF-WAY) AS RECORDED IN VOLUME 73179, PAGE 240, D.R.D.C.T. AND VOLUME 73179, PAGE 0222 D.R.D.C.T., WITH THE WEST RIGHT-OF-WAY LINE OF POSTAL WAY (80-FOOT PUBLIC RIGHT-OF-WAY), AS RECORDED IN VOLUME 73157, PAGE 1793, D.R.D.C.T, SAME BEING THE MOST SOUTHERLY CORNER OF A REMAINDER OF A CALLED 4.814 ACRE TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO DALLAS SOCIETY FOR THE PREVENTION OF CRUELTY OF ANIMALS D/B/A/ SPCA OF TEXAS RECORDED IN INSTRUMENT NO. 20070221971, O.P.R.D.C.T., FROM WHICH A 3-1/4 INCH DIAMETER ALUMINUM CAP STAMPED "TEXAS DEPARTMENT OF TRANSPORTATION R.O.W. MONUMENT" FOUND BEARS SOUTH 30°56'19 EAST, A DISTANCE OF 0.17 FEET;

THENCE, IN A WESTERLY DIRECTION ALONG THE COMMON LINE OF SAID DALLAS SOCIETY FOR THE PREVENTION OF CRUELTY OF ANIMALS D/B/A/ SPCA OF TEXAS TRACT OF LAND, SAID 2.407 ACRE TRACT OF LAND, SAID 5.93 ACRE TRACT OF LAND AND SAID NORTH RIGHT-OF-WAY LINE OF SAID INTERSTATE HIGHWAY 30, THE FOLLOWING:

NORTH 86°17'48" WEST, A DISTANCE OF 63.93 FEET TO A 3-1/4 INCH DIAMETER ALUMINUM CAP STAMPED "TEXAS DEPARTMENT OF TRANSPORTATION R.O.W. MONUMENT" FOUND FOR THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A RADIUS OF 2,893.79 FEET;

NORTHWESTERLY WITH SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 02°36'18", FOR AN ARC LENGTH OF 131.57 FEET, A CHORD BEARING OF NORTH 87°35'57" WEST AND A CHORD DISTANCE OF 131.56 FEET TO THE POINT OF TANGENCY;

NORTH 88°54'06" WEST, AT A DISTANCE OF 113.99 FEET PASSING THE SOUTHEAST CORNER OF SAID 2.407 ACRE TRACT OF LAND, CONTINUING A TOTAL DISTANCE OF 425.32 FEET TO THE **POINT OF BEGINNING**;

NORTH 88°54'06" WEST, AT A DISTANCE OF 10.00 FEET PASSING A 1/2-INCH IRON ROD FOUND AT THE SOUTHWEST CORNER OF SAID 2.407 ACRE TRACT OF LAND, SAME POINT BEING THE SOUTHEAST CORNER OF SAID 5.93 ACRE TRACT OF LAND, CONTINUING A TOTAL DISTANCE OF 20.00 FEET TO A POINT FOR CORNER;

THENCE NORTH 02°13'22" EAST, DEPARTING SAID COMMON LINE, OVER AND ACROSS SAID 5.93 ACRE TRACT OF LAND, A DISTANCE OF 333.23 FEET TO A POINT FOR CORNER IN THE NORTH LINE OF SAID 5.93 ACRE TRACT OF LAND AND BEING IN THE SOUTH RIGHT-OF-WAY LINE OF SAID LONE STAR DRIVE, (VARIABLE WIDTH PUBLIC RIGHT-OF-WAY) AS RECORDED IN VOLUME 73157, PAGE 1793, D.R.D.C.T,

(For SPRG use only)

Reviewed by: G.S. Date: 8-4-17 SPRG NO: 4145

DRAINAGE & UTILITIES EASEMENT ABANDONMENT
LONE STAR PARK
A PORTION OF BLOCK B/6159
L.G. COOMBS SURVEY, ABSTRACT NO. 289
CITY OF DALLAS, DALLAS COUNTY, TEXAS

Exhibit A

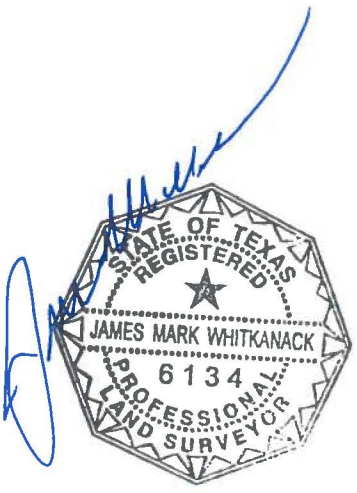
THENCE SOUTH 87°47'13" EAST, ALONG THE COMMON LINE OF SAID 5.93 ACRE TRACT OF LAND, SAID 2.407 ACRE TRACT OF LAND AND THE SOUTH RIGHT-OF-WAY LINE OF SAID LONE STAR DRIVE, AT A DISTANCE OF 10.00 FEET PASSING A 1/2 INCH IRON ROD WITH A PLASTIC CAP STAMPED "W.A.I." FOUND FOR THE NORTHEAST CORNER OF SAID 5.93 ACRE TRACT OF LAND, SAME BEING THE NORTHWEST CORNER OF SAID 2.407 ACRE TRACT OF LAND, CONTINUING A TOTAL DISTANCE OF 20.00 FEET TO A POINT FOR CORNER;

THENCE SOUTH 02°13'22" WEST, DEPARTING SAID COMMON LINE, OVER AND ACROSS SAID 2.407 ACRE TRACT OF LAND, A DISTANCE OF 332.84 FEET TO THE **POINT OF BEGINNING**;

CONTAINING A COMPUTED AREA OF 6,661 SQUARE FEET OR 0.1529 ACRES OF LAND.

NOTES:
A SKETCH WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS DESCRIPTION.

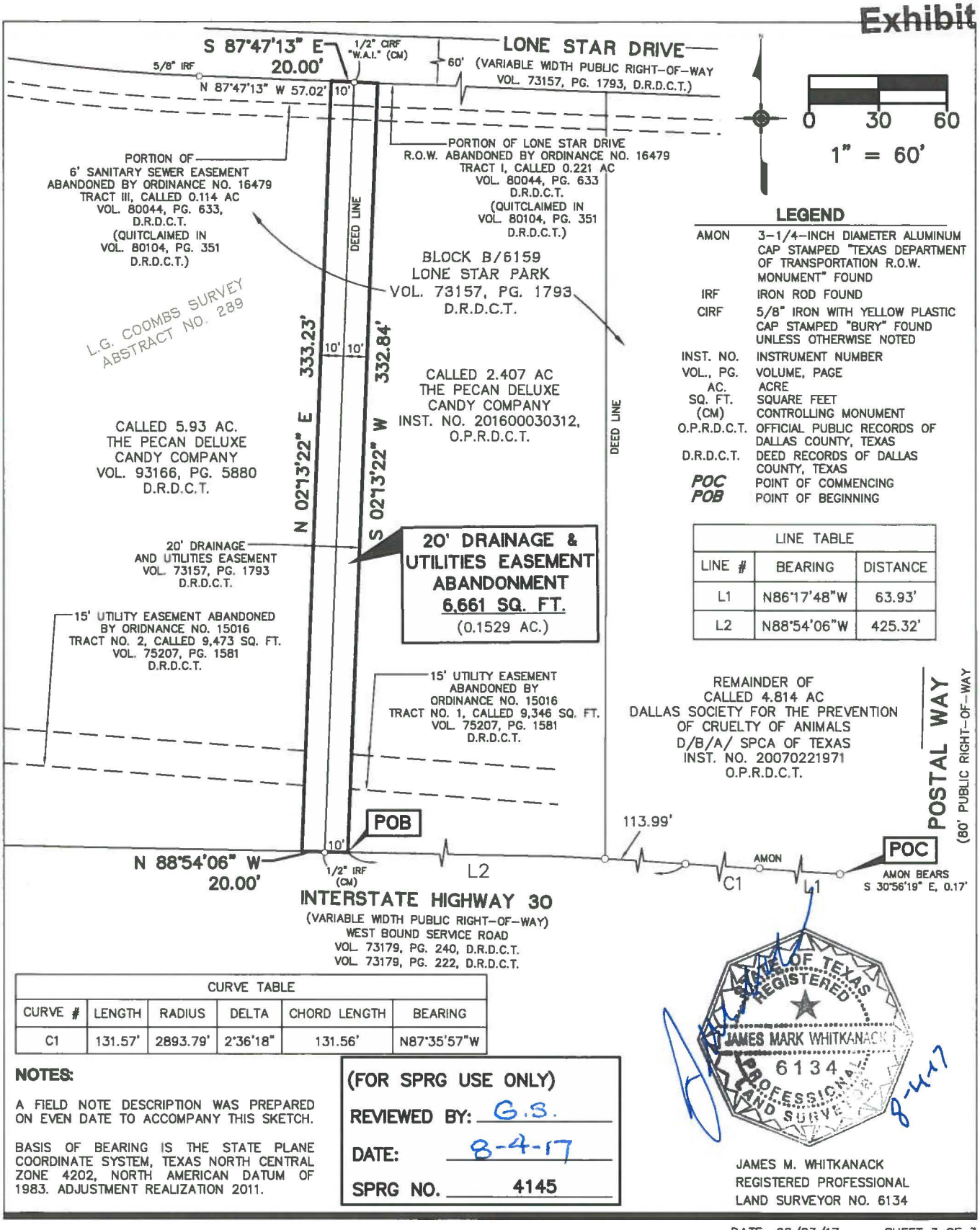
BEARINGS CITED HEREIN ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202, NORTH AMERICAN DATUM OF 1983. ADJUSTMENT REALIZATION 2011.



(For SPRG use only)

Reviewed by: G.S. Date: 8-4-17 SPRG NO: 4145

Exhibit A



LEGEND

AMON	3-1/4-INCH DIAMETER ALUMINUM CAP STAMPED "TEXAS DEPARTMENT OF TRANSPORTATION R.O.W. MONUMENT" FOUND
IRF	IRON ROD FOUND
CIRF	5/8" IRON WITH YELLOW PLASTIC CAP STAMPED "BURY" FOUND UNLESS OTHERWISE NOTED
INST. NO.	INSTRUMENT NUMBER
VOL., PG.	VOLUME, PAGE
AC.	ACRE
SQ. FT.	SQUARE FEET
(CM)	CONTROLLING MONUMENT
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS
D.R.D.C.T.	DEED RECORDS OF DALLAS COUNTY, TEXAS
POC	POINT OF COMMENCING
POB	POINT OF BEGINNING

LINE TABLE		
LINE #	BEARING	DISTANCE
L1	N86°17'48"W	63.93'
L2	N88°54'06"W	425.32'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD LENGTH	BEARING
C1	131.57'	2893.79'	2°36'18"	131.56'	N87°35'57"W

NOTES:

A FIELD NOTE DESCRIPTION WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS SKETCH.

BASIS OF BEARING IS THE STATE PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202, NORTH AMERICAN DATUM OF 1983. ADJUSTMENT REALIZATION 2011.

(FOR SPRG USE ONLY)
REVIEWED BY: G.S.
DATE: 8-4-17
SPRG NO. 4145

STATE OF TEXAS REGISTERED JAMES MARK WHITKANACK 6134 PROFESSIONAL LAND SURVEYOR

8-4-17

JAMES M. WHITKANACK
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 6134

DATE: 08/03/17 SHEET 3 OF 3

V:\2222\active\222210603\survey\exhibits\10603v_de_exh.dwg at Aug 03, 2017 - 2:26pm

Stantec
12222 Merit Drive, Suite 400
Dallas, TX 75251-2268
TBPE # F-6324 TBPLS # 10194229
www.stantec.com

DRAINAGE & UTILITIES EASEMENT ABANDONMENT

LONE STAR PARK
A PORTION OF BLOCK B/6159
L.G. COOMBS SURVEY, ABSTRACT NO. 289
CITY OF DALLAS, DALLAS COUNTY, TEXAS

PECAN DELUXE CANDY COMPANY

AGENDA ITEM # 61

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 23X Y

SUBJECT

An ordinance amending Ordinance No. 29383, previously approved on June 25, 2014, as amended by Ordinance No. 30094, previously approved on May 25, 2016 as amended by Ordinance No. 30272, previously approved on December 14, 2016, which abandoned a portion of Straightway Drive, located near the intersection of Straightway Drive and Northwest Highway to Northwest Overlake L.L.C. and Rizos Family Partnership L.P. to extend the final replat and dedication requirement from 39 months to 45 months - Revenue: $5,400, plus the $20 ordinance publication fee

BACKGROUND

This item authorizes the amendment of Ordinance No. 29383, which abandoned a portion of Straightway Drive, previously approved on June 25, 2014, as amended by Ordinance No. 30094, which extended the final replat from two years to 30 months, previously approved on May 25, 2016, as amended by Ordinance No. 30272, which extended the final replat from 30 months to 39 months, previously approved on December 14, 2016, to Northwest Overlake, L.L.C. and Rizos Land Group Northwest Highway, LLC, the abutting owners.

This amendment will allow for the extension of the final replat and dedication requirement from 39 months to 45 months.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 25, 2014, City Council authorized an ordinance abandoning a portion of Straightway Drive to Northwest Overlake, L.L.C. and Rizos Family Partnership, Ltd., authorizing the quitclaim, and providing for the dedication of pedestrian access easement areas by Resolution No. 14-1040; Ordinance No. 29383.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On May 25, 2016, City Council authorized an ordinance amending Ordinance 29383, previously approved on June 25, 2014, which abandoned a portion of Straightway Drive to Northwest Overlake, L.L.C. and Rizos Land Group Northwest Highway, LLC to extend the final replat and dedication requirement from two years to 30 months by Resolution No. 16-0822; Ordinance No. 30094.

On December 14, 2016, City Council authorized an ordinance amending Ordinance No. 29383, amended Ordinance No. 30094, previously approved on May 25, 2016, which abandoned a portion of Straightway Drive to Northwest Overlake, L.L.C. and Rizos Land Group, Northwest Highway, LLC to extend the final replat from two years to 39 months and alter dedication requirements by Resolution No. 16-1940; Ordinance No. 30272.

Information about this item will be provided to the Mobility Solutions, Infrastructure & Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Revenue - $5,400, plus the $20 ordinance publication fee

OWNERS

Northwest Overlake L.L.C.

Oxford Enterprises, Inc.

Anthony Swartz, President

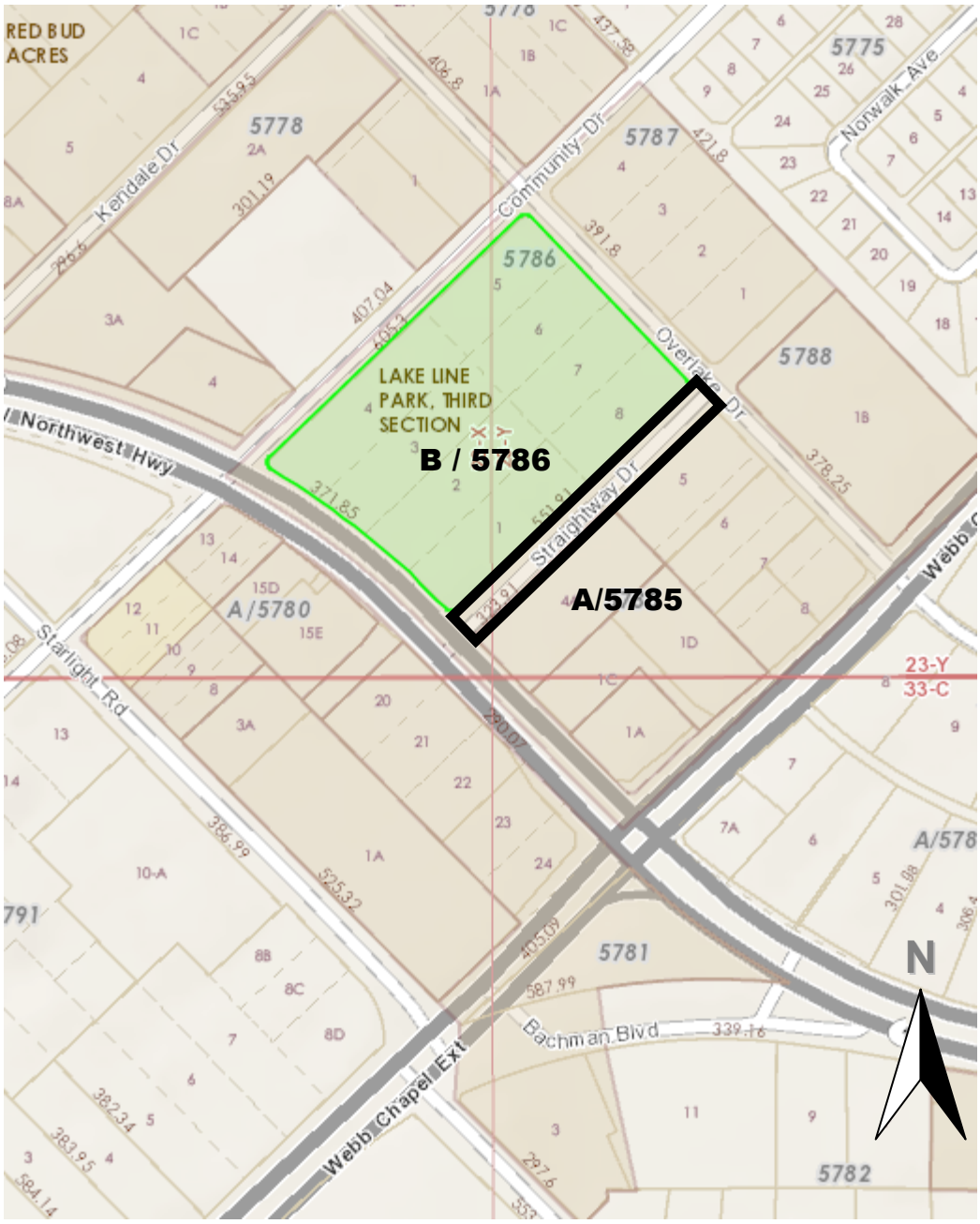
Rizos Land Group Northwest Highway, LLC

Olympic Pizza Inc., General Partner

Nick Rizos, President

MAP

Attached



Abandonment Area:

ORDINANCE NO. _____

An ordinance amending Ordinance No. 29383, as amended by Ordinance No's. 30094 and 30272, by altering Section 9 thereof to extend the 39 month deadline to replat and dedicate needed easements; providing for consideration to be paid to the City of Dallas; providing for payment of the publication fee; providing a savings clause; and providing an effective date.

oooOooo

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That Ordinance No. 29383 adopted by the City Council of the City of Dallas on June 25, 2014, as amended by Ordinance No. 30094 adopted by City Council of the City of Dallas on May 25, 2016, as amended by Ordinance No. 30272 adopted by City Council of the City of Dallas on December 14, 2016, be and the same is hereby amended by altering and amending Section 9:

SECTION 9. That as a condition of this abandonment and as a part of the consideration for the quitclaim made herein, **GRANTEE** shall:

A) Submit application for a preliminary plat within one year of the effective date of this ordinance and record a final replat of the adjoining properties within ~~two years~~ ~~30~~ ~~39~~ 45 months of the effective date of this ordinance showing any dedication by easement made necessary as noted in Section 9B below and as shown in the replacement Exhibit C hereto attached. This final replat shall be recorded by **GRANTEE** in the official real property records of the county in which the abandoned area and the dedicated property are located, after its approval by the City Plan Commission of the City of Dallas. This abandonment shall not be effective unless and until this dedication is completed and failure to record a final replat in accordance with the term of this section shall render this ordinance null and void and of no further effect. Further, the final replat shall be recorded in the official real property records of the county in which the abandoned area is located before a certified copy of this ordinance shall be delivered to **GRANTEE**.

SECTION 2. That, as consideration for amending Ordinance No 29383, as amended by Ordinance No. 30094, as amended by Ordinance No. 30272, Northwest Overlake, L.L.C. and Rizos Land Group Northwest Highway, LLC agrees to pay monetary consideration in the sum of **FIVE THOUSAND FOUR HUNDRED AND NO/100 ($5,400.00) DOLLARS** to the City of Dallas, and, by its tender thereof, accepts the terms and conditions of this ordinance.

SECTION 3. That the Chief Financial Officer is hereby authorized to deposit the sum paid by **GRANTEE** pursuant to Section 2 above in the General Fund, Fund 0001, Department DEV, Balance Sheet 0519 and Department of Sustainable Development and Construction–Real Estate Division shall be reimbursed for the cost of obtaining the legal description, appraisal and other administrative costs incurred. The reimbursement proceeds shall be deposited in General Fund, Fund 0001, Department DEV, Unit 1183, Object 5011 and any remaining proceeds shall be transferred to the General Capital Reserve Fund, Fund 0625, Department BMS, Unit 8888, Revenue Code 8416.

SECTION 4. That the terms and conditions of Ordinance No. 29383, as amended by Ordinance No. 30094, as amended by Ordinance No. 30272, shall remain in full force and effect except as amended hereby.

SECTION 5. That the City Secretary is hereby authorized and directed to certify a copy of this ordinance for recordation in the official real property records of the county in which the abandonment area is located, which certified copy shall be delivered to the Director of Department of Sustainable Development and Construction, or designee. Upon receipt of the monetary consideration set forth in Section 2, plus the fee for the publishing of this ordinance, which **GRANTEE** shall likewise pay, and the filing of the final replat set forth in Section 9, and completion of the dedication set forth in Section 9, the Director of Department of Sustainable Development and Construction, or designee shall deliver to **GRANTEE** the certified copy of this ordinance. The Director of Department of Sustainable Development and Construction, or designee, shall be the sole source for receiving certified copies of this ordinance for one (1) year after its passage.

SECTION 6. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provision of the Charter of the City of Dallas and it is accordingly so ordained.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

DAVID COSSUM, Director
Department of Sustainable Development and Construction

BY: _____
Assistant Director

Passed _____.

AGENDA ITEM # 62

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 1

DEPARTMENT: Trinity Watershed Management

CMO: Jody Puckett, 670-3390

MAPSCO: 45S

SUBJECT

Authorize the conveyance of a utility easement and right-of-way containing a total of approximately 47,849 square feet of land to Oncor Electric Delivery Company LLC for the installation, use and maintenance of electric facilities across City-owned land located on Riverfront Boulevard near its intersection with Zangs Boulevard - Financing: No cost consideration to the City

BACKGROUND

This item authorizes the conveyance of an easement and right-of-way to Oncor Electric Delivery Company LLC, located on Riverfront Boulevard near its intersection with Zangs Boulevard. This easement and right-of-way will allow for the installation, use and maintenance of electric facilities to service the Able No. 3 Stormwater Pump Station.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

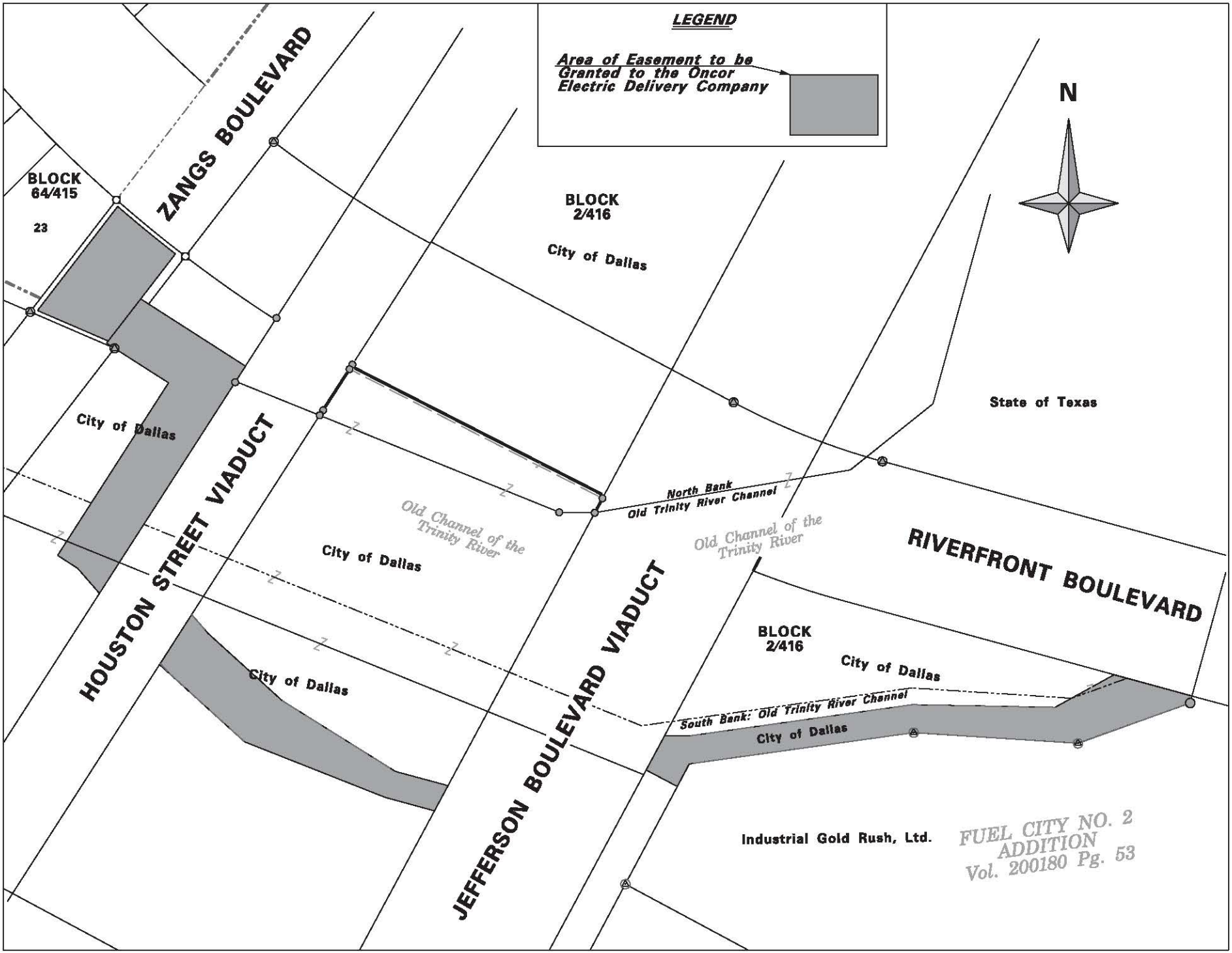
Information about this item will be provided to the Mobility Solutions, Infrastructure and Sustainable Committee on September 11, 2017.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



...\Trinity Able Ind Addn.dgn 7/6/2017 7:45:45 AM

September 13, 2017

WHEREAS, the City of Dallas owns certain land being part of Blocks 64/415 and 2/416, Dallas, Dallas County, Texas, which is currently being developed for use as the Able No. 3 Stormwater Pump Station, being the same land conveyed to the City of Dallas by Texas Senate Bill 44 dated March 30, 1925, deed recorded in Volume 3099, Page 64, deed recorded in Volume 74029, Page 777, deed recorded in Instrument Number 201500137580, a portion of Zangs Boulevard, abandoned, closed and vacated recorded in Instrument Number 201600319092, and unimproved portions of Zangs Boulevard and South Riverfront Boulevard, conveyed by deed recorded in Volume 221, Page 25 and abandoned and quitclaimed in Ordinance Number 30488 of the Official Public Records of Dallas County Texas; and

WHEREAS, Oncor Electric Delivery Company LLC has requested an Easement and Right-of-Way containing a total of approximately 47,849 square feet of land, being more fully described in Exhibit A, attached hereto and incorporated herein for all purposes (the Easement); for the installation, use and maintenance of electric facilities; and

WHEREAS, the City of Dallas needs and desires said utility service to provide service to the Able No. 3 Stormwater Pump Station.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager or his designee is hereby authorized to execute and deliver to Oncor Electric Delivery Company LLC, an Easement and Right-of-Way to be attested by the City Secretary upon approval as to form by the City Attorney, for the installation, use and maintenance of electric facilities to service the Able No. 3 Storm Water Pump Station, as to a total of approximately 47,849 square feet of land described in Exhibit A.

SECTION 2. That this contract is designated as Contract No. TWM-2017-00002666.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Field Notes Describing a 7,512 Square Foot (0.172 Acre) Electrical Easement in Zangs Boulevard To Be Conveyed To The Oncor Electric Delivery Company

Being a 7,512 Square Foot, or 0.172 Acre portion of Zangs Boulevard, an 80-foot wide street Right-of-Way conveyed to the City of Dallas by A.M. Cockrell by deed dated September 7, 1897 and recorded in Volume 221, Page 25 of the Deed Records of Dallas County, Texas, said property lying in the John Neely Bryan Survey, Abstract Number 149, in the City and County of Dallas, Texas, between City Blocks 64/415 and 2/416 (Official City of Dallas Block Numbers), and being a portion of that part of Zangs Boulevard abandoned by City of Dallas Ordinance Number 30488, and being more particularly described as follows:

BEGINNING at the most Northerly corner of the herein described tract of land (not monumented), *from which* a Mag Nail with washer set at the most Easterly corner of Lot 23, Block 64/415 of the Industrial Improvement Project Addition, Unit 2, an addition to the City of Dallas recorded in Volume 5, Page 415 of the Map Records of Dallas County, Texas, being also the intersection of the Southwest Right-of-Way line of Riverfront Boulevard (a 130-foot wide Right-of-Way at this point, as shown on said addition plat), with the Northwest Right-of-Way line of said Zangs Boulevard bears North 13°14'54" West a distance of 5.16 feet:

THENCE Southeasterly, at all times 3.00 feet measured perpendicularly from and concentrically with the Southwest line of Riverfront Boulevard produced, and along a Curve to the Left, having a Radius of 1,214.28 feet, a Central Angle of 3°11'32", an Arc Distance of 67.65 feet and a Chord which bears South 50°31'22" East a distance of 67.64 feet to the most Easterly corner of the herein described tract of land (not monumented):

THENCE South 37°37'36" West, over and across a portion of Zangs Boulevard and being at all times 8.39 feet measured perpendicularly from and parallel with the Southeast line of Zangs Boulevard a distance of 101.74 feet to the most Southerly corner of the herein described tract of land (not monumented):

THENCE North 66°37'34" West, continuing over and across a portion of Zangs Boulevard and being at all times 1.50 feet measured perpendicularly from and parallel with the Southwest line of the above said portion Zangs Boulevard abandoned by said city ordinance, a distance of 69.76 feet to the most Westerly corner of the herein described tract of land (not monumented):

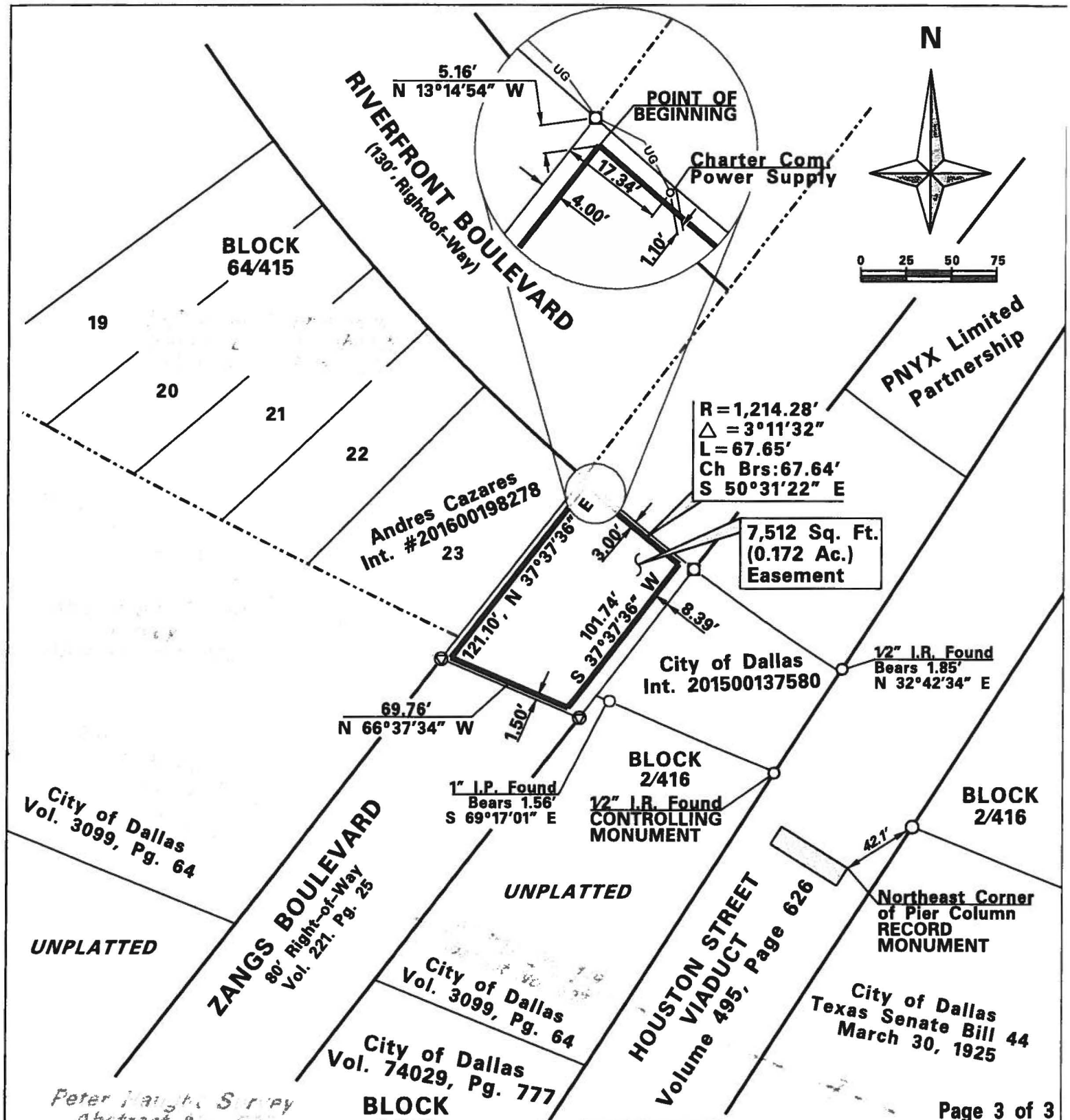
Field Notes Describing a 7,512 Square Foot (0.172 Acre)
Electrical Easement in Zangs Boulevard
To Be Conveyed To The Oncor Electric Delivery Company

THENCE North 37°37'36" East, continuing over and across a portion of Zangs Boulevard and being at all times 4.00 feet measured perpendicularly from and parallel with the Northwest line of Zangs Boulevard, which is also the Southeast boundary line of the above said Trinity Industrial Improvement Project Addition, Unit 2, for a distance of 121.10 feet to the **POINT OF BEGINNING**, containing 7,512 Square Feet, or 0.172 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt

6/29/2017



Page 3 of 3

Indicates a Mag Nail with Washer Marked "DALLAS" set in a hole drilled into concrete pavement.

Indicates a 5/8-inch Iron Rod with Cap Marked "DALLAS"

Basis of Bearings: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

ABLE PUMP STATION
Trinity Watershed Management
Oncor Electric Easement
PUBLIC WORKS DEPARTMENT
SURVEY DIVISION CITY OF DALLAS, TEXAS

OPER.NAME	DESIGN FILE NAME		SCALE	DATE
Holt	N:\ENGR\SURVEY\HOLT\Trinity\Able Ind Addition.dgn		As Noted	6-29-17
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.	
Peck	Holt	Block 2/416	333D-24	

...\Trinity Able Ind Addn.dgn 6/29/2017 10:10:55 AM

Field Notes Describing a 15,029 Square Foot (0.345 Acre) Electrical Easement In Block 2/416 To Be Conveyed To The Oncor Electric Delivery Company

Note: All coordinates are State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011), Grid Values.

Being a 15,029 Square Foot, or 0.345 Acre parcel of unplatted land lying in the John Neely Bryan Survey, Abstract No. 149 and the Peter Haught Survey, Abstract No. 607, in Block 2/416 (Official City of Dallas Block Numbers) in the City of Dallas, Dallas County, Texas, and being a portion of five tracts of land conveyed to the City of Dallas:

1. The bed of the Trinity River, by Texas Senate Bill 44, Dated March 30, 1925.
2. A strip of land parallel to the bed of the Trinity River, by deed recorded in Volume 3099, Page 64 of the Deed Records of Dallas County, Texas.
3. Gift Deed from the Trinity Industrial Properties Corporation, recorded in Volume 74029, Page 777 of the Deed Records of Dallas County, Texas.
4. A tract of land conveyed to the City of Dallas by deed recorded in Instrument Number 201500137580 of the Official Public Records of Dallas County, Texas.
5. A portion of Zangs Boulevard, Abandoned, Closed and Vacated, as recorded in Instrument Number 201600319092 of the Official Public Records of Dallas County, Texas.

said property lying Southwesterly of Riverfront Boulevard (a variable width Right-of-Way), and generally between Zangs Boulevard (an 80-foot wide Right of Way as recorded in Volume 221, Page 25 of the Deed Records of Dallas County, Texas), and the Houston Street Viaduct (an 80-foot wide Right-of-Way as recorded in Volume 495, Page 626 of the Deed Records of Dallas County, Texas), and being more particularly described as follows:

BEGINNING at a 5/8 inch diameter iron rod with cap marked "DALLAS" (hereinafter referred to as a "5/8" I.R. w/COD Cap") set on the Northwest Right-of-Way line of said Houston Street Viaduct (N: 6966677.66; E: 2487865.63):

THENCE South 32°42'26" West with the said Northwest line of the Houston Street Viaduct, pass at 17.11 feet a ½" diameter iron rod found at the Southeast corner of the tract conveyed to the City of Dallas recorded in Instrument Number 201500137580, and continuing for a total distance of 242.60 feet to a 5/8" I.R. w/COD Cap set at the most Southerly corner of the herein described tract of land (N: 6966473.56; E: 2487734.56):

Field Notes Describing a 15,029 Square Foot (0.345 Acre)
Electrical Easement In Block 2/416
To Be Conveyed To The Oncor Electric Delivery Company

THENCE departing the said Northwest line of the Houston Street Viaduct, over and across portions of said City of Dallas properties the following courses and distances:

North 41°01'49" West a distance of 29.76 feet to a 5/8" I.R. w/COD Cap set at an inside corner of the herein described tract of land:

North 57°17'34" West a distance of 21.43 feet to a 5/8" I.R. w/COD Cap set at an outside corner of the herein described tract of land:

North 32°42'26" East a distance of 184.26 feet to a 5/8" I.R. w/COD Cap set at an inside corner of the herein described tract of land:

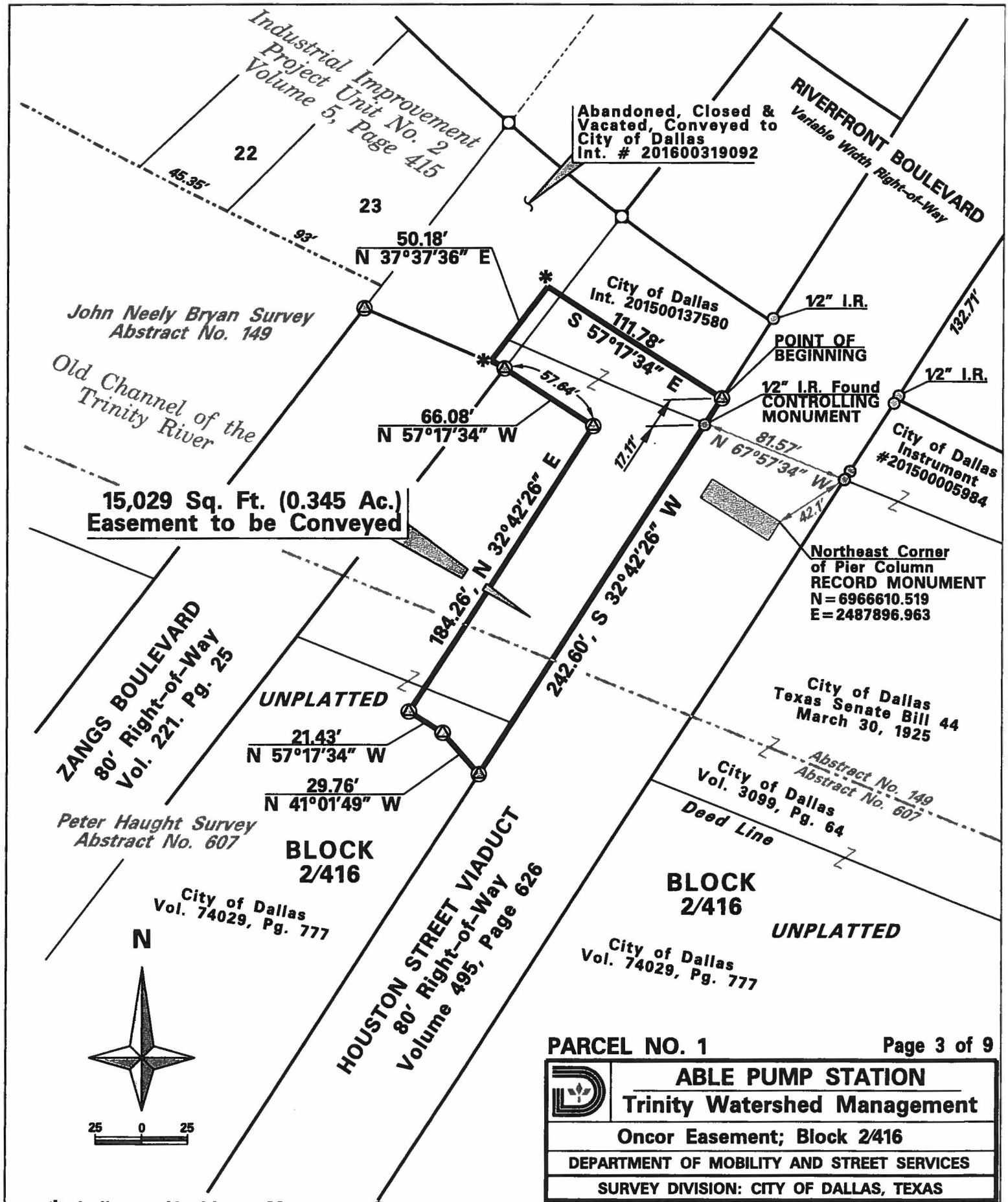
North 57°17'34" West, pass at 57.64 feet a 5/8" I.R. w/COD Cap set at the intersection with the Southeast Right-of-Way line of the above referenced Zangs Boulevard, and continuing for a total distance of 66.08 feet to an outside corner of the herein described tract of land (unable to monument):

North 37°37'36" East a distance of 50.18 feet to outside corner of the herein described tract of land (unable to monument):

THENCE South 57°17'34" East a distance of 111.78 feet to the **POINT OF BEGINNING**, containing 15,029 Square Feet, or 0.345 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
11/21/2016



PARCEL NO. 1 Page 3 of 9

ABLE PUMP STATION			
Trinity Watershed Management			
Oncor Easement; Block 2/416			
DEPARTMENT OF MOBILITY AND STREET SERVICES			
SURVEY DIVISION: CITY OF DALLAS, TEXAS			
OPER.NAME	DESIGN FILE NAME		SCALE / DATE
Holt	N:\ENGR\SURVEY\HOLT\Trinity\Able Pump Station.dgn		As Noted / 9-29-16
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
Peck	Holt	Block 2/416	

...\Trinity Able Ind Addn.dgn 11/18/2016 4:24:29 PM

Field Notes Describing an 11,241 Square Foot (0.258 Acre) Electrical Easement In Block 2/416 To Be Conveyed To The Oncor Electric Delivery Company

Note: All coordinates are State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011), Grid Values.

Being an 11,241 Square Foot, or 0.258 Acre parcel of unplatted land lying in the Peter Haught Survey, Abstract No. 607, in Block 2/416 (Official City of Dallas Block Numbers) in the City of Dallas, Dallas County, Texas, and being a portion of the Gift Deed from the Trinity Industrial Properties Corporation, recorded in Volume 74029, Page 777 of the Deed Records of Dallas County, Texas, said property lying Southwesterly of Riverfront Boulevard, and between the Houston Street Viaduct (an 80-foot wide Right of Way as recorded in Volume 495, Page 626 of the Deed Records of Dallas County, Texas), and the Jefferson Boulevard Viaduct (a 150-foot wide Right-of-Way as recorded in Volume 5071, Page 142 of the Deed Records of Dallas County, Texas), and being more particularly described as follows:

BEGINNING at a 5/8-inch diameter iron rod with cap marked "DALLAS" (hereinafter referred to as a "5/8" I.R. w/COD Cap") set on the Northwest Right-of-Way line of said Jefferson Boulevard Viaduct (N: 6966300.92; E: 2488047.49):

THENCE South 28°15'00" West with the said Northwest line of the Jefferson Boulevard Viaduct a distance of 25.68 feet to a 5/8" I.R. w/COD Cap set at the Southeast corner of the herein described tract of land
(N: 6966278.31; E: 2488035.34):

THENCE departing the said Northwest line of the Houston Street Viaduct, over and across a portion of said City of Dallas property the following courses and distances:

North 74°55'17" West a distance of 45.75 feet to a 5/8" I.R. w/COD Cap set at an exterior corner of the herein described tract of land:

North 68°23'47" West a distance of 135.93 feet to a 5/8" I.R. w/COD Cap set at an exterior corner of the herein described tract of land:

North 47°41'19" West a distance of 103.10 feet to a 5/8" I.R. w/COD Cap set at the intersection with the Southeast Right-of-Way line of the above said Houston Street Viaduct:

Field Notes Describing an 11,241 Square Foot (0.258 Acre) Electrical Easement In Block 2/416 To Be Conveyed To The Oncor Electric Delivery Company

North 32°42'26" East with the said Southeast line of the Houston Street Viaduct a distance of 53.35 feet to an outside corner of the herein described tract of land (unable to monument) *from which* a ½-inch diameter iron rod found at the Southwest corner of a tract of land conveyed to the City of Dallas, as recorded in Instrument Number 201500005984 bears North 32°42'26" East a distance of 212.65 feet:

South 41°01'49" East, departing the last said Southeast line of the Houston Street Viaduct, over and across a portion of said City of Dallas property a distance of 22.42 feet to an inside corner of the herein described tract of land (unable to monument):

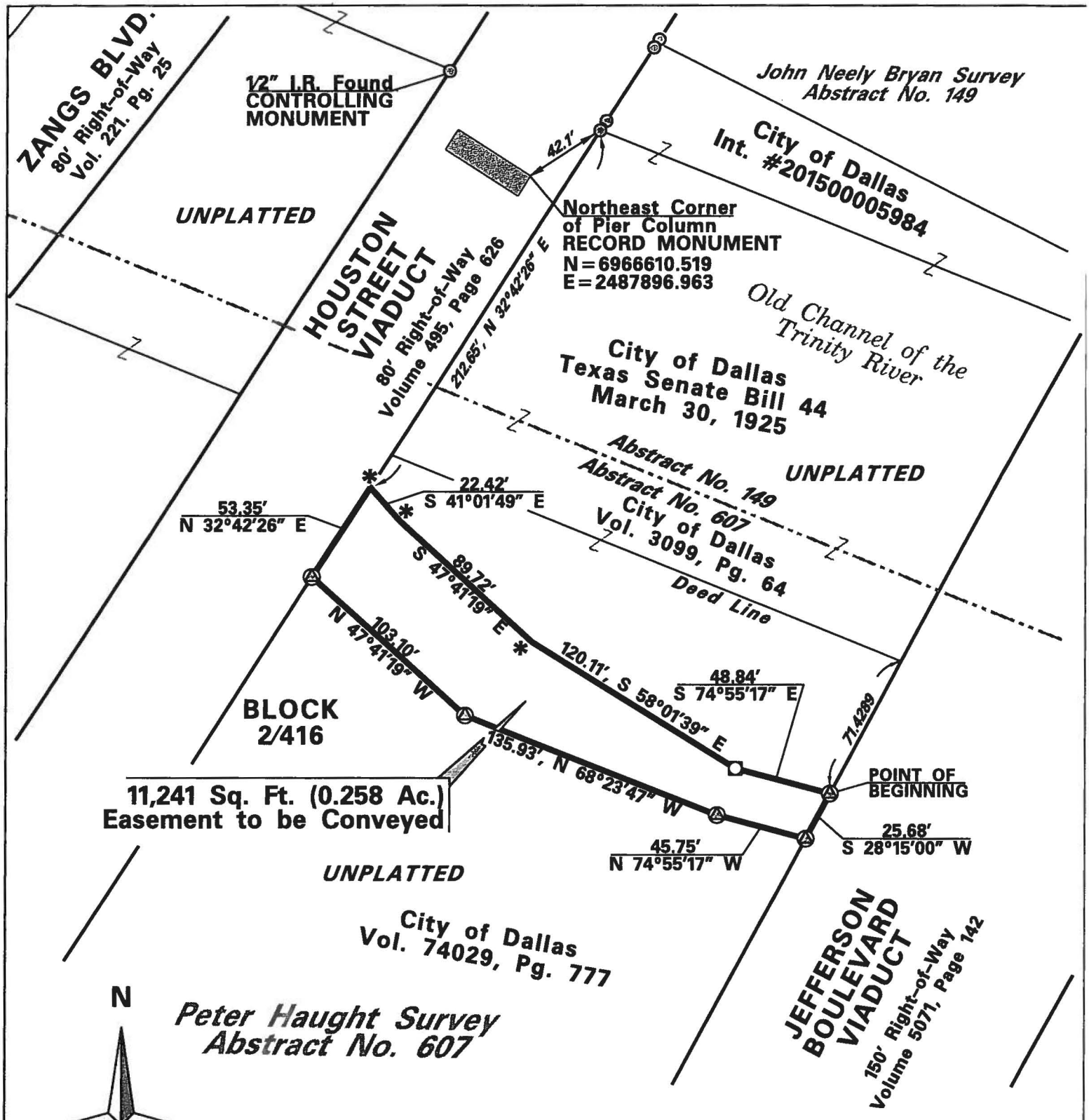
South 47°41'19" East, over and across a portion of said City of Dallas property, a distance of 89.72 feet to an inside corner of the herein described tract of land (unable to monument):

South 58°01'39" East a distance of 120.11 feet to a Mag Nail with washer marked "CITY OF DALLAS" set in a hole drilled in concrete at an inside corner of the herein described tract of land:

THENCE South 74°55'17" East a distance of 48.84 feet to the **POINT OF BEGINNING**, containing 11,241 Square Feet, or 0.258 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
11/21/2014



PARCEL NO. 2 Page 6 of 9

ABLE PUMP STATION			
Trinity Watershed Management			
Oncor Easement; Block 2/416			
DEPARTMENT OF MOBILITY AND STREET SERVICES			
SURVEY DIVISION: CITY OF DALLAS, TEXAS			
OPER.NAME	DESIGN FILE NAME		SCALE / DATE
Holt	N:\ENGR\SURVEY\HOLT\Trinity\Able Pump Station.dgn		As Noted / 9-29-16
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
Peck	Holt	Block 2/416	

* Indicates Unable to Monument Corner

Indicates 5/8" I.R w/COD Cap

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Field Notes Describing a 14,067 Square Foot (0.323 Acre) Electrical Easement In Block 2/416 To Be Conveyed To The Oncor Electric Delivery Company

Note: All coordinates are State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011), Grid Values.

Being a 14,067 Square Foot, or 0.323 Acre parcel of unplatted land lying in the John Neely Bryan Survey, Abstract No. 149 and the Peter Haught Survey, Abstract No. 607, in Block 2/416 (Official City of Dallas Block Numbers) in the City of Dallas, Dallas County, Texas, and being a portion of three tracts of land conveyed to the City of Dallas:

1. The bed of the Trinity River, by Texas Senate Bill 44, Dated March 30, 1925.
2. A strip of land parallel to the bed of the Trinity River, by deed recorded in Volume 3099, Page 64 of the Deed Records of Dallas County, Texas.
3. Gift Deed from the Trinity Industrial Properties Corporation, recorded in Volume 74029, Page 777 of the Deed Records of Dallas County, Texas.

said property lying Southwesterly of Riverfront Boulevard (a variable width Right-of-Way), and Southeasterly of the Jefferson Boulevard Viaduct (a 150-foot wide Right of Way as recorded in Volume 5071, Page 142 of the Deed Records of Dallas County, Texas), and being more particularly described as follows:

BEGINNING at a one-inch diameter iron rod found on the Northwest line of Lot 1, Block A/3409 of the Fuel City No. 2 Addition, an addition to the City of Dallas recorded in Volume 200180, Page 53 of the Deed Records of Dallas County, Texas, from which a 3-in Aluminum Disc stamped "R.S.C.I. RPLS 5034" found in concrete (hereinafter referred to as "3"Alum. Disc") at the intersection of said Northwest line of Lot 1 with the Southwest line of said Riverfront Boulevard bears North 70°12'02" East a distance of 11.21 feet:
(N: 6966375.16; E: 2488713.65):

THENCE South 70°12'02" West with the said North line of Lot 1, pass at 14.79' the common North corner of Lot 1 and Lot 2 of said Fuel City No. 2 Addition, and continuing with the said North line of Lot 1 for a total distance of 107.06 feet to a 3" Alum. Disc found at an inside corner of the herein described tract of land:

THENCE North 86°16'55" West, continuing with the said North line of Lot 2 a distance of 147.89 to a 3" Alum. Disc found at an outside corner of the herein described tract of land:

Field Notes Describing a 14,067 Square Foot (0.323 Acre)
Electrical Easement In Block 2/416
To Be Conveyed To The Oncor Electric Delivery Company

THENCE South 82°02'32" West, continuing with the said North line of Lot 2 a distance of 203.34 feet to a 3" Alum. Disc found at an inside corner of the herein described tract of land:
(N: 6966320.36; E: 2488264.11):

THENCE South 28°02'21" West, with the Northwest line of said Lot 2 a distance of 22.98 feet to an outside corner of the herein described tract of land (unable to monument):

THENCE North 61°57'39" West, departing the last said Northwest line of Lot 2, over and across portions of said City of Dallas properties a distance of 31.64 feet to a 5/8-inch diameter iron rod with cap marked "Dallas" (hereinafter referred to as "5/8" I.R. w/COD Cap") set at the intersection with the Southeast line of the above said Jefferson Boulevard Viaduct:

THENCE North 28°15'00" East, with the said Southeast line of the Jefferson Boulevard Viaduct a distance of 34.80 feet to an outside corner of the herein described tract of land (unable to monument):

THENCE Northeasterly, departing the last said Southeast line of Jefferson Boulevard Viaduct, over and across portions of said City of Dallas properties the following courses and distances:

North 89°37'51" East a distance of 23.32 feet to a 5/8" I.R. w/COD Cap set at an inside corner of the herein described tract of land:

North 82°02'32" East A distance of 201.33 feet to a 5/8" I.R. w/COD Cap set at an outside corner of the herein described tract of land:

South 88°55'28" East a distance of 127.93 feet to a 5/8" I.R. w/COD Cap set at an inside corner of the herein described tract of land:

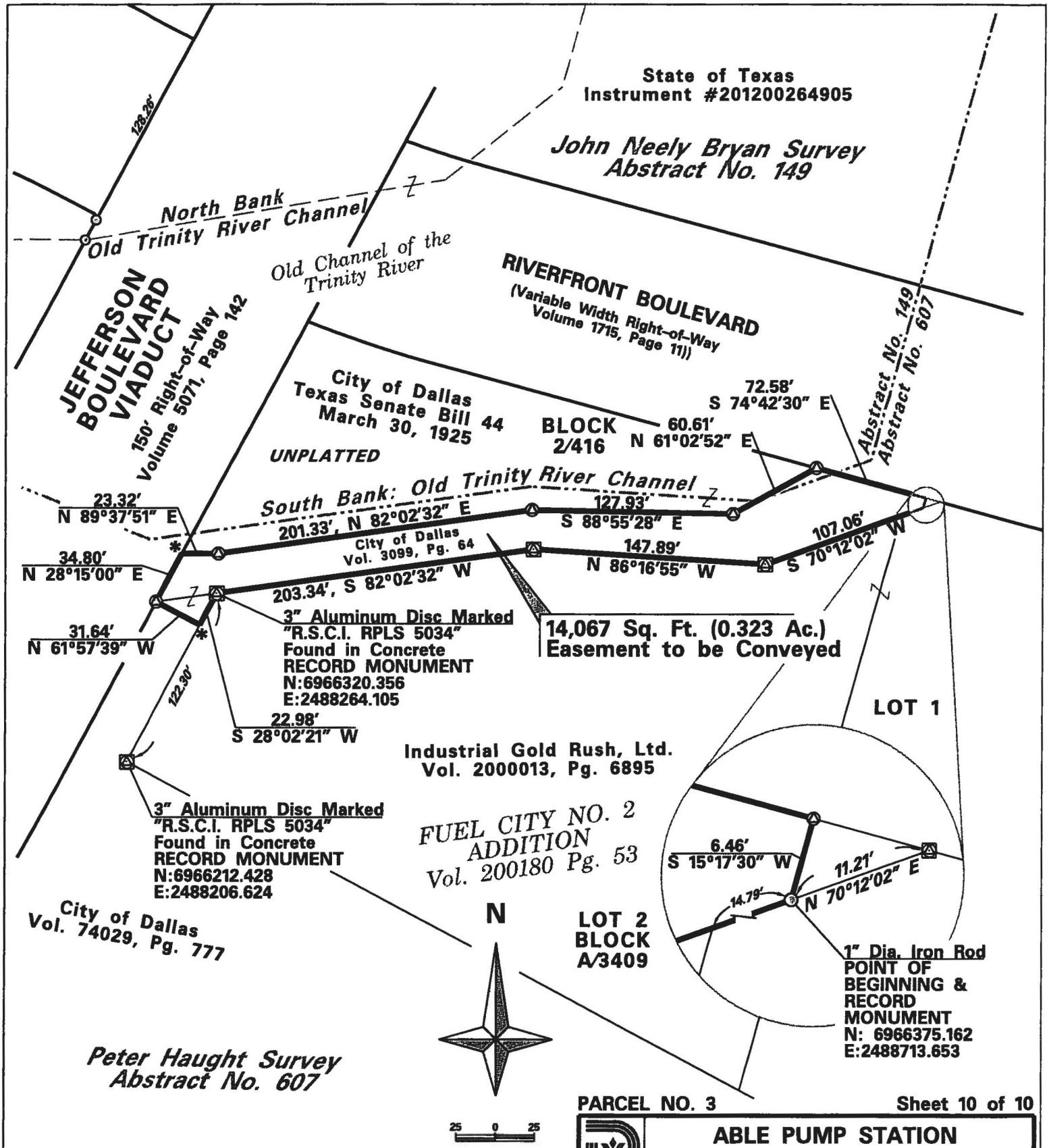
North 61°02'52" East a distance of 60.61 feet to a 5/8" I.R. w/COD Cap set at the intersection with the above said Southwest line of Riverfront Boulevard:

Field Notes Describing a 14,067 Square Foot (0.323 Acre)
Electrical Easement In Block 2/416
To Be Conveyed To The Oncor Electric Delivery Company

THENCE South 74°42'30" East with the said Southwest line of Riverfront Boulevard a distance of 72.58 feet to the **POINT OF BEGINNING**, containing 14,067 Square Feet, or 0.323 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
11/21/2016



PARCEL NO. 3 Sheet 10 of 10

ABLE PUMP STATION

Trinity Watershed Management

Oncor Easement; Block 2/416

DEPARTMENT OF MOBILITY AND STREET SERVICES

SURVEY DIVISION: CITY OF DALLAS, TEXAS

OPER.NAME	DESIGN FILE NAME		SCALE	DATE
S. Holt	N:\ENGR\SURVEY\HOLT\Trinity\Able Pump Stations.dgn		As Noted	11-17-16
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.	
S. Holt	S. Holt	Trinity UPRR Properties		

▣ Indicates 3" Alum. Disc Marked "R.S.C.I. RPLS 5034"

* Indicates Unable to Monument Corner

◉ Indicates 5/8" I.R w/COD Cap

...\Trinity Able Ind Addn.dgn 11/18/2016 4:24:55 PM

AGENDA ITEM # 63

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 1

DEPARTMENT: Trinity Watershed Management

CMO: Jody Puckett, 670-3390

MAPSCO: 45S

SUBJECT

Authorize an increase in the construction services contract with BAR Constructors, Inc. to increase the scope of work associated with the construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able No. 3 Pump Station - Not to exceed $625,860, from $68,624,468 to $69,250,328 – Financing: 2012 Bond Funds

BACKGROUND

The 2006 Bond Program comprised of $334 million for storm drainage and flood management projects, includes funds for design of the Levee Drainage System – Sump A Improvements, also referred to as the Able No. 3 Pump Station. The 2012 Bond Program provided additional funds necessary for the construction of the Able No. 3 Pump Station. The Able No. 3 Pump Station project, located at 615 South Riverfront Boulevard, will provide 100-year flood protection to a large industrial and commercial area in Dallas that has flooded several times in recent years. The pump station has a total pumping capacity of 880,000 gallons per minute.

The Water Resources Development Act of 2007 provided authorization for the Dallas Floodway Project, which includes the Balanced Vision Plan and Interior Drainage Plan for the East and West Levees. The Able No. 3 Pump Station is part of the Interior Drainage Plan and has been released for construction by the U.S. Army Corps of Engineers. This construction serves as a portion of the City of Dallas' in-kind credit towards the construction of the Dallas Floodway Project. This contract is being fully coordinated with the U.S. Army Corps of Engineers with respect to their ongoing development of the Dallas Floodway Environmental Impact Statement and future construction activities.

On August 27, 2014, City Council authorized award of a construction contract to BAR Constructors, Inc. for the construction of the Able No. 3 Pump Station, in an amount not to exceed $68,275,000, by Resolution No. 14-1391.

BACKGROUND (continued)

On June 22, 2016, City Council authorized Change Order No. 1 to the contract with BAR Constructors, Inc. for modifications to the construction of the Able No. 3 Pump Station. The change order addressed various elements identified during construction to increase the constructability of the pump station, including additional Concrete Modified Crushed Concrete material and a drain pipe with bedding material behind the retaining walls, as well as changes requested by Dallas Water Utilities for the 24 inch water main aerial crossing.

This action will authorize Change Order No. 2 to the contract with BAR Constructors, Inc. for modifications to the construction of the Levee Drainage System – Sump A Improvements. This change order will address various elements identified during construction including modifications to structural and security elements of the building and site, modifications to the emergency generator support and changes requested by Oncor.

ESTIMATED SCHEDULE OF PROJECT

Began Design	November 2008
Completed Design	June 2014
Began Construction	November 2014
Complete Construction	October 2018

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On November 10, 2008, City Council authorized a professional services contract with HDR Engineering, Inc. for design of the Levee Drainage System – Sump A Improvements by Resolution No. 08-3133.

On April 13, 2011, City Council authorized Supplemental Agreement No. 1 to the professional services contract with HDR Engineering, Inc., for design of the Levee Drainage System – Sump A Improvements to add items associated with the sump improvements and to comply with the Federal Emergency Management Agency's redundancy requirements by Resolution No. 11-0961.

On February 12, 2014, City Council authorized a Discretionary Service Agreement between the City and Oncor Electric Delivery Company, LLC. to relocate an existing 138 kilovolt electric transmission on Oncor’s East Levee-West Industrial Line by Resolution No. 14-0336.

On August 27, 2014, City Council authorized a professional services contract with Jacobs Engineering Group, Inc., for construction management services during construction by Resolution No. 14-1390.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 27, 2014, City Council authorized award of a contract to BAR Constructors, Inc. for the construction of the Levee Drainage System – Sump A Improvements by Resolution No. 14-1391.

On August 27, 2014, City Council authorized a professional services contract with Kleinfelder Central, Inc. to provide construction material testing during the construction of the Levee Drainage System – Sump A Improvements by Resolution No. 14-1392.

On August 27, 2014, City Council authorized the Facilities Extension Agreement contract with Oncor Electric Delivery Company, LLC. for the extension of Standard Delivery System facilities and an alternate feed for each service by Resolution No. 14-1393.

On August 27, 2014, City Council authorized a Discretionary Service Agreement between the City and Oncor Electric Delivery Company LLC. for additional costs relating to the relocation of an existing 138 kilovolt electric transmission on Oncor's East Levee-West Industrial line in conjunction with the Levee Drainage System – Sump A Improvements by Resolution No. 14-1394.

On August 27, 2014, City Council authorized Supplemental Agreement No. 4 to the professional services contract with HDR Engineering, Inc., for design support services during construction by Resolution No. 14-1395.

On June 22, 2016, City Council authorized Change Order No. 1 to the construction contract with Bar Constructors, Inc. for modifications to the construction of the Levee Drainage System – Sump A to address various elements identified during construction that should increase the constructability of the pump station, including additional Concrete Modified Crushed Concrete (CMCC) material and drain pipe with bedding material behind the retaining walls, and changes requested by Dallas Water Utilities for the 24 inch water main aerial crossing by Resolution No. 16-1084.

Information about this item will be provided to the Mobility Solutions, Infrastructure and Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

2012 Bond Funds - $625,859.62

Design	$ 4,333,000.00
Supplemental Agreement No. 1	$ 5,052,772.00
Supplemental Agreement No. 2	$ 0.00
Supplemental Agreement No. 3	$ 0.00
Supplemental Agreement No. 4	$ 1,601,730.00
Supplemental Agreement No. 5	$ 0.00
Supplemental Agreement No. 6	$ 0.00
Supplemental Agreement No. 7	$ 0.00
Total Design Cost	$10,987,502.00
Construction	$68,275,000.00
Change Order No. 1	$ 349,468.28
Change Order No. 2 (this action)	$ 625,859.62
Total Construction Cost	$69,250,327.90

M/WBE INFORMATION

See attached.

OWNER

BAR Constructors, Inc.

Isidro Arrambide, Jr., President

MAP

Attached

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize an increase in the construction services contract with BAR Constructors, Inc. to increase the scope of work associated with the construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able No. 3 Pump Station - Not to exceed $625,860, from $68,624,468 to $69,250,328 – Financing: 2012 Bond Funds

BAR Constructors, Inc. is a local, minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY - THIS ACTION ONLY

	Amount	Percent
Local contracts	$378,935.78	60.55%
Non-local contracts	$246,923.84	39.45%
TOTAL THIS ACTION	$625,859.62	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION THIS ACTION

Local Contractors / Sub-Contractors

Local	Certification	Amount	Percent
K&A Steel, LLC	HFDB78703N0418	$3,000.00	0.79%
BAR Constructors, Inc.	HMMB47224Y1218	$257,156.98	67.86%
Lafer & Associates	WFWBC260900118	$113,675.00	30.00%
Total Minority - Local		$373,831.98	98.65%

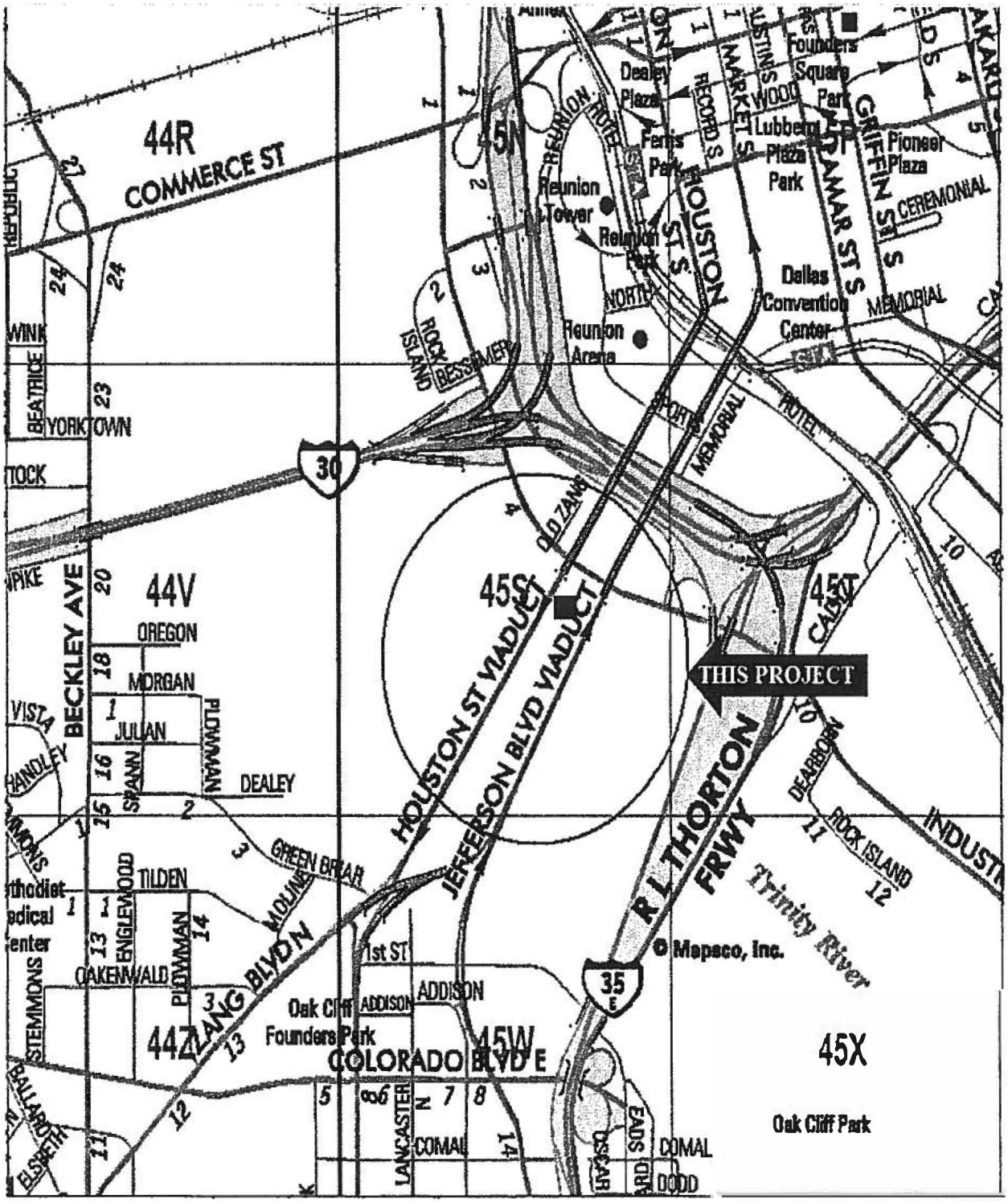
Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE PARTICIPATION

	This Action		Participation to Date	
	Amount	Percent	Amount	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$260,156.98	41.57%	$30,165,055.67	43.56%
Asian American	$0.00	0.00%	$10,000.00	0.01%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$113,675.00	18.16%	$3,384,842.00	4.89%
Total	$373,831.98	59.73%	$33,559,897.67	48.46%

Levee Drainage System Sump A Improvements
(Able No. 3 Storm Water Pump Station)



MAPSCO 45-S

WHEREAS, on November 10, 2008, City Council authorized a professional services contract with HDR Engineering, Inc. for design of Levee Drainage System – Sump A improvements in an amount not to exceed $4,333,000; and a professional services contract with URS Corporation for preparation of 35 percent design plans and specifications for Charlie Pump Station, Delta Pump Station, Hampton Pump Station, Trinity-Portland Pump Station with connecting culverts, and Nobles Branch Culverts, to meet federal requirements of the Water Resources Development Act of 2007, in an amount not to exceed $3,600,000, by Resolution No. 08-3133; and

WHEREAS, on April 13, 2011, City Council authorized Supplemental Agreement No. 1 to the professional services contract with HDR Engineering, Inc., to complete the design of an 875,000 gallons per minute pump station, to add items associated with the sump improvements and to comply with Federal Emergency Management Agency's redundancy requirements for pump stations of Levee Drainage System – Sump A Improvements not to exceed $5,052,772, from $4,333,000 to $9,385,772**,** by Resolution No. 11-0961; and

WHEREAS, on January 10, 2014, Administrative Action No. 14-5250 authorized Supplemental Agreement No. 2 to the professional services contract with HDR Engineering, Inc., for additional design services on the Levee Drainage System – Sump A Improvements to comply with recommendations made by the United States Army Corps of Engineers and the Texas Parks and Wildlife Department with zero cost, having no effect on the contract amount; and

WHEREAS, on February 12, 2014, City Council authorized a Discretionary Service Agreement between the City and Oncor Electric Delivery Company LLC to relocate an existing 138 kilovolt electric transmission on Oncor's East Levee-West Industrial line for the Able Pump Station Improvement Project, in an amount not to exceed $273,173.60, by Resolution No. 14-0336; and

WHEREAS, on June 5, 2014, Administrative Action No. 14-6047 authorized Supplemental Agreement No. 3 to the professional services contract with HDR Engineering, Inc., for additional design services on the Levee Drainage System – Sump A Improvements to comply with the adoption of the 2012 International Building Code and additional items required by Dallas Water Utilities with zero cost, having no effect on the contract amount; and

WHEREAS, bids were received on July 17, 2014, for the construction of the Levee Drainage System – Sump A Improvements, also referred to as Able No. 3 Pump Station; and

WHEREAS, on August 27, 2014, City Council authorized a professional services contract with Jacobs Engineering Group, Inc., for construction management services during construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able Pump Station, in an amount not to exceed $2,951,871.00, by Resolution No. 14-1390;

WHEREAS, on August 27, 2014, City Council authorized a contract with BAR Constructors, Inc. for construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able Pump Station, in an amount not to exceed $68,275,000.00, by Resolution No. 14-1391; and

WHEREAS, on August 27, 2014, City Council authorized a professional services contract with Kleinfelder Central, Inc. to provide construction material testing during the construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able Pump Station, in an amount not to exceed $378,812.00, by Resolution No. 14-1392; and

WHEREAS, on August 27, 2014, City Council authorized the Facilities Extension Agreement contract with Oncor Electric Delivery Company, LLC. for the extension of Standard Delivery System facilities and an alternate feed electrical power to the Levee Drainage System – Sump A Improvements, also referred to as the Able Pump Station, in an amount not to exceed $1,889,414.53, by Resolution No. 14-1393; and

WHEREAS, on August 27, 2014, City Council authorized Supplemental Agreement No. 1 to the Discretionary Service Agreement between the City and Oncor Electric Delivery Company LLC. for additional costs relating to the relocation of an existing 138 kilovolt electric transmission tower on Oncor's East Levee-West Industrial line for the Levee Drainage System – Sump A Improvements, also referred to as the Able Pump Station, in an amount not to exceed $116,826.00, from $273,174.00 to $390,000.00, by Resolution No. 14-1394; and

WHEREAS, on August 27, 2014, City Council authorized Supplemental Agreement No. 4 to the professional services contract with HDR Engineering, Inc., for design support services during construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able Pump Station, in an amount not to exceed $1,601,730.00, from $9,385,772.00 to $10,987,502.00, by Resolution No. 14-1395; and

WHEREAS, on October 21, 2015, Administrative Action No. 15-1849 authorized a Discretionary Service Agreement with Oncor for the temporary relocation of the electric feeds for the existing Small Able and Large Able Pump Stations, in an amount not to exceed $17,851.60; and

WHEREAS, on February 25, 2016, Administrative Action No. 16-5471 authorized Supplemental Agreement No. 5 to the professional services contract with HDR Engineering, Inc., for additional design services for Levee Drainage System – Sump A, also known as Able No. 3 Storm Water Pump Station during construction with zero cost, having no effect on the contract amount; and

WHEREAS, on June 22, 2016, City Council authorized an increase in the contract with BAR Constructors, Inc., for modifications to the construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able No. 3 Stormwater Pump Station, to increase the constructability of the pump station, including additional concrete masonry wall material with drainage along the sump and changes to the 24 inch water main aerial crossing, in an amount not to exceed $349,468.28, increasing the contract from $68,275,000.00 to $68,624,468.28, by Resolution No. 16-1084; and

WHEREAS, on October 24, 2016, Administrative Action No. 16-6809 authorized a Discretionary Service Agreement with Oncor to provide temporary power for the testing of the Levee Drainage System – Sump A Improvements, in an amount not to exceed $21,439.76; and

WHEREAS, on August 30, 2016, Administrative Action No. 16-6643 authorized Supplemental Agreement No. 6 to the professional services contract with HDR Engineering, Inc., for additional design support services during construction with zero cost, having no effect on the contract amount; and

WHEREAS, on May 24, 2017, Administrative Action No. 17-6266 authorized Supplemental Agreement No. 7 to the professional services contract with HDR Engineering, Inc., for additional design support services during construction with zero cost, having no effect on the contract amount; and

WHEREAS, the U.S. Army Corps of Engineers will recognize this contract with BAR Constructors, Inc. as a portion of the City of Dallas' in-kind credit for the 35 percent cost sharing of the Water Resources Development Act of 2007, Section 5141 for the Dallas Floodway project that may also reduce future city expenses and for the Corps' construction project; and

WHEREAS, this action will authorize Change Order No. 2 to the contract with BAR Constructors, Inc. for modifications to the construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able No. 3 Pump Station. This change order is to address various elements identified during construction that will increase the constructability of the pump station, including structural, building security, site security and emergency generator modifications and changes requested by Oncor, in an amount not to exceed $625,859.62, increasing the contract amount from $68,624,468.28 to $69,250,327.90.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign Change Order No. 2 with BAR Constructors, Inc., approved as to form by the City Attorney, for modifications to the construction of the Levee Drainage System – Sump A Improvements, also referred to as the Able No. 3 Pump Station, in an amount not to exceed $625,859.62, increasing the contract amount from $68,624,468.28 to $69,250,327.90.

SECTION 2. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $625,859.62 to BAR Constructors, Inc., from Flood Protection and Storm Drainage Facilities Fund, Fund 3U23, Department TWM, Unit S768, Activity FLDM, Program TW12S768, Object 4540, CT TWM12S768K1, Vendor 125824.

SECTION 3. That this contract is designated as Contract No. TWM-2016-00000639.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas and it is accordingly so resolved.

AGENDA ITEM # 64

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): Outside City Limits

DEPARTMENT: Water Utilities

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 40A T

SUBJECT

Authorize an Interlocal Agreement and Lease with the Town of Sunnyvale for the management of areas adjacent to Lake Ray Hubbard - Financing: No cost consideration to the City

BACKGROUND

Lake Ray Hubbard was constructed in the 1960s. The initial plan for use and management of the shoreline, called the Springer Plan, envisioned a continuous greenbelt with public access around the lake. Subsequent development and land use trends made that plan no longer practical.

On March 23, 1994, City Council authorized a professional service contract with Johnson, Johnson & Roy, Inc. to provide services for the Lake Ray Hubbard Master Plan. Johnson, Johnson & Roy, Inc. will assess the conditions around the lake and make recommendations on future management options for the shoreline property. The Lake Ray Hubbard Master Plan recommended negotiation of new Interlocal Agreements with the surrounding cities for on-site management of the lakefront property contiguous with their cities.

On May 10, 1995, City Council adopted the Master Plan and authorized staff to proceed with outlining an implementation strategy and to initiate negotiations with the cities adjacent to the lake, for the development of new Interlocal Agreements. Staff and representatives of the adjacent cities (Heath, Rockwall, Rowlett, Garland, and Sunnyvale) jointly developed Principles of Agreement that would serve as the basis for Interlocal Agreements related to management methods for the lake and its shoreline property.

BACKGROUND (continued)

On February 11, 1998, City Council adopted Principles of Agreement from which Interlocal Agreements between the City of Dallas and Heath, Rockwall, Rowlett, and Garland were to be developed to establish shoreline land use and enforcement responsibilities.

On April 26, 2000, City Council authorized Interlocal Agreements and Leases with the cities of Rockwall, Garland, and Rowlett for the management of areas adjacent to Lake Ray Hubbard.

On February 25, 2004, City Council authorized an Interlocal Agreement leasing certain property owned by the City along the shoreline of Lake Ray Hubbard to Heath.

Staff has completed negotiations with the Town of Sunnyvale and drafted a joint Interlocal Agreement, which has been approved by the Town Council of Sunnyvale.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

January 1995, City Council adopted the Lake Ray Hubbard Master Plan developed by Johnson Johnson & Roy, Inc. by Resolution No. 95-1676.

January 1995, City Council authorized Supplemental Agreement No. 1 with Johnson, Johnson & Roy, Inc. to provide additional engineering services for the Lake Ray Hubbard Master Plan, by Resolution No. 95-1677.

On March 23, 1994, City Council authorized a professional service contract with Johnson, Johnson & Roy, Inc. to provide services for Lake Ray Hubbard Master Plan (Contact No. 93-35E), by Resolution No. 94-1235.

On February 11, 1998, City Council adopted Principles of Agreement from which Interlocal Agreements between the City of Dallas and Heath, Rockwall, Rowlett, and Garland were to be developed to establish shoreline land use and enforcement responsibilities by Resolution No. 98-0515.

On April 26, 2000, City Council authorized Interlocal Agreements and Leases with the cities of Rockwall, Garland, and Rowlett for the management of areas adjacent to Lake Ray Hubbard by Resolution No. 00-1467.

On February 25, 2004, City Council authorized and directed the City Manager to sign an Interlocal Agreement leasing certain property owned by the City along the shoreline of Lake Ray Hubbard to Heath by Resolution No. 04-0808.

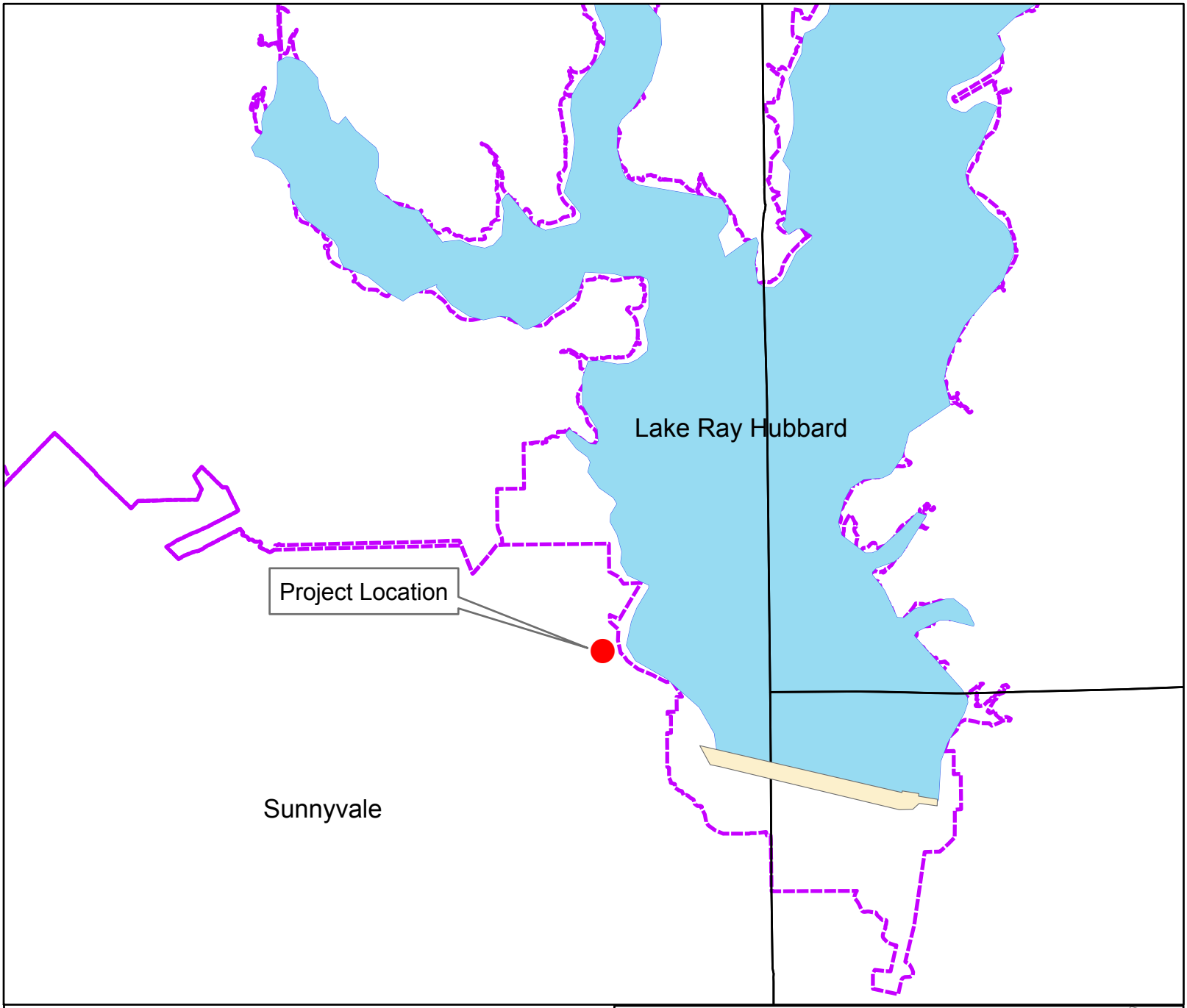
Information about this item will be provided to the Mobility Solutions, Infrastructure and Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



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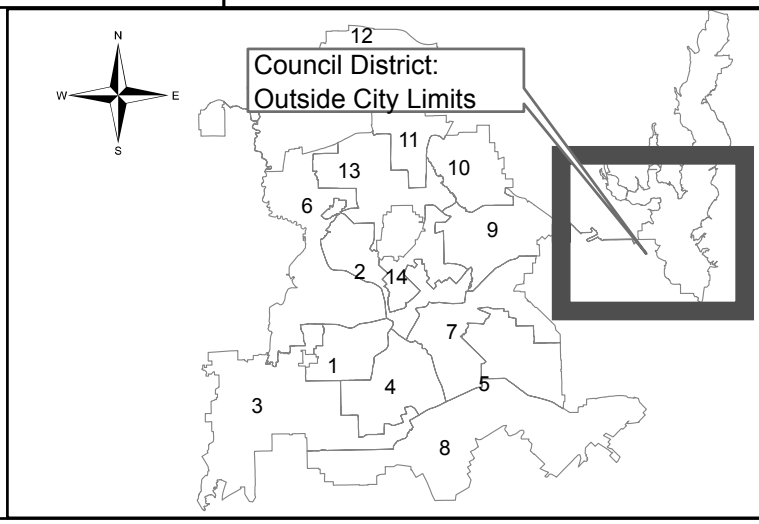


Dallas Water Utilities
Interlocal Agreement with Town of Sunnyvale
Management of Shoreline Adjacent to Lake Ray Hubbard

September 13, 2017

WHEREAS, on May 10, 1995, City Council authorized staff to proceed with outlining an implementation strategy and to initiate negotiations with the cities adjacent to the lake to develop Interlocal Agreements related to the management of the lake and lake property by Resolution No. 95-1676; and

WHEREAS, on February 11, 1998, City Council adopted Principles of Agreement from which Interlocal Agreements between the City of Dallas and Heath, Rockwall, Rowlett, and Garland will be developed to establish shoreline land use and enforcement responsibilities by Resolution No. 98-0515; and

WHEREAS, on April 26, 2000, City Council adopted Interlocal Agreements regarding shoreline property adjacent to Lake Ray Hubbard with Rockwall, Garland, and Rowlett for the management of areas adjacent to Lake Ray Hubbard by Resolution No. 00-1467 ; and

WHEREAS, on February 25, 2004, City Council authorized the Interlocal Agreement leasing certain property owned by the City along the shoreline of Lake Ray Hubbard to Heath by Resolution No. 04-0808; and

WHEREAS, staff has completed negotiations with the Town of Sunnyvale and drafted a joint Interlocal Agreement, which has been approved by the Town Council of Sunnyvale; and

WHEREAS, there is no cost consideration to the City of Dallas associated with this agreement.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to sign an Interlocal Agreement and Lease with the Town of Sunnyvale, approved as to form by the City Attorney, for the management of areas adjacent to Lake Ray Hubbard.

SECTION 2. That the City Manager is hereby authorized to implement the Principles of Management in the Interlocal Agreement with the Town of Sunnyvale.

SECTION 3. That this contract is designated as Contract No. DWU-2017-00002814.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 65

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, Outside City Limits

DEPARTMENT: Water Utilities

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: Various

SUBJECT

Authorize a professional services contract with Terracon Consultants, Inc. to provide architectural and engineering services for the design of roof and heating, ventilation and air conditioning systems (list attached) - Not to exceed $866,280 - Financing: Water Utilities Capital Improvement Funds

BACKGROUND

Roof and heating, ventilation and air conditioning (HVAC) systems at Dallas Water Utilities (DWU) facilities are generally exposed to an aggressive and corrosive environment due to the chemicals used, and gas by-products associated with the water and wastewater treatment processes. With this exposure, materials break down at a higher rate when compared to typical office building facilities. Consistent with DWU's on-going roof and HVAC maintenance program, a condition assessment was performed in 2016 on 160 roofs and 1,650 HVAC systems. This assessment provided a prioritized list of needs with a ranking of Priority 1 (worst - has reached the end of product life) to Priority 5 (best - has estimated life of 10 - 20 years) based on condition, age, location, and wear.

This item will provide professional services for the rehabilitation or replacement of 61 roof sections and 629 HVAC systems at DWU facilities that were ranked as Priority 1 and 2 under the 2016 assessment. Authorizing this design contract will continue DWU's maintenance program for roof and HVAC systems that protects the various types of production equipment and process controls. Protection of this equipment ensures the continued reliable water and wastewater services that DWU provides to approximately 2.3 million customers in Dallas and its surrounding cities.

ESTIMATED SCHEDULE OF PROJECT

Begin Design	October 2017
Complete Design	March 2018
Begin Construction	July 2018
Complete Construction	July 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 27, 2012, City Council authorized a professional services contract with Conley Group to provide architectural and engineering services to perform a condition assessment of the roof and HVAC systems at Water Utilities Department's 230 facilities by Resolution No. 12-1668.

On April 13, 2016, City Council authorized Supplemental Agreement No. 1 to the professional services contract with Conley Group for additional architectural and engineering services for a condition assessment of the Priority 3 and 4 roof and heating, ventilation and air conditioning systems at 35 Dallas Water Utilities locations by Resolution No. 16-0565.

Information about this item will be provided by the Mobility Solutions, Infrastructure and Sustainability Committee on September 11, 2017.

FISCAL INFORMATION

Water Utilities Capital Improvement Funds - $866,280

Assessment	$1,897,800
Supplemental Agreement No. 1	$ 538,125
Design (this action)	$ 866,280
Total Project Cost	$3,302,205

FISCAL INFORMATION (continued)

Council District	Amount
3	$ 10,825.50
4	$ 3,726.89
5	$ 3,509.67
6	$ 36,565.42
7	$370,850.18
8	$187,964.76
9	$ 12,973.74
10	$ 8,479.77
11	$ 3,807.32
12	$ 3,583.57
Outside City Limits	$223,993.18
Total	$866,280.00

M/WBE INFORMATION

See attached.

OWNER

Terracon Consultants, Inc.

David R. Gaboury, Chief Executive Officer

MAP

Attached

Roof and HVAC Systems Design

Council District	Facility Name
3	Red Bird Pump Station Sorcey Pump Station Southwest Service Center
4	Cedar Crest Pump Station
5	Lake June Pump Station
6	Bachman Water Treatment Plant Walnut Hill Pump Station
7	Central Wastewater Treatment Plant Jim Miller Pump Station Southeast Service Center
8	Alta Mesa Pump Station Southside Wastewater Treatment Plant
9	Forney Pump Station White Rock Control Center
10	Abrams Pump Station Northeast Service Center Whispering Hills Pump Station
11	Cosa Crest Pump Station Meandering Way Pump Station
12	Parkway Pump Station
Outside City Limits	Beltwood Pump Station East Side Water Treatment Plant Elm Fork Water Treatment Plant Interim Raw Water Facility Iron Bridge Pump Station Lake Fork Pump Station

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a professional services contract with Terracon Consultants, Inc. to provide architectural and engineering services for the design of roof and heating, ventilation and air conditioning systems (list attached) - Not to exceed $866,280 - Financing: Water Utilities Capital Improvement Funds

Terracon Consultants, Inc. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-consultants.

PROJECT CATEGORY: Architecture & Engineering

LOCAL/NON-LOCAL CONTRACT SUMMARY

	Amount	Percent
Total local contracts	$866,280.00	100.00%
Total non-local contracts	$0.00	0.00%
TOTAL CONTRACT	$866,280.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

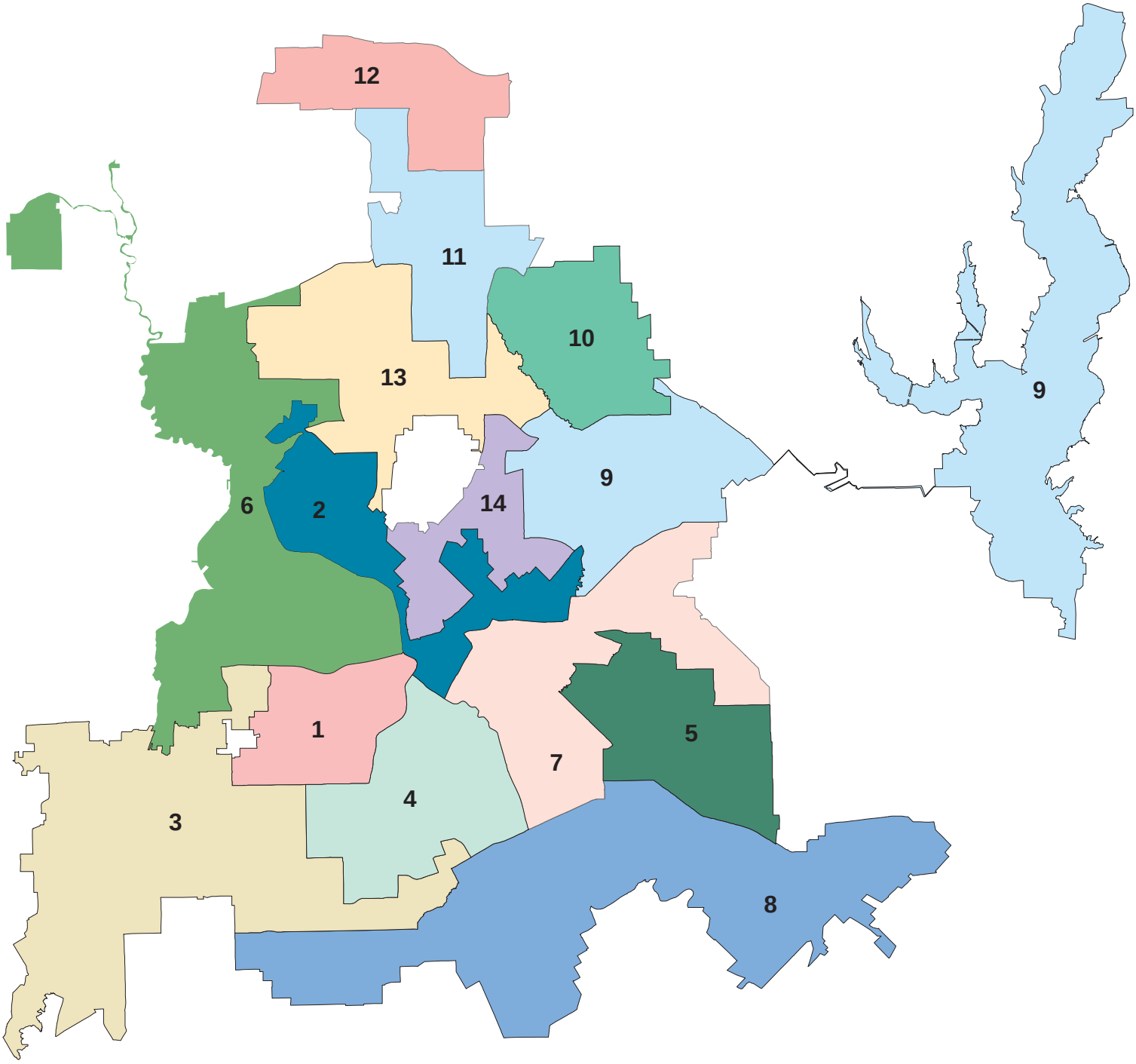
Local	Certification	Amount	Percent
JQ Infrastructure, LLC	IMDB36707Y0717	$82,300.00	9.50%
Crenshaw Consullting Group	WFWB32688N0918	$120,370.00	13.90%
Cates Laboratory	WFDB06644Y0618	$19,800.00	2.29%
Total Minority - Local		$222,470.00	25.68%

Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	Local	Percent	Local & Non-Local	Percent
African American	$0.00	0.00%	$0.00	0.00%
Hispanic American	$0.00	0.00%	$0.00	0.00%
Asian American	$82,300.00	9.50%	$82,300.00	9.50%
Native American	$0.00	0.00%	$0.00	0.00%
WBE	$140,170.00	16.18%	$140,170.00	16.18%
Total	$222,470.00	25.68%	$222,470.00	25.68%



Dallas Water Utilities
Contract No. 17-019/020E
Roof and HVAC Systems Design

September 13, 2017

WHEREAS, on June 27, 2012, City Council authorized a professional services contract with Conley Group to provide architectural and engineering services to perform a condition assessment of the roof and HVAC at Water Utilities Department's 230 facilities, in an amount not to exceed $1,897,800, by Resolution No. 12-1668; and

WHEREAS, on April 13, 2016, City Council authorized Supplemental Agreement No. 1 to the professional services contract with Conley Group for additional architectural and engineering services for a condition assessment of the Priority 3 and 4 roof and heating, ventilation and air conditioning systems at 35 Dallas Water Utilities locations, in an amount not to exceed $538,125, from $1,897,800 to $2,435,925, by Resolution No. 16-0565; and

WHEREAS, Dallas Water Utilities, with its continuing maintenance program for roof and HVAC systems, has determined it is now necessary to design and implement the next phase of roof and HVAC repairs and replacements; and

WHEREAS, Terracon Consultants, Inc., 8901 John W. Carpenter Freeway, Suite 100, Dallas, Texas 75247, has submitted a proposal in accordance with the Request for Qualifications No. 17-019/020E to provide the required architectural and engineering services at a fair and reasonable price.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That Terracon Consultants, Inc. is hereby selected as the most highly qualified provider to perform the required architectural and engineering services.

SECTION 2. That the City Manager is hereby authorized to negotiate and execute an professional services contract with Terracon Consultants, Inc., approved as to form by the City Attorney, to provide the required architectural and engineering services for the design and implementation of roof and heating, ventilation and air conditioning system repairs and replacements, in an amount not to exceed $866,280.

SECTION 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed $866,280 to Terracon Consultants, Inc., as follows:

Water Capital Improvement Fund	
Fund 2115, Department DWU, Unit PW42	
Object 4111, Program 717019, Vendor 341409	
Encumbrance/Contract No. CX DWU-2017-00002721	$433,140

SECTION 3. (continued)

Wastewater Capital Improvement Fund Fund 3116, Department DWU, Unit PS42 Object 4111, Program 717020, Vendor 341409 Encumbrance/Contract No. CX DWU-2017-00002721	$433,140
Total amount not to exceed	$866,280

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

DEPARTMENT: City Secretary

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

SUBJECT

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)

AGENDA ITEM # 67

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: City Secretary

CMO: Bilierae Johnson, 670-3738

MAPSCO: N/A

SUBJECT

A resolution acknowledging receipt of the Ethics Advisory Commission Rules of Procedure adopted by the Commission on June 20, 2017 - Financing: No cost consideration to the City

BACKGROUND

On June 28, 2000 the Dallas City Council approved Ordinance No. 24316 adding Chapter 12A, "Code of Ethics", to the Dallas City Code, as amended. Chapter 12A created the Ethics Advisory Commission to be composed of seven members appointed by the Dallas City Council. On May 21, 2001, the Dallas City Council appointed the seven members of the Ethics Advisory Commission.

As a part of the Ethics Advisory Commission roles and responsibilities the Rules of Procedure were created to assist the commission in its own internal organization and operation in a manner and form consistent with Chapter 12A "Code of Ethics".

In 2015, the Ethics Advisory Commission amended its rules to further enhance its internal organization and to ensure uniformity of its rules with the recent revisions to Chapter 12A of the Dallas City Code.

On June 20, 2017, the Ethics Advisory Commission amended its rules to correspond with the recently amended Dallas City Code, Chapter 12A (Code of Ethics) adopted by City Council on March 22, 2017.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On November 10, 2015, City Council acknowledged receipt of the Ethics Advisory Commission Rules of Procedure adopted by the commission on August 27, 2015, October 1, 2015 and October 16, 2015 by Resolution No. 15-2143.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, Subsection (c)(1) of Section 12A-25 of the Dallas City Code empowers the Ethics Advisory Commission to establish, amend, and rescind rules and procedures governing its own internal organization and operations in a manner and form consistent with Chapter 12A; and

WHEREAS, the Ethics Advisory Commission originally adopted its Rules of Procedure on October 27, 2006; and

WHEREAS, subsequent changes to the Ethics Advisory Commission were formally submitted and formally acknowledged by the City Council, by Resolution No. 09-2267 on September 16, 2009; and

WHEREAS, in its effort to strengthen the City's ethics policies, the Ethics Advisory Commission was asked to conduct a detailed review on April 17, 2015 of Chapter 12A of the Dallas City Code; and

WHEREAS, the Ethics Advisory Commission amended its Rules of Procedure on August 27, 2015, October 1, 2015, and October 16, 2015; and

WHEREAS, the City Council adopted revisions to Chapter 12A of the Dallas City Code on March 22, 2017 by Ordinance No. 30391; Resolution No. 17-0515; and

WHEREAS, the Ethics Advisory Commission amended its Rules of Procedure on June 20, 2017, to ensure uniformity of its Rules with the March 22, 2017 revisions to Chapter 12A of the Dallas City Code, as adopted by the City Council; and

WHEREAS, Section 1.3 of the Ethics Advisory Commission Rules of Procedure require the Commission's amended Rules be submitted to the City Council of acknowledgement of receipt by resolution.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Council acknowledges receipt of the Ethics Advisory Commission Rules of Procedure adopted by the Commission on June 20, 2017, attached hereto as Exhibit A.

SECTION 2. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

EXHIBIT A

ETHICS ADVISORY COMMISSION

RULES OF PROCEDURE

CITY OF DALLAS, TEXAS

Adopted: 10/27/06

Amended on 03/30/07, 04/13/07, 08/28/08, 02/20/09, 03/27/09, 04/17/09, 08/27/15, 10/1/15, 10/16/15, and 06/20/17

EXHIBIT A

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EXHIBIT A

Section 1 JURISDICTION AND POWERS

1.1 Jurisdiction. The ethics advisory commission shall have jurisdiction to review and make findings concerning any alleged violation of the laws, ordinances, and rules listed in the Dallas City Code Chapter 12A (the Code of Ethics) by any person subject to those laws, ordinances, or rules, including but not limited to current city officials and employees, former city officials and employees, and persons doing business with the city, if a complaint is filed within one year after the date of the alleged violation.

[See Dallas City Code, Section 12A-25]

1.2 Powers. The ethics advisory commission has the following powers only:

(1) To establish, amend, and rescind rules and procedures governing its own internal organization and operations in a manner and form consistent with 12A;
(2) To meet as often as necessary to fulfill its responsibilities;
(3) To request from the city manager through the city council the appointment of such staff as is necessary to carry out the duties of the commission;
(4) To review, index, maintain on file, and dispose of sworn complaints;
(5) To make findings of fact as necessary for the disposition of a complaint;
(6) To make notifications, extend deadlines, and conduct investigations of violations;
(7) To advise and make recommendations to the city council concerning the city's ethics code and ethics policies;
(8) To make determinations that complaints are frivolous, make findings of facts, and sanction persons who file frivolous complaints;
(9) Such other powers as are specifically granted in 12A or by the city council.
(10) To issue subpoenas for the attendance of witness or for the production of documents or other evidence.

[See Dallas City Code, Section 12A-25]

1.3 Amendments to the Rules. After amending the Rules of Procedure, the ethics advisory commission shall provide a copy of the amended rules to the city council for acknowledgment of receipt by resolution.

Section 2 MEETINGS OTHER THAN PANEL MEETINGS AND HEARINGS

2.1 Regular Meetings. The ethics advisory commission shall hold regular quarterly meetings, as the responsibilities of the commission necessitate, at a location within a city building. The meeting time is 9:30 a.m. on the third Tuesday of the month, unless the chair cancels the meeting or establishes another meeting time.

[See Dallas City Code, Section 8-2]

2.2 Special Meetings. Special meetings may be called by the chair at any time. Special meetings shall be called by the chair upon the written request of three members of the commission.

[See Dallas City Code, Section 8-3]

2.3 Quorum. At the beginning of each regular or special meeting, the chair shall determine whether or not a quorum exists to properly transact business of the commission. A quorum exists when there are physically present a simple majority of the number of members officially appointed to the commission, regardless of the total number of members actually provided for the commission. If a quorum does not exist 30 minutes after the time for which the meeting was called, the chair shall adjourn the meeting and may call a special meeting, depending on the circumstances.

[See Dallas City Code, Section 8-4]

2.4 Notice of Meetings. Notice of all special and regular meetings of the commission shall be published in accordance with the Texas Open Meetings Act.

[See Dallas City Code, Section 8-7]

2.5 Citizen Speakers. At the discretion of the commission, citizens may speak at regular and special meetings of the commission. Each speaker will have a maximum of three minutes to speak unless the time limit is shortened or extended by a majority vote of the commission.

Citizen speakers and other members of the public attending a commission meeting shall comply with the rules of conduct and decorum set forth in Section 8-25 of the Dallas City Code.

2.6 Public Character of Meetings and Actions. All meetings of the commission shall be open to the public unless pertaining to matters authorized under the Texas Open Meetings Act to be discussed in executive session. All actions of the commission shall be public and sufficient copies of the minutes shall be filed with the city secretary, who will make them available to staff members, the news media, and other interested persons upon request.

[See Dallas City Code, Section 8-6(a)]

2.7 Executive Session. When meeting in executive session, the chair shall publicly announce the category under the Texas Open Meetings Act that permits the executive session, tape record the executive session, and comply with all other requirements of the Texas Open Meetings Act applicable to executive sessions.

[See Dallas City Code, Section 8-6(b)]

Section 3 FILING OF COMPLAINTS

3.1 Complaint Form. Except for those complaints received by the City Auditor through its Fraud, Waste and Abuse hotline, all complaints must be submitted to the commission through the city secretary's office, on the complaint form provided by the city secretary's office and available on the city's website. The complaint must contain the information and items required by 12A-26(a), and any evidence submitted must be in the format required by 12A-26(b). The commission shall not consider a complaint until it is accepted by the city secretary's office.

[See Dallas City Code, Sections 12A-26(a)-(b) and 12A-26(g)]

3.2 Supplementing Complaints. A complete complaint, as defined by 12A-26(c), may be supplemented as provided in this rule. Supplements to a complete complaint must be submitted to the commission through the city secretary's office with the complaint supplement form provided by the city secretary's office and available on the city's website. A complainant may supplement a complete complaint in accordance with this section for the following reasons only:

(1) to correct incorrect statements in the complete complaint;
(2) to allege a new or additional violation of Chapter 12A of the code;
(3) to provide names, addresses, email addresses, and telephone numbers of witnesses, if any, that can offer testimony in support of the complaint; or
(4) to provide other sources of evidence that the complainant recommends should be considered by the ethics advisory commission.

Supplements to a complaint may only be filed within seven days after the city secretary's acceptance of the original completed complaint.

3.3 Responses and Procedural Requests. The person charged in the complaint shall have the opportunity to submit a sworn statement, together with such other information he or she feels is relevant.

This response shall be submitted on the respondent form provided by the city secretary's office and available on the city's website.

The response must be received in the city secretary's office at least four days before the date of the preliminary panel hearing so that the panel may have sufficient time to review the response.

Failure to file the response in a timely manner may result in a continuance or reset of the preliminary panel hearing.

Procedural motions by the respondent to the complaint must be filed with the city secretary's office four days before the preliminary panel hearing. The preliminary panel will consider procedural motions before making a finding on the complaint.

[See Dallas City Code, Chapter 12A-26(e)]

3.4 Withdrawal of Complaints. After being filed with the city secretary's office, a completed complaint may not be withdrawn, unless the respondent agrees to the withdrawal in writing. A request to withdraw a complaint must be made on the form provided by the city secretary's office and available on the city's website, and must contain the notarized signatures of both the complainant and the respondent. The request must be received by the city secretary's office no later than 9:00 a.m. of the last business day before the date scheduled for the preliminary panel meeting at which the complaint will be reviewed.

3.5 Multiple Complaints. Multiple complete complaints that are filed with the city secretary's office within seven days of each other may be combined and processed together if:

(1) The same complainant files the same or substantially similar complaints against multiple respondents; or

(2) Different complainants file the same or substantially similar complaints against the same respondent.

The determination to combine multiple complaints will be made by the chair or vice-chair, whoever is serving on the preliminary panel, after consultation with the city secretary's office. If combined, one preliminary panel would review all the complaints at one meeting. The preliminary panel, however, would make a finding on each complaint individually as to whether a claim is stated and is supported by just cause.

3.6 Frivolous Complaints. If the ethics advisory commission or a preliminary panel has unanimously dismissed a complaint, the commission or panel may, by affirmative vote of at least two-thirds present, order complainant to show cause as to why the commission should not determine that the complaint is frivolous. A frivolous complaint is one that is groundless and is brought either in bad faith or for the purpose of harassment. GROUNDLESS means there is no basis in law or fact.

The complainant and the person charged in the complaint shall have an opportunity to submit a sworn response within 10 days after the date notice of the show cause order was provided by the city secretary. This response must be submitted on the frivolous complaint response form provided by the city secretary's office and available on the city's website. As an alternative to a response, the person charged in a complaint may, within 10 days after the date the complainant was given notice of the show cause order, file with the city secretary a notice to terminate the hearing on the frivolous complaint on a form provided by the city secretary's office.

The complainant and the person charged in the complaint shall be entitled to:

(1) The right to attend the show cause hearing.
(2) The right to make a statement.
(3) The right to present and cross-examine witnesses.
(4) The right to be represented by legal counsel or another advisor.

A complaint may only be deemed frivolous upon an affirmative vote of three-fifths of all commission members present and voting. An affirmative finding must be supported by "clear and convincing" evidence, as defined in 12A-28(b).

[See Dallas City Code, Section 12A-40.1]

Section 4 PRELIMINARY PANEL MEETINGS

4.1 Preliminary Panel Selection. A commission member (including the chair and vice-chair) selected for a preliminary panel shall serve on that panel, unless excused in writing by the chair for a valid medical, business, or personal reasons, or if other such conflict of interest exists as determined by the city attorney.

4.2 Responsibilities of Preliminary Panel. Within 45 days after receipt of a complete complaint, the preliminary panel must meet and make a preliminary finding as to whether or not the complaint states a claim under Chapter 12A and is supported by just cause. "Just cause" means such cause as is found to exist upon a reasonable inquiry that would induce a reasonably intelligent and prudent person to believe that a person has committed an act or acts constituting an ethical violation under Chapter 12A.

[See Dallas City Code, Section 12A-26(h)(1)]

4.3 Preliminary Panel Meetings. At a preliminary panel meeting, the panel will not take any testimony and will consider only the complete complaint(s), supplements to the complaint(s) submitted under Section 3.2 of these rules, response(s), and procedural motion(s) as submitted to the city secretary's office. At the preliminary panel meeting, the response shall only be considered to the extent that it addresses whether or not the complaint states a claim under 12A and is supported by just cause.

In determining whether the complaint states a claim and is supported by just cause, the panel will consider each section of Chapter 12A that the complainant alleges has been violated. The panel should also consider whether other sections of Chapter 12A not alleged by the complainant may have been violated based on the facts presented in the complaint.

If the preliminary finding is that the complaint does not state a claim under Chapter 12A or is not supported by just cause based upon the statements and evidence submitted the complaint must be dismissed. A determination that a complaint be dismissed can only be made upon the affirmative vote of at least two of the three preliminary panel members. Written notice of the dismissal must be sent to both the person who made the complaint and the person about whom the complaint was made, identifying the reason or reasons for dismissal.

[See Dallas City Code, Section 12A-26(h)(2)]

If a complaint is not summarily dismissed, the panel will forward the complaint to the full commission for an evidentiary hearing.

[See Dallas City Code, Section 12A-27(a)]

Section 5 EVIDENTIARY HEARING

5.1 Scheduling Evidentiary Hearing. Within seven days after the preliminary panel issues a decision to forward a complaint to the full EAC for an evidentiary hearing, the city secretary's office, in consultation with the chair and after polling members of the EAC, shall select the date for the evidentiary hearing.

5.2 Notice of Hearing Date. At least 10 days prior to the hearing, written notice of the hearing will be sent to the complainant, the person charged in the complaint, the EAC, and the city attorney's office by certified mail or personal service. Courier service may be used to provide notice by personal service. If consent is given in writing, a person entitled to notice may agree to accept notice by facsimile, email, or first-class mail.

[See Dallas City Code, Section 12A-27(a)]

5.3 Responses. The person charged in the complaint shall have the opportunity to submit a sworn statement, together with such other information he/she feels is relevant, in response to the charges to be considered at the evidentiary hearing. Responses should be received in the city secretary's office at least four days before the date of the evidentiary hearing so that the EAC may have sufficient time to review the responses.

Failure to file a response in a timely manner may result in the continuance or reset of the evidentiary hearing. If a response is not received by the city secretary's office before the four-day deadline, the EAC, at its discretion, may waive the requirement and the response may be considered at the hearing.

5.4 Procedural Requests. All procedural motions that the complainant or person charged in the complaint wishes the EAC to consider at the evidentiary hearing must be filed with the city secretary's office at least four days prior to the evidentiary hearing.

Within one business day after receipt, the city secretary's office will promptly forward the procedural motions to the EAC, the city attorney's office, the complainant, and the person charged in the complaint.

In addition to other procedural motions, the EAC may consider a request for a reset or continuance of a hearing. The EAC may also, on its own motion, reset or continue a hearing.

At the beginning of the hearing, the EAC will consider and rule upon procedural motions.

5.5 Subpoenas. Periodically, the need for additional information may be needed when considering an ethics complaint. In those circumstances, the ethics advisory commission shall have the power to issue subpoenas in accordance with Section 12A-25(d).

[See Dallas City Code, Section 12A-25(d)]

The subpoena shall be on a form provided by the city secretary's office. Service of subpoenas shall be as follows:

(1) For employees, through the employee's department director.
(2) For all others, through the Marshal's Office.

5.6 Quorum Requirement. A quorum of at least four commissioners must be present for an evidentiary hearing. If no quorum is present within 30 minutes after the posted start time, the city secretary shall reschedule the hearing date and provide all parties with written notice by certified mail, personal service, or by other means agreed to in writing by the parties, at least 10 days before the new hearing date.

[See Dallas City Code, Section 12A-28(c) & Section 8-4]

5.7 Executive Session. The EAC may go into executive session and shall publicly announce the purpose of such a session and the provision under the Texas Open Meetings Act that permits such session. All executive sessions of the EAC shall be recorded as required by Section 8-6 of the Dallas City Code.

5.8 Hearing Procedures. Evidentiary hearings shall be conducted in accordance with this section.

The chair shall call the hearing to order, announce the time the hearing is called to order, and state whether a quorum of the EAC is present. The chair shall identify the complaint being considered by the EAC.

Each of the following persons attending the hearing shall state his/her name and title for the record:

- EAC members.
- City Secretary's Office staff.
- City Attorney's Office staff.
- Complainant and legal counsel.
- Person charged in the complaint and legal counsel.

The city secretary's office shall administer an oath to everyone who is to provide testimony during the hearing.

The chair shall provide an overview of the complaint by summarizing the complaint form and the complaint supplement form, if any, submitted by the complainant.

The EAC will then consider procedural motions by the complainant and/or person charged in the complaint. Each procedural motion will be decided by a majority vote of the EAC members present.

The complainant or his/her legal counsel may, at the discretion of the EAC, be given an opportunity to present a case, which may include:

- Presenting evidence.
- Calling and questioning witnesses.
- Playing audio or video recordings.
- Giving direct testimony.

The person charged in the complaint, or his/her legal counsel, shall then be given an opportunity to present a case, which may include:

- Presenting evidence.
- Calling and questioning witnesses.
- Playing audio or video recordings.
- Giving direct testimony.

[See Dallas City Code, Section 12A-28(d)-(e)]

EAC members may ask questions of the complainant and/or person charged in the complaint at any time during the hearing, unless otherwise directed by the chair.

If the complainant is not present, the person charged in the complaint will still be given an opportunity to present his/her case. Likewise, if the person charged in the complaint is not present, the complainant may, at the discretion of the EAC, still be given an opportunity to present his/her case.

Once both the complainant and person charged in the complaint have presented their cases, the EAC will discuss the evidence presented and make a determination on the complaint.

After a written decision is issued in accordance with Section 5.9 of these rules, the chair shall announce the hearing is adjourned and state the time of adjournment.

5.9 Written Decision. At the conclusion of the hearing, the EAC shall issue a written decision on the evidentiary hearing decision form provided by the city secretary's office and available on the city's website. The EAC shall make all reasonable efforts to issue that decision within 60 days after receipt of the complete complaint. A decision to find an ethics violation must be by an affirmative vote of at least three-fifths of the commission members present and voting.

[See Dallas City Code, Sections 12A-28(b) & 12A-29(a)]

At the termination of the hearing, each EAC member participating in the hearing shall sign the evidentiary hearing decision form.

5.10 Notification. Within ten days after the written decision is issued, the city secretary's office, on behalf of the EAC, shall forward copies of the findings and decision to the complainant, the person charged in the complaint, the city attorney's office, the city council, any

EAC member not participating in the decision, and any person or body to whom a complaint is being referred for sanctions under Section 12A-37.1(a).

The city secretary shall make the findings and decision available to the public as authorized by law.

5.11 Sanctions. When the EAC refers a matter to the city council as prescribed in Subsections (d), (e), and (f) of Section 12A-37.1 of the code of ethics, the city secretary's office shall prepare a resolution that states the findings of the EAC and any recommended sanctions. The city secretary's office shall place the resolution for council action on the first available city council voting agenda meeting occurring after the date of the EAC decision.

[See Dallas City Code, Sections 12A-37.1(d)-(f)]

Section 6 PETITIONS FOR DECLARATORY RULING

6.1 Declaratory Ruling. Any city official or employee against whom public allegations of ethics violations have been made in the media or elsewhere may file a petition for a declaratory ruling with the city secretary's office to obtain from the EAC a determination of the compliance or lack of compliance of the petitioner's action(s) with the City's Code of Ethics.

[See Dallas City Code, Section 12A-31]

The city official or employee petitioning for a declaratory ruling should request the EAC to review the public allegations of ethics violations made against the city official or employee and make known its findings. The request shall include the city official's or employee's sworn statement affirming his/her innocence.

The petition for a declaratory ruling shall:

(1) state the specific provision or provisions of the ethics code that the city official or employee has publicly been accused of violating;
(2) present evidence that such allegations have been made public; and
(3) provide sources of evidence that the city official or employee believes should be considered by the EAC in order to make a determination on the petition.

6.2 Withdrawal of Request for Declaratory Ruling. After being filed with the city secretary's office, a request for declaratory ruling may be withdrawn by written request of the petitioner. The written request must be received by the city secretary's office no later than 9:00 a.m. of the last business day before the date scheduled for the hearing on the request for declaratory ruling.

6.3 Scheduling Hearing for Declaratory Ruling. Within five business days after a petition for a declaratory ruling is received, the city secretary's office, in consultation with the chair, and after polling members of the EAC, shall select the date for the hearing to consider the petition.

6.4 Notice of Hearing Date. At least 10 days prior to the hearing, written notice of the hearing will be sent to the person requesting a declaratory ruling, the EAC, and the city attorney's office by certified mail or personal service. Courier service may be used to provide notice by personal service If consent is given in writing, a person entitled to notice may agree to accept notice by facsimile, email, or first class mail.

6.5 Quorum Requirement. A quorum of at least four commissioners must be present for a hearing to consider a petition for a declaratory ruling. If no quorum is present within 30 minutes after the posted start time, the city secretary shall reschedule the hearing date and provide all parties with written notice by certified mail or personal service at least 10 days prior to the new hearing date. If consent is given in writing, persons entitled to notice may agree to accept notice by facsimile, email, or first class mail.

6.6 Executive Session. The EAC may go into executive session and shall publicly announce the purpose of such a session and the provision under the Texas Open Meetings Act that permits such session. All executive sessions of the EAC shall be recorded as required by Section 8-6 of the Dallas City Code.

6.7 Hearing Procedures. Hearings on petitions for declaratory rulings shall be conducted in accordance with this section.

The chair shall call the hearing to order, announce the time the hearing is called to order, and state whether a quorum of the EAC is present.

The chair shall identify the petition being considered by the EAC.

Each of the following persons attending the hearing shall state his/her name and title for the record:

- EAC members.
- City Secretary's Office staff.
- City Attorney's Office staff.
- Petitioner and legal counsel.

The city secretary's office shall administer an oath to everyone who is to provide testimony during the hearing.

The chair shall provide an overview of the petition to be considered by summarizing the materials submitted by the petitioner.

The petitioner, or his/her legal counsel, shall then be given an opportunity to present a case, which may include:

- Presenting evidence.
- Calling and questioning witnesses.
- Playing audio or video recordings.
- Giving direct testimony.

The EAC members may ask the petitioner questions at any time during the hearing, unless otherwise directed by the chair.

After the petitioner has presented his/her case, the EAC will discuss the evidence presented and make a determination on the petition for a declaratory ruling.

After a written decision is issued in accordance with Section 6.9 of these rules, the chair shall announce that the hearing is adjourned and state the time of adjournment.

6.8 Continuance for Additional Information. The EAC may, in the course of deliberations, decide that additional information is needed to make a finding. The EAC may, on its own motion, continue the hearing in order to receive and review information from sources not available during the hearing.

The EAC may request that the petitioner provide additional information to support his/her request for declaratory ruling. Information requested must be submitted to the city secretary's office no later than three days prior to the date the hearing is to reconvene.

6.9 Written Decision. At the conclusion of a hearing to consider a petition for a declaratory ruling, the EAC shall issue a written decision. A decision on a petition for a declaratory ruling must be by a majority vote of the commission members present and voting.

6.10 Notification. Within 10 days after a written decision is issued, the city secretary's office, on behalf of the EAC, shall forward copies of the written decision to the petitioner, the city attorney's office, the city council, and any EAC member not participating in the decision.

The city secretary shall make the findings and decision of the EAC available to the public as authorized by law.

[See Dallas City Code, Section 12A-29]

Section 7 CITY STAFF PARTICIPATION

7.1 City Secretary. The city secretary's office provides administrative support to the commission as is necessary to carry out the duties of the commission. The city secretary shall review complaints for completeness, be represented at all meetings and hearings of the commission to provide support, clarify issues and concerns, swear in witnesses at hearings, and maintain records of the meetings and hearings.

7.2 City Attorney. The city attorney's office acts as the legal counsel to the commission.

The city attorney shall be represented at all meetings and hearings of the commission as needed to provide legal advice when appropriate and to clarify issues and concerns.

[See Dallas City Code, Section 12A-32(a)]

7.3 Independent Counsel. An independent outside attorney, who does not otherwise represent the city, a city official, or an employee in his or her official capacity, may be appointed by the city council, at the recommendation of the city attorney, to serve as legal counsel to the EAC for a particular case when:

(1) a complaint is filed relating to an alleged violation of Chapter 12A by a city council member or by a city employee who is a department director of higher rank;
(2) the ethics advisory commission requests such an appointment; or
(3) the city attorney requests such an appointment for good cause shown.

[See Dallas City Code, Section 12A-32(b)]

EXHIBIT A

ETHICS ADVISORY COMMISSION (EAC)
RULES OF PROCEDURE COMPARATIVE TABLE

NOTE – The following is a list of amendments to the EAC Rules of Procedure and the disposition of those amendments, beginning with the amendment of March 30, 2007.

DATE OF AMENDMENT	SECTION/FORM		DISPOSITION BY SECTION/FORM	
03/30/07	Added:	Amended Complaint Form	3.2	Exhibit B
	Added:	Preliminary Panel Checklist	4.3	Exhibit E
	Added:	Respondent Form	3.3	Exhibit C
04/13/07	Added:	Withdrawal Form	3.5	Exhibit D
	Added:	Complaint Form	3.1	Exhibit A
08/28/08	Added:	Evidentiary Hearing Decision Form	5	Exhibit G
02/20/09	Added:	Ethics Advisory Commission Evidentiary Hearings	5	Section
03/27/09	Added:	Petition For Declaratory Ruling	6	Section
04/17/09	Added:	Declaratory Ruling Written Decision Form	6.10	Exhibit I
08/27/15	Revised:	All Sections; Removed Exhibits	1-7	Sections
10/1/15	Revised	Rule on Supplementing Complaints	3.2	Section
10/16/15	Added	Method of Delivery of Amended Rules to Council	1	Section
06/20/17	Revised	Jurisdiction	1.1	Section
	Revised	Powers	1.2	Section
	Revised	Regular Meetings	2.1	Section
	Revised	Quorum	2.3	Section
	Revised	Complaint Form	3.1	Section
	Revised	Responsibilities of Preliminary Panel	4.2	Section
	Added	Subpoenas	5.5	Section
	Revised	Notification	5.9	Section
	Revised	Sanctions	5.10	Section
	Revised	Independent Counsel	7.3	Section

AGENDA ITEM # 68

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: City Secretary

CMO: Bilierae Johnson, 670-3738

MAPSCO: N/A

SUBJECT

A resolution authorizing: **(1)** a joint election agreement and election services contract between the City of Dallas, Dallas County, and various other jurisdictions within Dallas County, for the conduct of a joint election to be held on Tuesday, November 7, 2017, in an amount not to exceed $305,000; **(2)** legal advertising in connection with the Tuesday, November 7, 2017 Special Election, in an amount not to exceed $50,000; and **(3)** $300 for translation services for publication and posting notices related to the election - Total not to exceed $355,300 - Financing: Current Funds

BACKGROUND

Subchapter D of Chapter 31 of the Texas Election Code provides the City may contract with the county elections administrator for certain election services. Chapter 271 of the Texas Election Code provides that the City may enter into an agreement with other jurisdictions that may be conducting elections on the same day in election precincts that can be served by common polling places. The City of Dallas, Dallas County, and other Dallas County political jurisdictions will conduct elections on Tuesday, November 7, 2017. This action authorizes the City to hold the election jointly with jurisdictions that share common polling places and contract with the Dallas County Elections Department for election services, including the selection, training and compensation of precinct election judges, subject to the approval of the City and the other contracting authorities. For any election held on the November Uniform Election Day, political jurisdictions are required to use only county polling places. Therefore, the City may only contract with Dallas County Elections Department to handle only those polling places that are within their county.

BACKGROUND (continued)

On August 9, 2017, City Council authorized a special election for Tuesday, November 7, 2017, for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas, by Resolution No. 17-1196; Ordinance No. 30554. This item provides for election services for that special election.

Dallas County performs a post election audit of the actual expenses incurred to conduct the election. The need may exist to request additional funds based on the result of the post-audit.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

Current Funds - $355,300

September 13, 2017

WHEREAS, the City Council has ordered a special election to be held on Tuesday, November 7, 2017; and

WHEREAS, the election is for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas; and

WHEREAS, Dallas County and other jurisdictions in Dallas County have also ordered elections to be held on Tuesday, November 7, 2017; and

WHEREAS, the City of Dallas and other jurisdictions holding elections on Tuesday, November 7, 2017, desire to hold the elections jointly in accordance with Chapter 271 of the Texas Election Code; and

WHEREAS, the City of Dallas and other jurisdictions holding elections on Tuesday, November 7, 2017, desire to contract with the Dallas County Elections Administrator for election services in accordance with Subchapter D of Chapter 31 of the Texas Election Code; and

WHEREAS, the election services contract provides that the Elections Administrator will arrange for the selection, training and compensation of precinct election judges, subject to the approval of the City and the other contracting authorities.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to enter into a joint election agreement and election services contract between the City of Dallas and other jurisdictions holding elections, approved as to form by the City Attorney, for a joint election to be held on Tuesday, November 7, 2017, to be administered by the Dallas County Elections Administrator in accordance with Subchapter D of Chapter 31 and Chapter 271 of the Texas Election Code.

SECTION 2. That the contract will provide the Elections Administrator shall perform or supervise the performance of any or all of the corresponding duties and functions that the Elections Administrator performs in connection with a county-wide election.

SECTION 3. That the contract will provide that the Elections Administrator may contract with third parties for election services and supplies and pay the claims for those election expenses from funds deposited by the City and the other contracting authorities in an election services contract fund in the county treasury established for this election.

SECTION 4. That the Elections Administrator has provided the City Secretary with an itemized list of estimated election expenses to be paid from the election services contract fund prior to execution of the contract, and will provide an itemized list of actual election expenses to be paid from the election services contract fund no later than the 180th day after the date of the election.

SECTION 5. That the City Secretary is hereby authorized to approve on behalf of the City of Dallas any changes in the list of recommended election judges which may become necessary because of the inability or refusal to serve of any of the persons named in Attachment D or Attachment E.

SECTION 6. That the Chief Financial Officer is hereby authorized to pay the Dallas County Treasurer (Vendor 014003) for deposit in the election services contract fund as the City's estimated share of the costs of the Tuesday, November 7, 2017 joint election an amount not to exceed $305,000 (subject to annual appropriations) from the following appropriations:

Fund	Department	Unit	Object	Amount	Fiscal Year	Encumbrance/Contract No.
0001	SEC	1190	3070	$305,000	2016-2017	CX-SEC-2017-00003220

SECTION 7. That the Chief Financial Officer is hereby authorized to pay for advertising services in an amount not to exceed $50,000 from Fund 0001, Department SEC, Unit 1190, Object 3320.

SECTION 8. That the Chief Financial Officer is hereby authorized to pay for translation services in an amount not to exceed $300 from Fund 0001, Department SEC, Unit 1190, Object 3099.

SECTION 9. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

ELECTION SERVICES AGREEMENT
BETWEEN
THE DALLAS COUNTY ELECTIONS ADMINISTRATOR

AND THE

CITY OF CEDAR HILL
CITY OF DALLAS
CITY OF FARMERS BRANCH
CITY OF GLENN HEIGHTS
CITY OF LEWISVILLE
CITY OF SACHSE
DALLAS COUNTY SCHOOL BOARD

FOR THE CONDUCT OF A CONSTITUTIONAL AMENDMENT and JOINT ELECTION
TO BE HELD TUESDAY, NOVEMBER 7, 2017
TO BE ADMINISTERED BY THE DALLAS COUNTY ELECTIONS DEPARTMENT (DCED)

1) STATUTORY AUTHORITY FOR AND PARTIES TO THIS ELECTION SERVICES CONTRACT

a) Antoinette "Toni" Pippins-Poole ("Toni Pippins-Poole") is the duly appointed County Elections Administrator ("Elections Administrator") of Dallas County, Texas ("County") and the Department Head of the Dallas County Elections Department ("DCED"). As such, Toni Pippins-Poole is the County's Voter Registrar and the Election Officer of Dallas County, Texas and is authorized by Subchapter D of Chapter 31 of Title 3 of the Texas Election Code to enter into this Election Services Contract with the contracting authorities of the Participating Political Subdivisions listed in "Attachment F" of this Election Services Contract. DCED acts at the direction of the Elections Administrator.

b) The contracting authorities of the Participating Political Subdivisions that are participating in this Election Services Contract are listed in **"Attachment F"** of this Election Services Contract and are hereby participating with each other in this **Constitutional Amendment and Joint Election to be held in Dallas County, Texas on Tuesday, November 7, 2017** under Chapter 274 of the Texas Election Code (Constitutional Amendment Election) and Chapter 271 of Title 16 of the Texas Election Code ("Joint Election"); and are hereby contracting with the Elections Administrator of Dallas County, Texas to perform the election services set forth in this Election Services Contract under Subchapter D of Chapter 31 of Title 3 of the Texas Election Code. The Participating Political Subdivisions acknowledge that they are participating in this Constitutional Amendment and Joint Election with each other and with Dallas County, Texas and the State of Texas, to the extent that Dallas County, Texas and the State of Texas have candidates and/or propositions on the ballot in this Constitutional Amendment and Joint Election.

c) The Elections Administrator will coordinate, supervise, and handle all aspects of administering this Constitutional Amendment and Joint Election in accordance with the provisions of the Texas Election Code and as outlined in this Election Services Contract. Each contracting authority of each Participating Political Subdivision will pay its share of the Election Costs to the Elections Administrator for the equipment, supplies, services, and administrative costs outlined in this Election Services Contract. The Elections Administrator will administer the election; however, each Participating Political Subdivision will be responsible for the duties directly administered by the Participating Political Subdivision.

d) If applicable and in the event a runoff election is necessary, the date of the runoff for this Joint election would be **December 12, 2017**. This Elections Services Contract and its terms will be automatically extended to cover the Joint Runoff Election, unless a Participating Political Subdivision states in writing before **November 21, 2017** that it does not wish to participant in the/a joint runoff election. DCED will provide each Participating Political Subdivision to which this Section 1(d) applies, an estimated cost required to deposit funds into a special/separate Joint Runoff Election account. The funds must be deposited no later than five (5) days after the Joint Runoff Election's estimated figures are received from DCED.

2) ATTACHMENTS

The following attachments are hereby incorporated into this Election Services Contract as if set forth herein in their entirety. The Participating Political Subdivisions acknowledge that the following attachments are subject to reasonable changes by the Dallas County Elections Administrator before, during, and after Election Day and any runoff election(s), if any runoff election(s) are required by law to be held.

a) **"Attachment A"** is an itemized list of the estimated election expenses for this Constitutional

Amendment and Joint Election and the amounts that each Participating Political Subdivision must deposit with the Dallas County Treasurer. The Elections Administrator will amend "Attachment A" to reflect the changing estimates of election expenses that are caused by changing circumstances and by the withdrawal of Participating Political Subdivision(s), if any, from this Election Services Contract.

b) **"Attachment B"** is a list of the early voting polling places for this Constitutional Amendment and Joint Election.

c) **"Attachment C"** is a list of the Election Day polling places for this Constitutional Amendment and Joint Election.

d) **"Attachment D"** is a list of the people that the Dallas County Elections Administrator will appoint as deputy early voting clerks for this Constitutional Amendment and Joint Election.

e) **"Attachment E"** is a list of the presiding election judges and alternate election judges for Election Day for this Constitutional Amendment and Joint Election.

f) **"Attachment F"** is a list of the Participating Political Subdivisions that will be holding elections in Dallas County election precincts or partial election precincts and the number of registered voters in each of those election precincts or partial election precincts. "Attachment F" will also contain, for each Participating Political Subdivision, the full name of the person serving as a point of contact, the physical address, the mailing address, a facsimile number, and an email address. "Attachment F" will be amended if any of the Participating Political Subdivisions withdraw from this Election Services Contract. "Attachment F" will be amended to reflect the number of registered voters in each election precinct and partial election precinct as of the statutory deadline (**Tuesday, October 10, 2017**) for voters to submit applications to register to vote or changes of address in this Constitutional Amendment and Joint Election. In this Election Services Contract, the phrase "election precinct" is synonymous with the phrase "voting precinct."

g) **"Attachment G"** contains **the Statement of Elections Propositions and Offices** involved for each Participating Political Subdivision.

h) Within five (5) business days after any of the foregoing attachments being amended by the Elections Administrator, the Elections Administrator will send each Participating Political Subdivision an amended version of the amended attachment by email to the email address provided by each Participating Political Subdivision in "Attachment F."

3) LEGAL DOCUMENTS

a) Each Participating Political Subdivision will prepare, adopt, and publish all legally required election orders, resolutions, notices, and other documents that are required by, or of, their governing bodies. Each Participating Political Subdivision must send the Elections Administrator a copy of any election order, resolution, or notice related to this Constitutional Amendment and Joint Election within three (3) business days of publishing, adopting, or ordering it. Such documents can be sent to the attention of: Robert Heard, Assistant Elections Administrator, 2377 North Stemmons Freeway, Suite 820, Dallas, Texas 75207; or, emailed to Robert.Heard@DallasCounty.org; **or** Daniel Bradley, via email to Daniel.Bradley@Dallascounty.org.

b) Each Participating Political Subdivision is responsible for having its own election orders, resolutions, notices, or official ballot wording translated into the Spanish language.

4) VOTING SYSTEMS

Each Participating Political Subdivision agrees that, during this Constitutional Amendment and Joint Election, voters will cast their ballots on three different kinds of voting systems, each of which has been approved by the Texas Secretary of State in accordance with the Texas Election Code and the Texas Administrative Code: Direct Recording Electronic voting machines ("DRE"); an optical scanner voting system ("optical scan"); and a voting system accessible to voters with physical disabilities ("ADA Terminals"). On **Tuesday, October 17, 2017** at 10:00

A.M., at the County Elections Department at 2377 N. Stemmons Frwy, Suite 820, Dallas, Texas, the Elections Administrator will test the DRE voting system and the automatic tabulating equipment used for counting ballots at the central counting station. On **Wednesday and Thursday, October 11-12, 2017** at 10:00 A.M. at the County Election Equipment Warehouse at 1506 East Langdon Road, Hutchins, Texas, the Elections Administrator will test the optical scan voting system. At least 48 hours before the date and hour of each test, the Elections Administrator will publish a newspaper notice with the date, hour, and place of the testing. The Elections Administrator will establish regional collection sites within the county and a central counting station to receive and tabulate the regular ballots that are cast in this Constitutional Amendment and Joint Election and receive the provisional ballots.

a) The Elections Administrator will provide DREs, precinct ballot counters, and voting booths for this Constitutional Amendment and Joint Election. Each polling place will have at least one voting terminal that complies with the Americans with Disabilities Act ("ADA"). During the early voting period, each early voting polling place will have master Personal Electronic Ballot ("PEB") devices and iVotronic DRE machines. For Election Day, the Elections Administrator will allocate voting booths to all of the polling places in amounts reasonably anticipated to be sufficient for the anticipated turnout of voters. Each Election Day polling place will have at least one precinct ballot counter and one (1) ADA Ivotronic machine.

b) The itemized list of the estimated election expenses for this Constitutional Amendment and Joint Election are in "Attachment A," which includes the number of voting booths, precinct ballot counters, precinct tabulators, iVotronics voting machines, Americans with Disability Act ("ADA") Voting Terminals, Gemini voting booths, Personal Electronic Ballots, and Master Personal Electronic Ballots. All of the Participating Political Subdivisions agree that ADA Terminals will be used during this Constitutional Amendment and Joint Election under the Help America Vote Act of 2002 ("HAVA") and that the ADA Terminals will be part of this Election Services Contract.

5) POLLING PLACES

a) The Elections Administrator will select and arrange for the use of and payment for all of the early voting polling places listed in "Attachment B" and the Election Day polling places listed in "Attachment C", but will consider the recommendations/requests of each Participating Political Subdivision. Once a polling location has been chosen, it cannot be changed by a Participating Political Subdivision.

b) Whenever possible, previously used polling places that voters are accustomed to using will be used for the election precincts and partial election precincts in this Constitutional Amendment and Joint Election; however, the Participating Political Subdivisions acknowledge that sometimes previously used polling places are not available or appropriate for every election. Accessibility under the Americans with Disabilities Act is an important consideration for all polling places in this Constitutional Amendment and Joint Election.

c) For polling places that have changed since the most recent election ordered by a Participating Political Subdivision, the Elections Administrator will mail registered voters affected by the changes notice of their new polling place location.

6) PRESIDING ELECTION JUDGES, ALTERNATE PRESIDING ELECTION JUDGES, ELECTION CLERKS, AND OTHER ELECTION DAY PERSONNEL

a) The Elections Administrator will be responsible for the appointment of the presiding election judges and alternate election judges listed in "Attachment E" for each polling place listed in "Attachment C".

b) **This sub-paragraph applies only to an election with no partisan candidate on any ballot.** The elections Administrator will consider any recommendations and/or requests of each Participating Political Subdivision. If the request is approved and a Participating Political Subdivision requests that a person not listed in "Attachment E" be appointed to serve in a specific polling place, but another Participating Political Subdivision requests that a different person be appointed to serve that same polling place, a drawing by lot shall be conducted from the recommendations, no later than **Thursday, September 7, 2017** to resolve the conflict and notify each Participating Political Subdivision affected of the resolution. After the Elections Administrator notifies a person so selected by lot of the polling place where the person will serve, the Elections Administrator is not required to act on further such requests from the Participating Political Subdivisions for that specific polling place.

c) If a person appointed as a presiding election judge or alternate election judge becomes ineligible to serve as such in this Constitutional Amendment and Joint Election, then the Election Administrator will appoint a replacement presiding election judge or alternate election judge, amend "Attachment E" accordingly, and send each Participating Political Subdivision the amended "Attachment E" by email within five (5) business days.

d) If a person is unable or unwilling to serve as a presiding election judge or an alternate election judge, then the Elections Administrator will name a replacement presiding election judge or send each Participating Political Subdivision the amended "Attachment E" by email within five (5) business days.

e) The Elections Administrator will provide county training programs, in keeping with Section 32.114 of the Texas Election Code, for all of the presiding election judges, alternate election judges, and election clerks for this Constitutional Amendment and Joint Election. The presiding election judges are responsible for notifying the alternate presiding judge and the election clerks for the presiding election judge's polling place of the time and place of each training session.

f) To serve in this Constitutional Amendment and Joint Election, each presiding election judge and alternate election judge must have attended an election judge training session, a training session regarding the court rulings and the applicability of the mandatory Voter ID law, and optical scan training session taught by the Elections Administrator for this Constitutional Amendment and Joint Election. New judges and election clerks that have not attended a mandatory Voter ID Law training session taught by the Elections Administrator for this Constitutional Amendment and Joint Election may not serve in this Election.

g) The Elections Administrator will notify the Participating Political Subdivisions by email and post on the DCED's website the dates, times, and locations of training.

h) To comply with the Federal Voting Rights Act of 1965, as amended, precincts containing more than 5% Hispanic population, according to the 2010 census statistics, are required to have interpreter assistance. If a presiding election judge of such a precinct is not bilingual and is unable to hire a bilingual election clerk, the Elections Administrator may recommend an individual to provide interpreter assistance. If the Elections Administrator is unable to recommend an individual to provide interpreter assistance for such a precinct, the Elections Administrator will notify the Participating Political Subdivision and request assistance in identifying an interpreter. In the event that a bilingual election clerk is hired by the Elections Administrator for a precinct required to have interpreter assistance, the bilingual clerk will be paid according to a rate set by the Elections Administrator. The Elections Administrator will charge that expense to the funds deposited with the Dallas County Treasurer for the conduct of the elections listed in this Election Services Contract. A Participating Political Subdivision may pay more money to a bilingual clerk than the rate set by the Elections Administrator, however that expense will be borne by that Participating Political Subdivision individually and that extra expense will not be charged to the funds deposited with the Dallas County Treasurer for the conduct of the elections listed in this Election Services Contract.

i) The Elections Administrator will notify all of the presiding election judges and alternate election judges about the eligibility requirements of Subchapter C of Chapter 32 of Title 3 of the Texas Election Code and Section 271.005 of the Texas Election Code. The Elections Administrator will take the necessary steps to insure that all of the presiding election judges and alternate election judges appointed to serve during this Constitutional Amendment and Joint Election are eligible to serve and qualified to serve in this Constitutional Amendment and Joint Election. Under Section 32.031 of the Texas Election Code, the presiding election judge for each election precinct shall appoint the election clerks to assist the presiding election judge in the conduct of the election at the polling place served by the presiding election judge on Election Day.

j) The presiding election judges are responsible for picking up election supplies at the time and place determined by the Elections Administrator, which will be set forth in the letter to the presiding election judges requesting service for this election. Payments for the presiding election judge will be specified in "Attachment A."

k) Any Participating Political Subdivision electing to pay their election workers for attending a training class or lab must bear that expense separately from the funds deposited into this Constitutional Amendment and Joint Election account.

l) The Elections Administrator will employ other personnel necessary for the proper administration of the election, including such part-time help as is necessary to prepare for the election, to ensure the timely delivery of supplies and equipment assistance during the period of Early Voting and on Election Day, and for the efficient tabulation of ballots at the central counting station and regional sites. Part-time personnel will be paid an amount specified in "Attachment A." Part-time personnel working in support of the administration of the Election, including Central Counting Station, regional sites on election night will received pay for at least four (4) hours, minimum call for service, regardless of the actual hours worked.

7) SUPPLIES AND PRINTING

a) The Elections Administrator will obtain and distribute all of the election supplies and election

printing necessary for this Constitutional Amendment and Joint Election, including, but not limited to, all forms, signs, and other materials used by the presiding election judges and clerks at the polling places.

b) The Elections Administrator will provide maps, if necessary, instructions, and other information that the presiding election judges need to conduct this Constitutional Amendment and Joint Election.

c) Each Participating Political Subdivision must deliver a list to the Elections Administrator of candidates and propositions for their elections. The list must be in English and Spanish. The list must include the ballot positions for the candidates and the propositions. The list must include the correct spelling of each candidate's name and the precise wording of all of the propositions. The Elections Administrator will email each Participating Political Subdivision a Microsoft Word format form for their use to create the required list. As soon as possible after each Participating Political Subdivision has determined its ballot positions for the candidates and propositions in its election, the Participating Political Subdivision must email the completed Microsoft Word format form to the Elections Administrator. The Elections Administrator will use these electronic forms received from the Participating Political Subdivisions to create the ballot styles for this Constitutional Amendment and Joint Election. The Elections Administrator will deliver the proposed ballots to the Participating Political Subdivisions for approval. Each Participating Political Subdivision will be responsible for proofreading the proposed ballots and notifying the Elections Administrator of any corrections that are required for their particular ballots. The Elections Administrator is responsible for implementing the corrections made by the Participating Political Subdivisions to their ballots and then producing the ballots for this Constitutional Amendment and Joint Election.

8) OPTICAL SCAN CARD BALLOTS

a) The Elections Administrator will allocate ballots for this Constitutional Amendment and Joint Election by determining the approximate voter turnout for comparable elections in each election precinct or partial election precinct and then adding **25%** to that number for each election precinct or partial election precinct. However, the minimum ballot allocation for each election precinct or partial election precinct will be **25%-50%** of the registered voters in each election precinct or partial election precinct (**50%** for local liquor elections).

b) Additional ballots will be available for Early Voting by Mail and for use on Election Day to respond to any polling place that requests additional ballots and printed on an a needed basis. Cost per ballot will be forty-five cents (.45¢).

9) RETURNS OF ELECTIONS

a) The Elections Administrator will establish and operate a central counting station to receive and tabulate ballots cast in this Constitutional Amendment and Joint Election under Chapter 127 of Title 8 of the Texas Election Code.

b) The Elections Administrator hereby, in accordance with Sections 127.002, 127.003 and 127.005 of the Texas Election Code, appoint the following central counting station officials:

Central Count Station Manager:	**Toni Pippins-Poole**, Dallas County Elections Administrator
Tabulation Supervisor:	**Daniel Bradley**, Central Count Station Manager

Assistant Tabulation Supervisor:	**Danielle Grant**, Central Count Station Lead Clerk
Presiding Judge:	**Carol Donovan**
Alternate Presiding Judge:	**Phillip Huffines**

c) The Central Count Station Manager or her representative will deliver timely, cumulative reports of the election results as election precincts are tabulated. The Central Count Station Manager will be responsible for releasing cumulative totals and election precinct returns from the election to the Participating Political Subdivisions, candidates, press, and the general public by the distribution of hard copies or electronic transmittals (where accessible). The Elections Administrator will operate an election result center to release election results in the Health and Human Services Building, 2377 N. Stemmons Frwy., Suite 820, Dallas, Texas.

d) The Elections Administrator will link any Participating Political Subdivision's website to DCED's website. Participating Political Subdivisions that want such website linkage should deliver their website address to the Tabulation Supervisor at DCED.

e) The Elections Administrator will prepare the unofficial canvass report after all precincts have been counted, and will email a copy of the unofficial canvass to each Participating Political Subdivision as soon as possible after all returns, provisional ballots, and late overseas ballots have been tabulated, but in no event no later than **Friday, November 16, 2017**. All Participating Political Subdivisions will be responsible for the official canvass of their respective elections.

f) The Elections Administrator will be responsible for conducting the post-election manual recount, unless the Texas Secretary of State grants a waiver under Section 127.201 of the Texas Election Code. If no such waiver is given, the Elections Administrator will provide notice and copies of the recount to each Participating Political Subdivision and the Secretary of State's Office. Each Participating Political Subdivision must notify the Elections Administrator if such a waiver has been granted or denied as soon as possible, but no later than five (5) calendar days before Election Day.

10) ELECTION EXPENSES

a) The Participating Political Subdivisions agree to share the costs of administering this Constitutional Amendment and Joint Election as specified in "Attachment A." The Election Administrator will charge a general supervisory fee not to exceed ten (10%) percent of the total cost of this Constitutional Amendment and Joint Election as authorized by Section 31.100 of the Texas Election Code. In no event will the ten (10%) percent general supervisory fee be refunded to any Participating Political Subdivision. If the ballot, candidates, or propositions supplied by the Participating Political Subdivision are changed after their initial printing by the Elections Administrator due to a court order from a court of competent jurisdiction, the affected Participating Political Subdivision(s) agrees to pay all expenses associated with re-printing and re-programming the ballots pursuant to a court order including expenses for expedited services and "Attachment A" will be amended by the Election Administrator.

b) Allocation of costs among the Participating Political Subdivision will be according to a formula based on the average cost per polling place and the allocation of election day tabulators (hereinafter "M100's") in that polling place ("Unit Cost"). The Unit Cost will be determined by dividing the total of the itemized list of estimated election expenses by the total number of

polling places. A "Polling Place" will be identified by and defined based on the presence and number of M100's and/or Election Supply Carts ("ESC"). Any Participating Political Subdivision that requests a different combination of precincts in polling places that exceeds the Unit Cost will be billed directly for any excess expenditures (e.g. supplies, equipment, personnel, etc.). **The cost of any special request from a Participating Political Subdivision, which is not agreed upon by all Participating Political Subdivisions, will be borne by the Participating Political Subdivision making the special request.** Each Participating Political Subdivision agrees that no Participating Political Subdivision will be billed less than the minimum of one full unit cost as specified in "Attachment A."

c) The expenses for early voting by mail and personal appearance will be paid by each Participating Political Subdivision as set forth in "Attachment A."

d) The Elections Administrator will determine the final election expenses within one hundred and eighty (180) business days after the final canvass of this Constitutional Amendment and Joint Election or the runoff election, if any. The Elections Administrator will provide each Participating Political Subdivision with a final, written accounting of all money that was deposited into, and payments that were made from, the Constitutional Amendment and Joint Election account(s) maintained by the Dallas County Treasurer for this Constitutional Amendment and Joint Election and the runoff election, if any.

e) If the Elections Administrator requires additional money to perform its obligations under this Election Services Contract, then the Elections Administrator will bill each Participating Political Subdivision using the same method used to determine each Participating Political Subdivision's required deposit in "Attachment A" of this Election Services Contract ("Final Bill"). The Participating Political Subdivision shall pay the Final Bill within thirty (30) days of receipt except for any amount the Participating Political Subdivision files a timely good faith dispute under Section 17 of this Election Services Contract. After all of the expenses of this Constitutional Amendment and Joint Election are paid and disputes, if any, resolved, any monies that remain in the account maintained by the Dallas County Treasurer for this Election Services Contract will be refunded to the Participating Political Subdivisions (the "Refund").

11) DEPOSIT OF FUNDS

a) Each Participating Political Subdivision hereby agrees to make an initial deposit with the Dallas County Treasurer's Office of at least half the full balance of money listed in "Attachment A" of this Election Services Contract by **August 29, 2017**. Each Participating Political Subdivision agrees to pay the final and full remaining balance (if any) to the Dallas County Treasurer's Office no later than **Friday, September 15, 2017**. The Dallas County Treasurer's Office will place the money deposited by the Participating Political Subdivisions in a Constitutional Amendment and Joint Election account.

b) The deposit of funds by each Participating Political Subdivision is an express condition precedent to the participation of each Participating Political Subdivision in this Election Services Contract. A Participating Political Subdivision may seek an extension from the Elections Administrator as to the due date for the deposit of funds. Such an extension must be sought in writing and prior to due date for such deposit by the Participating Political Subdivision. Any decision(s) made by the Elections Administrator will be provided in writing to the Participating Political Subdivision. The Elections Administrator, however, shall not be required to grant an extension for the deposit of funds by a Participating Political Subdivision. For any Participating Political Subdivision that fails to deposit the total amounts specified in

"Attachment A" by the dates specified in this Election Services Contract or any extension granted by the Elections Administrator, the Elections Administrator will be relieved from the responsibility to perform under this Election Services Contract for such Participating Political Subdivision.

c) The Elections Administrator will only draw money from this Constitutional Amendment and Joint Election account to pay for election expenses that are included in "Attachment A" to this Election Services Contract and for other expenses that the Participating Political Subdivisions agree to in writing.

d) If a Participating Political Subdivision withdraws completely from this Constitutional Amendment and Joint Election by **Tuesday, August 29, 2017**, then the Elections Administrator will refund that Participating Political Subdivision's deposit, less any money already expended before the withdrawal and less the general supervisory fee authorized by Section 31.100 of the Texas Election Code. In the event of a partial withdrawal from this Constitutional Amendment and Joint Election, deposits will not be refunded to the Participating Political Subdivisions.

e) The Elections Administrator will not make partial refunds to a Participating Political Subdivision if any candidate(s) or propositions will not appear on the ballot for that Participating Political Subdivision.

f) Deposits should be made out to Dallas County Elections Department and delivered within the mandatory time frame to: **Pauline Medrano**

Dallas County Treasurer
Renaissance Tower
1201 Elm Street, Suite 2300-A

Dallas, Texas 75270

In the "memo" section place Election Escrow Account#_____

12) RECORDS OF THE ELECTION

a) The Elections Administrator is hereby appointed the general custodian of the voted ballots and all election records of this Constitutional Amendment and Joint Election to the extent authorized by Sections 31.094, 31.095, 31.096, and 31.097 of the Texas Election Code.

b) Access to the election records will be available to each Participating Political Subdivision as well as to the public in accordance with the Texas Public Information Act, Chapter 552, Government Code, at the Elections Department, 2377 N. Stemmons Frwy, Suite 820, Dallas, Texas, at any time during normal business hours. The Elections Administrator will ensure that the records are maintained in an orderly manner, so that records are clearly identifiable and retrievable per records storage container. However, access to election records that contain confidential information that must be redacted pursuant to federal or state law may be provided at the offices of the Civil Division of the Criminal District Attorney's Office of Dallas County, Texas at 411 Elm Street, 5th Floor, Dallas, Texas.

c) Pursuant to Section 66.058 of the Texas Election Code, the Elections Administrator will retain the election records at the Elections Administrator's main offices for sixty (60) days after the date of this Constitutional Amendment and Joint Election. Sixty (60) days after the date of this Constitutional Amendment and Joint Election, the Elections Administrator will arrange for transport of this Constitutional Amendment and Joint Election records to Dallas County

Record Storage. This Constitutional Amendment and Joint Election's records will then become the responsibility of Dallas County Record Storage for the remainder of the six month (6) month preservation period. Dallas County Record Storage will be responsible for the destruction of this Constitutional Amendment and Joint Election records after the preservation period. The Participating Political Subdivisions agrees the Elections Administrator may destroy the records from this Constitutional Amendment and Joint Election after the six (6) month preservation period without further notice to the Participating Political Subdivisions, unless the events in Section 12 (d) occur.

d) The Participating Political Subdivisions must notify the Elections Administrator in writing within three (3) business days after any official or employee of any Participating Political Subdivision becomes aware of any election contest in connection with this Constitutional Amendment and Joint Election. The election records must be preserved until any election contest is completed and a judgment, if any, becomes final. Also, the election records will be maintained by the Elections Administrator if there is an active criminal investigation or proceeding related to the election records until such investigation or proceeding is finally concluded.

13) EARLY VOTING

a) Under Sections 31.094 and 271.006 of the Texas Election Code, the Participating Political Subdivisions hereby appoint the Elections Administrator to be the early voting clerk for all of the political subdivisions participating in this Constitutional Amendment and Joint Election. The deputy early voting clerks that will be appointed by the Elections Administrator are listed in "Attachment D."

b) **This sub-paragraph applies only to a joint election with no partisan candidate on any ballot.** The elections Administrator will consider any recommendations and/or requests of each Participating Political Subdivision. If the request is approved Participating Political Subdivisions may recommend people to the Elections Administrator to serve as deputy early voting clerks. If a Participating Political Subdivision recommends a person not listed in "Attachment D" and that recommendation conflicts with the recommendation from any of the other Participating Political Subdivisions involved in the election in that polling place, the Elections Administrator will conduct a drawing by lot from the recommendations to determine the deputy early voting judge/clerk. Once a person has been notified of his or her selection as deputy early voting officials, no changes may be made by any of the Participating Political Subdivisions.

c) Any qualified voter for this Constitutional Amendment and Joint Election may vote early by personal appearance at the main early voting polling place or at one of the early voting branch polling places listed in Attachment B. Early voting will be conducted as follows: **Monday, October 23, 2017 through Friday, October 27, 2017, from 8:00 A.M. to 5:00 P.M.; on Saturday, October 28, 2017 between 8:00 A.M. and 5:00 P.M.; on Sunday, October 29, 2017, between 1:00 P.M. and 6:00 P.M.; and on Monday, October 30, 2017 through Wednesday, November 1, 2017, between 8:00 A.M. and 5:00 P.M.; and, on Thursday, November 2, 2017 through Friday, November 3, 2017, between 7:00 A.M. and 7:00 P.M.**

d) All requests for early voting ballots by mail that are received by a Participating Political Subdivision must be transported by runner on the day of receipt to the Dallas County Elections Department, 8th Floor, Health and Human Service Building, 2377 N. Stemmons Frwy., Dallas, Texas 75207 for processing. Persons voting by mail must send their voted ballots

to the Dallas County Elections Department.

e) All early voting ballots will be prepared for counting by an Early Voting Ballot Board appointed under Subchapter A of Chapter 87 of the Texas Election Code. Each Participating Political Subdivision may appoint one member to the Early Voting Ballot Board and will notifying DCED in writing of the appointee's name, telephone number, mailing address, and email address, no later than **Friday, October 6, 2017**. The Participating Political Subdivisions agree to appoint **David Morris** as the presiding judge of the early voting ballot board. A list of Early Voting Ballot Board members will be furnished to each Participating Political Subdivision no later than **Friday, October 13, 2017**.

f) A signature verification committee will be appointed in accordance with Section 87.027 of the Texas Election Code. A list of the members of the signature verification committee will be furnished to each Participating Political Subdivision.

g) The presiding judge of the Early Voting Ballot Board shall deliver notices of rejected ballots in compliance with Section 87.0431, Texas Election Code.

14) CRIMINAL BACKGROUND CHECKS

The Elections Administrator, her agent or assignee will conduct a criminal background check (in accordance with statutory requirements) of any person who is expected to or scheduled to serve or work in this Constitutional Amendment and Joint Election. Any person that does not satisfactorily pass the criminal background check will be ineligible to serve or work in this Constitutional Amendment and Joint Election. Failure to obtain a criminal background check does not release the Participating Political Subdivision's obligation to pay for service rendered in good faith.

15) ELECTION REPORTS

During the early voting period for this Constitutional Amendment and Joint Election, the Elections Administrator will deliver daily reports to each Participating Political Subdivision of the Early Voting Location Turnout Totals and Early Voting Roster. The day after the early voting period ends, the Elections Administrator will deliver to each Participating Political Subdivision, a Daily Early Voting Roster by precinct report that includes the entire Early Voting period. Pursuant to the Texas Election Code §87.121, the Elections Administrator will deliver these election reports by website posting, e-mail, or facsimile.

16) WITHDRAWAL FROM CONTRACT

a) No deposits will be refunded after the deadline to withdraw from this Election Services Contract has passed.

b) In order to withdraw from this Election Services Contract, a Participating Political Subdivision must deliver to the Elections Administrator any certifications and declarations that are required under Subchapter C or Subchapter D of Chapter 2 of Title 1 of the Texas Election Code.

c) The Elections Administrator will bill any Participating Political Subdivision that withdraws from this Election Services Contract for any expenses incurred prior to the Elections Administrator receiving copies of the certifications and declarations that are required under Subchapter C or Subchapter D of Chapter 2 of Title 1 of the Texas Election Code.

d) If there are any withdrawals from this Constitutional Amendment and Joint Election, within ten (10) business days after the deadline for Participating Political Subdivisions to make

declarations under Subchapter C or Subchapter D of Chapter 2 of Title 1 of the Texas Election Code, said deadline being **Tuesday, August 29, 2017**, the Elections Administrator will amend the attachments to this Election Services Contract as appropriate and provide updated copies of the amended attachments to all of the remaining Participating Political Subdivisions.

e) The general supervisory fee authorized by Section 31.100 of the Texas Election Code will not be refunded.

17) AUDITING AND PROHIBITION ON WITHHOLDING OF DEPOSITS

a) The Dallas County Auditor will conduct a review of the deposits and expenditures related to this Election Services Contract before the Final Bill or Refund is submitted to the Participating Political Subdivisions.

b) The Participating Political Subdivisions may request a financial audit of the Final Bill or Refund or dispute the Final Bill or Refund under this Section, if: 1) the Final Bill exceeds ten percent (10%) of the amount of the Participating Political Subdivision's initial deposit as required in "Attachment A" to this Election Services Contract; or 2) the accounting accompanying the Refund is ten percent (10%) less than the amount the Participating Political Subdivision determines, should be refunded, after its good faith review. The request for a financial audit or dispute must be done in accordance with Section 18 (d) below.

c) Should the events in Section 18 (b) occur, in lieu of an audit or dispute, the Participating Political Subdivision may make a request that the Elections Administrator ask the Dallas County Auditor to review the cost allocation methodology for the Participating Political Subdivision's Final Bill or Refund ("Review Request"). The Participating Political Subdivision's must submit its Review Request to the Elections Administrator within five (5) business days of receipt of the Final Bill or the Refund, whichever is later. The Review Request must set forth, in detail, the basis for any challenge to the Final Bill or Refund. Corrections to the Participating Political Subdivision's Final Bill or the Refund, based on a Review Request, will be determined at the sole discretion of the Elections Administrator. A Review Request does not extend the timeframe in Section 18(d).

d) Should the circumstances giving rise to an audit or dispute in Section 18 (b) occur, the Participating Political Subdivision may send a formal written notice of dispute of the Final Bill or Refund ("Dispute Notice") to the Elections Administrator. This Dispute Notice must be received by the Elections Administrator no later than thirty (30) calendar days from the date the Participating Political Subdivision receives the Final Bill or Refund. This Dispute Notice must provide: 1) an itemization of the disputed charge(s) by the Participating Political Subdivision; 2) the basis for the dispute; 3) the methodology showing how the Participating Political Subdivision arrived at the amount disputed; and 4) documentation in support thereof. The Participating Political Subdivision will have no right to withhold any undisputed amounts set forth in this Election Services Contract or reflected in the Final Bill. Payment of undisputed amounts in the Final Bill must be made by the Participating Political Subdivision as set forth in Section 10 (e) of this Election Services Contract.

e) Failure of the Participating Political Subdivision to submit a timely Dispute Notice, as set forth in Section 18(d), shall waive any and all disputes, claims, or challenges to the Final Bill or Refund by the Participating Political Subdivision. The entire amount of the Participating Political Subdivision's Final Bill shall be due immediately; or, any estimated refund amounts will become final.

f) If the Participating Political Subdivision files a timely Dispute Notice in compliance with Section 18(d), the Participating Political Subdivision will have the right to conduct a good faith financial audit ("Financial Audit") for the deposits and expenditures related to this Elections Services Contract. In conducting the Financial Audit, the Participating Political Subdivision will have no greater right to demand access to or copies of the County's governmental or election records than those rights specified in the Texas Election Code and the Texas Public Information Act. The cost of any Financial Audit conducted by the Participating Political Subdivision shall be borne by the requesting Participating Political Subdivision and may not be paid for with funds deposited with the Dallas County Treasurer under this Election Services Contract. Further, the Participating Political Subdivision conducting the Financial Audit shall pay the Elections Administrator the reasonable costs for time expended and copies provided in order to perform the Financial Audit. If the Financial Audit identifies overcharges by the Elections Administrator of more than ten percent (10%) of the initial deposit amount required by "Attachment A", the Elections Administrator will review and assess the findings of the Financial Audit and will negotiate, in good faith, to resolve any disputes for overcharges with the Participating Political Subdivision. The Elections Administrator shall not be bound by the findings or recommendations of the Participating Political Subdivision's Financial Audit. The financial records will be retained at the County Election Administrator's office until the conclusion of the Financial Audit and resolution of all outstanding audit disputes.

g) In the event the representatives of the Participating Political Subdivision and the Elections Administrator cannot agree on the amount of the disputed Final Bill as set forth in this Section, then the Parties may agree to submit to non-binding mediation. If mediation is acceptable to both parties to resolve a dispute concerning the disputed Final Bill, the parties will agree to use a mutually agreed-upon mediator. Unless the parties come to a written agreement at mediation, the mediation will not constitute a final and binding resolution of the dispute.

h) The Participating Political Subdivision acknowledges that the practical effect of the Participating Political Subdivision withholding undisputed funds that are required under this Election Services Contract would result in breach of this Elections Services Contract and the other Participating Political Subdivisions' taxpayers subsidizing the withholding Participating Political Subdivision's election expenses.

18) NOTICE

Any addendum to, change/modification of, clarification of, and/or withdrawal from this contract requires written notice provided on Dallas County Form, "Elections Services Contract Change Forms". Initial contract changes are due by **Friday, August 18, 2017**. Whenever this Election Services Contract requires any consent, approval notice, request or demand, it must be in writing to be effective and must be delivered to the party intended to receive it as shown below:

Address for notice to the Elections Administrator:
Toni Pippins-Poole
Dallas County Elections Administrator Elections Department – 8th Floor

Health and Human Service Building – 2377 N. Stemmons Frwy, Suite 820
Dallas, Texas 75207
(214) 819-6300 telephone
(214) 819-6301 facsimile

and, to the physical addresses and facsimile numbers for notice to the Participating Political Subdivisions are in "Attachment F" to this Election Services Contract.

19) LIABILITY FOR NEGLIGENCE

ALL PARTIES TO THIS ELECTION SERVICES CONTRACT AGREE TO BE RESPONSIBLE, IN ACCORDANCE WITH APPLICABLE STATE OR FEDERAL LAW, EACH FOR THEIR OWN NEGLIGENT ACTS OR OMISSIONS, OR OTHER TORTIOUS CONDUCT IN THE COURSE OF PERFORMANCE OF THIS ELECTION SERVICES CONTRACT WITHOUT WAIVING ANY SOVEREIGN IMMUNITY, GOVERNMENTAL IMMUNITY, STATUTORY IMMUNITY, OR OTHER DEFENSES AVAILABLE TO THE PARTIES UNDER FEDERAL OR STATE LAW. NOTHING IN THIS PARAGRAPH SHALL BE CONSTRUED TO CREATE OR GRANT ANY RIGHTS, CONTRACTUAL OR OTHERWISE, IN OR TO ANY THIRD PERSONS OR ENTITIES. ALL PARTIES AGREE THAT ANY SUCH LIABILITY OR DAMAGES OCCURRING DURING THE PERFORMANCE OF THIS ELECTION SERVICES CONTRACT CAUSED BY THE JOINT OR COMPARATIVE NEGLIGENCE OF THE PARTIES, OR THEIR EMPLOYEES, AGENTS OR OFFICERS WILL BE DETERMINED IN ACCORDANCE WITH COMPARATIVE RESPONSIBILITY LAWS OF TEXAS, BUT ONLY TO THE EXTENT SUCH LAWS ARE APPLICABLE TO THE PARTY.

TO THE EXTENT PERMITTED BY LAW, IF LEGAL ACTION IS FILED AGAINST EITHER PARTY TO THIS ELECTION SERVICES CONTRACT, EACH PARTY SHALL BE SOLELY RESPONSIBLE FOR THEIR OWN RESPECTIVE COSTS AND DEFENSE OF THAT SUIT.

20) CHOICE OF LAW

This Election Services Contract will be governed and interpreted by the laws of the State of Texas.

21) VENUE AND JURISDICTION

The courts of the State of Texas and the United States of America that are physically located in Dallas, Dallas County, Texas are the exclusive jurisdiction and venue for any lawsuit, cause of action, temporary restraining order, temporary injunction, injunction, petition for extraordinary relief, mandamus, or any other legal proceeding or claim arising out of the performance of this Election Services Contract.

22) SEVERABILITY

If any term of this Election Services Contract is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the terms of this Election Services Contract will remain in full force and effect and will in no way be affected, impaired, or invalidated.

23) ENTIRE CONTRACT

This Election Services Contract, including any exhibits or attachments, contains the entire agreement between the Elections Administrator and the Participating Political Subdivisions concerning the duties required by this Election Services Contract. The Elections Administrator of Dallas County, Texas and each Participating Political Subdivision hereby expressly warrant and represent that they are not relying on any promises or agreements that are not contained in this Election Services Contract

concerning any of the terms in this Election Services Contract. Except otherwise specified in this Election Services Contract, no modification, amendment, novation, renewal, or other alteration of this Election Services Contract shall be effective unless mutually agreed upon in writing and executed by the parties hereto.

24) GENDER AND HEADINGS

In this Election Services Contract, words in the singular number include the plural, and those in the plural include the singular. Words of any gender also refer to any other gender. Headings in this Election Services Contract are terms of inclusion, not exclusion.

25) CONTRA PROFERENTEM

The legal doctrine of contra proferentem will not apply to this Election Services Contract. Consequently, any ambiguity that may exist in this Election Services Contract will not be construed against the Party who drafted this Election Services Contract.

26) ORDER OF PRECEDENCE

Any inconsistencies in this Election Services Contract will be resolved by reviewing and considering this Election Services Contract and Attachments A through F to this Election Services Contract together in context with each other.

27) SIGNATORY WARRANTY

The Elections Administrator of Dallas County, Texas and all of the contracting authorities of all of the Participating Political Subdivisions listed in "Attachment F" of this Election Services Contract represent that each has the full right, power and authority to enter into and perform this Election Services Contract. represent that each has the full right, power and authority to enter into and perform this Election Services Contract in accordance with all of its terms and conditions, and that the execution and delivery of this Election Services Contract has been made by authorized representatives of the Participating Political Subdivisions to validly and legally bind the Participating Political Subdivisions to all terms, performances, and provisions set forth in this Election Services Contract.

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29) COUNTERPARTS.

This Election Services Contract may be executed in any number of counterparts with the same effect as if all signatory parties had signed the same document. All counterparts will be construed together and will constitute one and the same instrument.

APPROVED AS TO FORM*

TONI PIPPINS-POOLE
COUNTY ELECTIONS ADMINISTRATOR
DALLAS COUNTY, TEXAS

RANDALL MILLER
ASSISTANT DISTRICT ATTORNEY,
DISTRICT ATTORNEY
DALLAS COUNTY CRIMINAL ATTORNEY'S OFFICE, CIVIL DIVISION

*By law, the Criminal District Attorneys Office may only advise or approve contracts or legal documents on behalf of its clients. It may not advise or approve a contract or legal document on behalf of other parties. Our review of this document was conducted solely from the legal perspective of our client. Our approval of this document was offered solely for the benefit of our client. Other parties should not rely on this approval, and should seek review and approval by their own respective attorney(s).

ACCEPTED TO AND AGREED TO BY THE CITY OF DALLAS:

EXECUTED as of this, the _____, day of _____, 2017, by the City, signing by and through its City Manager, duly authorized to execute same by Resolution No. _____, on _____, 2017.

APPROVED AS TO FORM:
LARRY CASTRO
City Attorney

BY_____
Assistant City Attorney

CITY OF DALLAS
T.C. BROADNAX
City Manager

BY_____
City Manager

November 2017 Constitutional Amendment Election

NOVEMBER 7, 2017
CONSTITUTIONAL AMENDMENT ELECTION
914XX ESTIMATED COST
Attachment A
SUBJECT TO CHANGE

Estimate

Location Splits	Total	COD
Split by 1	0.00	0
Split by 2	404.00	0
Split by 3	441.00	137
Split by 4	0.00	
Split by 5	0.00	
Split by 6	0.00	
Split by 7	0.00	
Total Splits	845.00	137
Total Units	**350.33**	45.67
Cost per Poll	**$6,042.74**	$6,042.74
Total Cost	$2,116,972.01	$275,951.63
% of Units	100%	13.04%

		Total	COD
Election Total		$2,116,972.01	$275,951.63
Exceptional Cost	(to be determined)	$3,780.00	$0.00
Election Services Fee (ESF)	10% of Joining Entity's Election Total	$121,434.15	$27,595.16
Total Cost		$2,242,186.17	$303,546.80
Amount of Deposit		$0.00	
(Overpaid)/Underpaid		$2,238,406.17	$303,546.80

November 2017 Constitutional Amendment Election

Exp Code	Early Voting	Units	Cost Per Unit	Estimated	COD
POSTAGE					
2180	Printing of EV Mail Ballots	7,000	$0.22	$1,540.00	$200.74
2180	EV Mail Ballot Kits	7,000	$2.00	$14,000.00	$1,824.93
2170	Postage EV Ballots Mailed	7,000	$1.32	$9,240.00	$1,204.45
2170	Postage For Returned Mailed Ballots	5,000	$1.12	$5,600.00	$729.97
2170	Postage for Non-Returned Mailed Ballots	2,000	$1.12	$2,240.00	$291.99
2170	EV Postage Polling Location Change Cards	11,000	$0.26	$2,839.97	$370.20
2170	Postage Rejected / Incomplete Mail Ballots	26	$1.61	$41.86	$5.46
EQUIPMENT RENTAL					
7030	Furniture Rental	Various EV Locations		$3,000.00	$391.06
7040	Voting Booths - Gemini's	50	$35.00	$1,750.00	$228.12
7040	Touch Screen - iVotronics (8p/loc)	400	$250.00	$100,000.00	$13,035.20
7040	ADA Voter Terminals	50	$300.00	$15,000.00	$1,955.28
7040	Communication Packs	50	$50.00	$2,500.00	$325.88
7040	Provisional Bags	50	$5.00	$250.00	$32.59
7040	Workstation - Camels - Mules - Printer	100	$400.00	$40,000.00	$5,214.08
7050	Van / Car Rental	2 trucks, 9 vans, 1 car @ 3weeks		$8,500.00	$1,107.99
7211	Sprint/Frontier (Landline Charges)	Use of Service During EV Period		$5,000.00	$651.76
7213	Hot Spots	50	$35.00	$1,750.00	$228.12
7213	Cellular Phones	Tech Phones		$2,700.00	$351.95
RENTAL BUILDINGS					
7010	Custodial Charges/Rental Charges	Various Locations		$25,000.00	$3,258.80
PERSONNEL					
1020	Election Department Full Time Staff (Straight Time)			$500.00	$65.18
1050	Central Count Full Time Staff (Over Time)	3 Staff @12days @Various hours @Various Pay Rates		$1,500.00	$195.53
1050	EV **Clerks** (Over Time)	200 clerks @54 Hours @15.54 p/h	15.54 p/h	$167,832.00	$21,877.24
1050	EV **Judges** (Over Time)	50 Judges @54 Hours @20.12 p/h	20.12 p/h	$54,324.00	$7,081.24
1050	Election Part-Time Regular (Over Time)	Various Part-Timers @Various Hours @Various Pay Rates		$2,500.00	$325.88
1050	Elections Full Time Staff (Over Time)	Various Staff @Various Days @Various Hours @Various Pay Rates		$7,500.00	$977.64
1050	Canvass Committee (Ballot Board & Signature Verification (Over Time)	var days @ var hrs.		$2,500.00	$325.88
1050	Supervisors / Ballot Board & Signature Verify (Over Time)	var days @ var hrs.		$1,000.00	$130.35
1050	EV Mail Part-Time Clerks (Over Time)	var. people @ various hrs.		$2,500.00	$325.88
1050	EV Full Time Mail Supervisor (Over Time)	1 Staff @Various Hours @29.66p/h		$1,300.00	$169.46
1050	EV Techs (Over Time)	6 Techs @Various Hours @Various Pay Rates		$6,800.00	$886.39
1050	Security-Branch Locations (Over Time)	9 Security Staff @Various Hours @Various Pay Rates		$2,500.00	$325.88
1050	Election Full Time Warehouse Staff (Over Time)	5 Staff @Various Hours @Various Pay Rates		$5,000.00	$651.76
1050	Warehouse Part-Timers (Over Time)	var. people @ various hrs.		$4,000.00	$521.41
1060	EV **Clerks** (includes 8hrs training) (Straight Time)	200 clerks @ various hrs.	10.36 p/h	$165,760.00	$21,607.16
1060	EV **Judges** (includes 8hrs training & 2hrs setup) (Straight Time)	50 Judges @ various hrs.	13.41 p/h	$53,640.00	$6,992.08
1060	EV Judges Delivery (AKA Can Money)	50 locations @ 1day @ 25.00		$1,250.00	$162.94
1060	EV Election Department PT Regular (Straight Time)	var. people @ various hrs.		$1,500.00	$195.53
1060	EV Mail Part-Time Clerks (Straight Time)	var. pay @ various Hrs.		$24,000.00	$3,128.45
1060	Canvass Committee (Ballot Board & Signature Verification) (Straight Time)	12 days @ var hrs.		$5,000.00	$651.76
1060	Supervisors / Ballot Board & Signature Verify (Straight Time)	12 days @ var hrs.		$1,600.00	$208.56
1060	EV Techs (Straight Time)	var. people @ various hours		$8,000.00	$1,042.82
1060	Warehouse Part-Timers (Straight Time)	var. people @ various hrs.		$15,000.00	$1,955.28
1111	EV FICA	6.2%		$2,500.00	$325.88
1112	EV Medicare	1.45%		$1,800.00	$234.63
1113	EV PARS	1.3%		$1,500.00	$195.53
1150	EV Retirement Chargeback	11.5%		$3,500.00	$456.23

November 2017 Constitutional Amendment Election

5590	EV Temp Employees (AD-A-Staff)			$6,000.00	$782.11
SUPPLY EXPENSE					
2180	Ballot Cards Mail - Ballotar Ballot on Demand Printing		$0.45	$675.00	$87.99
2180	Balotar Absentee Mail Ballots 17" two sided (ES&S)	15,000	$0.45	$6,750.00	$879.88
2180	Provisional Ballots (EV IN PERSON) (ES&S)	10,000	$0.09	$900.00	$117.32
2180	Sample Ballots hand out for voters 8.5x11in. double sided color paper (#20 Canary) (0.0175 per side x 40 sides) + (40sides x .015staple) + (40sides x .005 collating) = $1.50	2,000	$0.8800	$1,760.00	$229.42
2180	Sample Ballots Large for Posting 11x17in. single side color paper (#20 Canary) (0.052 per side x 20 sides) + (20 sides x .01 collating) = $1.24	100	$0.41	$40.80	$5.32
2180	Ballot List for Early Voting Locations 8.5x11in. double sided (#20 white paper) (0.0115 per side x 24 sides) + (24sides x .015staple) + (24 sides x .005 collating) = $..76	400	$3.30	$1,320.00	$172.06
2180	ADA Quick Operations Guide (8.5x11in. double sided color copy (#28 Laser White paper (.0965 per side x 4 sides) + (4sides x .015staple) + (4sides x .005 collating) = $ .466	50	$0.87	$43.50	$5.67
2180	EV Polling Location Change	15,000	$0.05	$750.00	$97.76
2180	Personal Appearance Labels (2 per EV voter In-Person)	80,000	$0.04	$3,200.00	$417.13
2880	EV Supplies for Early Voting	Misc./Forms/Binders		$1,200.00	$156.42
2180	EV Voted Stamps	250	$1.05	$262.50	$34.22
2180	Judges Kits	50	$55.00	$2,750.00	$358.47
SERVICE EXPENSE					
2013	Legal Notice	Legal Notice	$20,000.00	$20,000.00	$2,607.04
5590	EV ES&S ADA Sound Wave Card Programming	1	$2,000.00	$2,000.00	$260.70
5590	ES&S Project Management (8 week cost $63,000.00)	1	$63,000.00	$63,000.00	$8,212.18
5690	ES&S Ballot Layout and Coding assistance and overseeing (10 days cost $15,750.00)	1	$15,750.00	$15,750.00	$2,053.04
5590	ES&S Pre Election Mock Election (3 days On-Site Simulation of Election Day with 1 ES&S Support Team)	1	$4,725.00	$4,725.00	$615.91
5590	ES&S IVotronic Early Support (cost $1,575.00)	1	$1,575.00	$1,575.00	$205.30
5890	EV IT Services (Dallas County IT Department)			$1,500.00	$195.53
PREPARATION AND TRANSPORTATION OF VOTING EQUIPMENT					
2910	Early Voting Equipment Delivery and Pickup by Warehouse	50	$50.00	$2,500.00	$325.88
MILEAGE / FUEL					
1080	Warehouse /Elections Mileage	650	$0.575	$373.75	$48.72
3095	Mileage for Runners/Gas			$2,000.00	$260.70
	Early Voting Total			**$924,883.38**	**$120,553.92**

November 2017 Constitutional Amendment Election

Exp Code	Election Day	Units / Description	Cost Per Unit	Actual	COD
EQUIPMENT RENTAL					
2180	ED Judge Kit	349	$55.00	$19,195.00	$2,502.11
7030	ED Furniture Rental			$12,000.00	$1,564.22
7040	ED ADA Voter Terminals	349	$300.00	$104,700.00	$13,647.86
7040	ED ESC (Election Supply Carts)	349	$199.80	$69,730.20	$9,089.47
7040	ED Laptop	349	$75.00	$26,175.00	$3,411.96
7040	ED Precinct Counter - M100	349	$468.00	$163,332.00	$21,290.66
7040	ED Provisional Bags	349	$5.00	$1,745.00	$227.46
7040	Regional Site Setup - Modems	10	$150.00	$1,500.00	$195.53
7040	ED Voting Booths - Gemini's (5 per location)	1,745	$35.00	$61,075.00	$7,961.25
7050	Truck Rental/Van Rental	Runners /Regional Sites		$7,000.00	$912.46
7213	Phone Lines/Bulletin Board/Internet access	Tech - Regional Sites - Polling Locations		$2,000.00	$260.70
RENTAL BUILDINGS					
7010	Location Rental	Various Locations		$35,000.00	$4,562.32
7010	Custodial Charges	Various Locations		$30,000.00	$3,910.56
PERSONNEL					
1020	Election Department Full Time Staff (Straight Time)	Includes VR WH CC and Admin		$1,500.00	$195.53
1020	Dallas County Employees (Straight Time)	Regular Pay Rate for Leave		$700.00	$91.25
1020	Traffic Control Officers (10 reg sites)	Election Night & Supply Pickup		$10,000.00	$1,303.52
1020	Regional Site Support (10 reg sites)	Election Night & Supply Pickup	$20.00 p/h	$50,000.00	$6,517.60
1020	Emergency Response (Election Day)	Election Day - Judges and Clerks	$20.00 p/h	$1,200.00	$156.42
1020	Phone Bank	Election Day	$20.00 p/h	$2,300.00	$299.81
1020	ED Techs	Election Day	$20.00 p/h	$5,000.00	$651.76
1020	Election Day **Clerks**	1396 @ various hours	$10.00 p/h	$195,440.00	$25,476.00
1020	Election Day **Judges**	349 @ various hours	$11.00 p/h	$53,746.00	$7,005.90
1020	Delivery of Election Returns	349 @ $25.00 each		$8,725.00	$1,137.32
1020	Building Security (Straigt Time)	Regular Pay Rate for Leave		$200.00	$26.07
1020	Sheriff Deputies (Straigt Time)	Regular Pay Rate for Leave		$2,500.00	$325.88
1050	Dallas County Employees (Over Time)	Election Day @ Regional Sites		$2,800.00	$364.99
1050	Building Security (Over Time)	Election Day @ Regional Sites		$2,000.00	$260.70
1050	Election Department Full Time Staff (Over Time)	Includes VR WH CC and Admin		$20,000.00	$2,607.04
1050	Election Part-Time Regular Admin. (Over Time)	Various Staff @Various Days @Various Hours @Various Pay Rates		$2,000.00	$260.70
1050	Sheriff Deputies (Over Time)	var. deputies var. supervisors var. runners		$16,000.00	$2,085.63
1050	Warehouse Part-Timers (Over Time)	6 Part-Timers @Various Hours @ $15.54 p/h		$5,000.00	$651.76
1060	Warehouse Part-Timers (Straight Time)	6 Part-Timers @Various Hours @ $10.36 p/h		$20,000.00	$2,607.04
1110	Social Security			$2,000.00	$260.70
1111	FICA	6.2%		$4,000.00	$521.41
1112	Medicare	1.45%		$1,000.00	$130.35
1113	PARS	1.3%		$300.00	$39.11
1150	Retirement Chargeback	11.5%		$7,500.00	$977.64
5590	Temporary Service	Temp Agency (AD-A-Staff)		$25,000.00	$3,258.80
5590	Temporary Service	Temp Agency (Texas Premier)		$15,000.00	$1,955.28
MILEAGE / FUEL					
1080	Mileage for Deputies	3,700	$0.575	$2,127.50	$277.32
3095	Gas	Tech Cars and Trucks		$2,500.00	$325.88
SERVICE EXPENSE					
5590	ES&S Sound Wave Cards			$0.00	$0.00
5590	ES&S L and A Testing 1 person 2 days (cost $3,150.00)	1	$3,150.00	$3,150.00	$410.61
5590	ES&S Election Day Support (3-Days Technical support, 5 person each election, cost $23,625.00)	1	$23,625.00	$23,625.00	$3,079.57
5590	ES&S ExpressPass Election Setup Fee	0	$750.00	$0.00	$0.00
5590	ROBIS (ED Support)	4 Persons Tech Team		$6,000.00	$782.11
5590	ED IT Services (Dallas County IT Department)			$4,000.00	$521.41
5590	NTCOG / Website (will need for 1 or 2 hours)	1 hr.	$95.00	$95.00	$12.38

November 2017 Constitutional Amendment Election

POSTAGE					
2170	Election Paychecks	1,500	$0.46	$690.00	$89.94
2170	Election judge and alternate appointment letters postage	698	$1.89	$1,319.22	$171.96
2170	ED Polling Location Change Cards Postage	165,000	$0.26	$42,488.10	$5,538.41
2180	Confirmation Cards (Judges, Alt Judge, Bilingual Clerks) Printing			$300.00	$39.11
2180	ED Polling Location Change Printing			$5,500.00	$716.94
PREPARATION & TRANSPORTATION OF VOTING EQUIPMENT					
2910	Atlantic Delivery and Pick-up	349	$70.00	$24,430.00	$3,184.50
2910	Delivery and Pick-up (warehouse specials)	5	$22.50	$112.50	$14.66
2910	Delivery and Pick-up (warehouse)	36	$45.00	$1,620.00	$211.17
SUPPLY EXPENSE					
2180	ADA Ballot & Seal Cert.	380	$3.40	$1,290.10	$168.17
2180	Ballot Cards 17" two sided	333,000	$0.210	$69,930.00	$9,115.52
2180	Blank Ballot Seal	30	$3.40	$101.85	$13.28
2180	Official Ballot & Seal Certificate	838	$3.40	$2,845.01	$370.85
2180	Provisional Ballots	25,140	$0.09	$2,262.60	$294.93
2180	Provisional Ballots & Seals Cert.	838	$3.40	$2,845.01	$370.85
2180	Rubber Voting Stamps	1,000	$1.05	$1,050.00	$136.87
2180	Sample Ballots	3,352	$0.09	$301.68	$39.32
2180	Pre-Marked Test Ballots 17" two sided (est 5 per precinct) & additional training ballots(100)	13,386	$0.21	$2,811.06	$366.43
2180	Test Ballots 17" Two sided (15 per precinct)	8,480	$0.210	$1,780.80	$232.13
2880	Election Day Supplies			$1,600.00	$208.56
	Election Day Total			**$1,192,138.68**	**$155,397.71**

Attachment B

Early Voting Polling Places

DALLAS COUNTY
EARLY VOTING LOCATIONS/DATES/TIMES - NOVEMBER 7, 2017 SPECIAL ELECTION

Location	Address	City	Zip
BETHANY LUTHERAN CHURCH	10101 WALNUT HILL LN.	DALLAS	75238
CEDAR HILL GOVERNMENT CENTER	285 UPTOWN BLVD.	CEDAR HILL	75104
CROSSWINDS HIGH SCHOOL	1100 N. CARRIER PKWY.	GRAND PRAIRIE	75050
DISCIPLE CENTRAL COMMUNITY CHURCH	901 N. POLK ST.	DESOTO	75115
DUNCANVILLE LIBRARY	201 JAMES COLLINS	DUNCANVILLE	75116
EASTFIELD COLLEGE-PLEASANT GROVE CAMPUS	802 S. BUCKNER BLVD.	DALLAS	75217
EL CENTRO COLLEGE-WEST CAMPUS	3330 N. HAMPTON RD.	DALLAS	75212
FARMERS BRANCH CITY HALL	13000 WILLIAMD DODSON PKWY.	FARMERS BRANCH	75234
FRETZ PARK LIBRARY	6990 BELT LINE RD.	DALLAS	75254
GEORGE L. ALLEN SR. COURTS BUILDING (Main Location)	600 COMMERCE ST.	DALLAS	75202
GLENN HEIGHTS CITY HALL	1938 S. HAMPTON RD.	GLENN HEIGHTS	75154
GRAUWYLER PARK RECREATION CENTER.	7780 HARRY HINES BLVD.	DALLAS	75235
IRVING CITY HALL	825 W. IRVING BLVD.	IRVING	75060
J. ERIK JONSSON LIBRARY	1515 YOUNG ST.	DALLAS	75201
JOSEY RANCH LIBRARY	1700 KELLER SPRINGS	CARROLLTON	75006
LAKESIDE ACTIVITY CENTER	101 HOLLEY PARK DR.	MESQUITE	75149
LANCASTER VETERANS MEMORIAL LIBRARY	1600 VETERANS MEMORIAL PKWY.	LANCASTER	75134
LOCHWOOD LIBRARY	11221 LOCHWOOD BLVD.	DALLAS	75218
MARSH LANE BAPTIST CHURCH	10716 MARSH LN.	DALLAS	75229
MARTIN LUTHER KING CORE BUILDING	2922 MARTIN LUTHER KING, JR. BLVD.	DALLAS	75215
MARTIN WEISS RECREATION CENTER	1111 MARTINDELL AVE.	DALLAS	75211
MOUNTAIN CREEK LIBRARY	6102 MOUNTAIN CREEK	DALLAS	75249
OAK CLIFF SUB COURTHOUSE	410 S. BECKLEY	DALLAS	75203
OUR REDEEMER LUTHERAN CHURCH	7611 PARK LN.	DALLAS	75225
PAUL L. DUNBAR LANCASTER-KIEST LIBRARY	2008 E. KIEST BLVD.	DALLAS	75216
RICHARDSON CIVIC CENTER	411 W. ARAPAHO RD.	RICHARDSON	75080
RICHLAND COLLEGE - GARLAND CAMPUS	675 W. WALNUT ST.	GARLAND	75040
ROWLETT CITY HALL ANNEX	4004 MAIN ST.	ROWLETT	75088
SACHSE CITY HALL	3815 SACHSE RD., BLDG. B	SACHSE	75048
SAMUELL GRAND RECREATION CENTER	6200 EAST GRAND AVE.	DALLAS	75223
VALLEY RANCH LIBRARY	401 CIMARRON TRAIL	IRVING	75063

DATES AND TIMES OF EARLY VOTING

(FECHAS Y HORAS DE VOTACIÓN ANTICIPADA)

October 23 - October 27 (Monday through Friday) 23 de Octubre - 27 de Octubre (Lunes a Viernes)	8 AM - 5 PM
October 28 (Saturday) 28 de Octubre (Sábado)	8 AM - 5 PM
October 29 (Sunday) 29 de Octubre (Domingo)	1 PM - 6 PM
October 30 - November 1 (Monday through Wednesday) 30 de Octubre - 1 de Noviembre (Lunes a Miercoles)	8 AM - 5 PM
November 2 - November 3 (Thursday and Friday) 2 de Noviembre - 3 de Noviembre (Jueves y Viernes)	7 AM - 7 PM

Attachment C

Election Day Polling Places

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA01							
3032	1259	Dallas	DA01	DISD			Hector P Garcia Middle School -DISD 700 E 8th St Dallas 75203
3084	1181	Dallas	DA01	DISD			Hector P Garcia Middle School -DISD 700 E 8th St Dallas 75203
3094	1	Dallas	DA01	DISD			Hector P Garcia Middle School -DISD 700 E 8th St Dallas 75203
4035	1132	Dallas	DA01	DISD			Academy of Dallas School 2324 S Vernon Ave Dallas 75224
4061	2342	Dallas	DA01	DISD			Mountain View Church of Christ 4111 W Illinois Ave Dallas 75211
4062	1903	Dallas	DA01	DISD			Lelia P Cowart Elem School 1515 S Ravinia Dr Dallas 75211
4063	2687	Dallas	DA01	DISD			Elmwood-El Buen Samaritano Un Meth 1220 Newport Ave Dallas 75224
4067	1930	Dallas	DA01	DISD			George Peabody Elem School 3101 Raydell Pl Dallas 75211
4068	1871	Dallas	DA01	DISD			Lida Hooe Elem School 2419 Gladstone Dr Dallas 75211
4069	2841	Dallas	DA01	DISD			Winnetka Elem School 1151 S. Edgefield Ave Dallas 75208
4070	1575	Dallas	DA01	DISD			John Peeler Elem School 810 S Llewellyn Ave Dallas 75208
4071	319	Dallas	DA01	DISD			Dallas County Sub-Courthouse 410 S Beckley Ave Dallas 75203
4073	1426	Dallas	DA01	DISD			Preparing The Way Ministries 2442 W Jefferson Blvd Dallas 75211
4074	2627	Dallas	DA01	DISD			Sunset High School- Annex Bldg 2021 W Tenth St Dallas 75208
4075	1038	Dallas	DA01	DISD			John H Reagan Elem School 201 N Adams Ave Dallas 75208
4077	816	Dallas	DA01	DISD			Rosemont Elem School 719 N Montclair Ave Dallas 75208
4078	1361	Dallas	DA01	DISD			Kidd Springs Rec Center 711 W Canty St Dallas 75208
4079	3961	Dallas	DA01	DISD			Kessler Park United Methodist 1215 Turner Ave Dallas 75208
4080	639	Dallas	DA01	DISD			Kidd Springs Rec Center 711 W Canty St Dallas 75208
4114	1701	Dallas	DA01	DISD			Lelia P Cowart Elem School 1515 S Ravinia Dr Dallas 75211
4115	254	Dallas	DA01	DISD			Kidd Springs Rec Center 711 W Canty St Dallas 75208

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA02							
1014	2422	Dallas	DA02	DISD			Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204
1015	2156	Dallas	DA02	DISD			Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204
1069	42	Dallas	DA02	DISD			Grace United Methodist Church 4105 Junius St Dallas 75246
1070	1662	Dallas	DA02	DISD			Grace United Methodist Church 4105 Junius St Dallas 75246
1073	2662	Dallas	DA02	DISD			Junius Heights Baptist Church 5429 Reiger Ave Dallas 75214
1074	1385	Dallas	DA02	DISD			Samuell Grand Rec Center 6200 East Grand Ave Dallas 75223
1075	1778	Dallas	DA02	DISD			Samuell Grand Rec Center 6200 East Grand Ave Dallas 75223
1112	571	Dallas	DA02	DISD			St. Luke Comm Un. Meth Chur 5710 E R L Thornton Frwy Dallas 75223
1119	2065	Dallas	DA02	DISD			St. Luke Comm Un. Meth Chur 5710 E R L Thornton Frwy Dallas 75223
1120	1479	Dallas	DA02	DISD			JFK Learning Center 1802 Moser Ave Dallas 75206
1122	370	Dallas	DA02	DISD			Grace United Methodist Church 4105 Junius St Dallas 75246
1130	1478	Dallas	DA02	DISD			Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204
1132	50	Dallas	DA02	DISD			Grace United Methodist Church 4105 Junius St Dallas 75246
3005	323	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
3008	6968	Dallas	DA02	DISD			Dallas County Courthouse - Allen 600 Commerce St Dallas 75202
3011	1369	Dallas	DA02	DISD			St. Edwards Catholic Church 4033 Elm St Dallas 75226
3016	1713	Dallas	DA02	DISD			Bill J Priest Institute 1402 Corinth St Dallas 75215
3089	8	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
3090	1382	Dallas	DA02	DISD			St. Edwards Catholic Church 4033 Elm St Dallas 75226
4011	791	Dallas	DA02	DISD			Stephen Foster Elem School 3700 Clover Lane Dallas 75220
4015	1687	Dallas	DA02	DISD			North Park Community Corp. 4619 W University Blvd Dallas 75209
4016	1714	Dallas	DA02	DISD			K B Polk Center 6911 Victoria Ave Dallas 75209

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
4017	418	Dallas	DA02	DISD			Maple Lawn Elem School 3120 Inwood Rd Dallas 75235
4019	2203	Dallas	DA02	DISD			Arlington Park Rec Center 1505 Record Crossing Dallas 75235
4020	803	Dallas	DA02	DISD			Maple Lawn Elem School 3120 Inwood Rd Dallas 75235
4021	3814	Dallas	DA02	DISD			Maple Lawn Elem School 3120 Inwood Rd Dallas 75235
4022	3095	Dallas	DA02	DISD			Esperanza Medrano Elem School 2221 Lucas Dr Dallas 75219
4023	4	Dallas	DA02	DISD			Arlington Park Rec Center 1505 Record Crossing Dallas 75235
4032	2839	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
4088	453	Dallas	DA02	DISD			Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220
4100	25	Dallas	DA02	DISD			Esperanza Medrano Elem School 2221 Lucas Dr Dallas 75219
4102	257	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
4103	131	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
4104	34	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
4105	9	Dallas	DA02	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
4118	1	Dallas	DA02	DISD			Grauwyler Park Rec Center 7780 Harry Hines Blvd Dallas 75235
4119	4	Dallas	DA02	DISD			Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA03							
3001	353	Dallas	DA03	DISD			T W Browne Middle School 3333 Sprague Dr Dallas 75233
3001	166	Dallas	DA03				T W Browne Middle School 3333 Sprague Dr Dallas 75233
3002	1359	Dallas	DA03	DISD			T W Browne Middle School 3333 Sprague Dr Dallas 75233
3003	1728	Dallas	DA03	DISD			T W Browne Middle School 3333 Sprague Dr Dallas 75233
3004	1829	Dallas	DA03	DISD			Daniel Webster Elem School 3815 S Franklin St Dallas 75233
3051	861	Dallas	DA03	DISD			Fountain of Living Word Church 2543 E Ledbetter Dr Dallas 75216
3053	5	Dallas	DA03				Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232
3053	2647	Dallas	DA03	DISD			Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232
3054	2486	Dallas	DA03	DISD			W M Hawley Atwell Academy 1303 Reynoldston Ln Dallas 75232
3055	2218	Dallas	DA03	DISD			Adelle Turner Elem School 5505 S Polk St Dallas 75232
3057	2539	Dallas	DA03	DISD			T G Terry Elem School 6661 Greenspan Ave Dallas 75232
3058	2140	Dallas	DA03	DISD			St Paul Lutheran Church 5725 S Marsalis Ave Dallas 75241
3059	1269	Dallas	DA03	DISD			St. Luke Presbyterian Church 5915 Singing Hills Dr Dallas 75241
3060	1496	Dallas	DA03	DISD			R L Thornton Elem School 6011 Old Ox Rd Dallas 75241
3077	3007	Dallas	DA03				Park In The Woods Rec Ctr 6801 Mountain Creek Pkwy Dallas 75249
3078	2909	Dallas	DA03				Park In The Woods Rec Ctr 6801 Mountain Creek Pkwy Dallas 75249
3088	44	Dallas	DA03	DISD			Daniel Webster Elem School 3815 S Franklin St Dallas 75233
3092	9	Dallas	DA03				Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232
3092	1674	Dallas	DA03	DISD			Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232
4050	3804	Dallas	DA03				Mountain Creek Library 6102 Mountain Creek Pkwy Dallas 75249
4052	4481	Dallas	DA03				Bilhartz Elem School 6700 Wandt Dr Dallas 75236
4053	385	Dallas	DA03				YWLA at Arnold Middle School 1204 E Marshall Dr Grand Prairie 75051
4054	457	Dallas	DA03	DISD			Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
4055	2573	Dallas	DA03	DISD			Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211
4056	2594	Dallas	DA03	DISD			Palabra De Vida 2550 W Illinois Ave Dallas 75233
4059	360	Dallas	DA03				Charley Taylor Rec Center 601 E Grand Prairie Rd Grand Prairie 75051
4060	2435	Dallas	DA03	DISD			Nancy Jane Cochran Elem School 6000 Keeneland Pkwy Dallas 75211
4066	1122	Dallas	DA03	DISD			Anson Jones Elem School 3901 Meredith Ave Dallas 75211
4076	2571	Dallas	DA03	DISD			Steven Park Elem School 2615 W Colorado Blvd Dallas 75211
4090	80	Dallas	DA03	DISD			Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211
4093	101	Dallas	DA03	DISD			Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211
4111	287	Dallas	DA03	DISD			Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211
4112	202	Dallas	DA03	DISD			Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211
4113	2003	Dallas	DA03	DISD			Mountain View Church of Christ 4111 W Illinois Ave Dallas 75211
4300	19	Dallas	DA03	DISD			Cockrell Hill City Hall 4125 W Clarendon Dr Dallas 75211

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA04							
3033	492	Dallas	DA04	DISD			Greater Mt Pleasant Baptist Church 1403 Morrell Ave Dallas 75203
3034	1365	Dallas	DA04	DISD			Greater Mt Pleasant Baptist Church 1403 Morrell Ave Dallas 75203
3035	1521	Dallas	DA04	DISD			F D Roosevelt High School 525 Bonnie View Dr Dallas 75203
3036	48	Dallas	DA04	DISD			F D Roosevelt High School 525 Bonnie View Dr Dallas 75203
3037	402	Dallas	DA04	DISD			The Way-Truth-Life Christian Church 1702 Denley Dr Dallas 75216
3038	857	Dallas	DA04	DISD			The Way-Truth-Life Christian Church 1702 Denley Dr Dallas 75216
3039	2207	Dallas	DA04	DISD			Oliver W Holmes Middle School 2001 E Kiest Blvd Dallas 75216
3040	1435	Dallas	DA04	DISD			Good Street Baptist Church 3110 Bonnie View Rd Dallas 75216
3041	159	Dallas	DA04	DISD			CFNI Student Center 444 Fawn Ridge Dr Dallas 75224
3042	1583	Dallas	DA04	DISD			John Neely Bryan Elem School 2001 Deer Path Dr Dallas 75216
3043	2174	Dallas	DA04	DISD			John Neely Bryan Elem School 2001 Deer Path Dr Dallas 75216
3044	2697	Dallas	DA04	DISD			W W Bushman Elem School 4200 Bonnie View Rd Dallas 75216
3046	2195	Dallas	DA04	DISD			John W. Carpenter Elem School 2121 Tosca Ln Dallas 75224
3047	2072	Dallas	DA04	DISD			CFNI Student Center 444 Fawn Ridge Dr Dallas 75224
3048	2543	Dallas	DA04	DISD			South Oak Cliff High School 3601 S Marsalis Ave Dallas 75216
3049	2031	Dallas	DA04	DISD			Clara Oliver Annex 4010 Idaho Ave Dallas 75216
3050	1915	Dallas	DA04	DISD			H I Holland Elem School at Lisbon 4203 S Lancaster Rd Dallas 75216
3052	2822	Dallas	DA04	DISD			Elisha M Pease Elem School 2914 Cummings St Dallas 75216
3056	2226	Dallas	DA04	DISD			Mark Twain Vanguard 724 Green Cove Ln Dallas 75232
3097	183	Dallas	DA04	DISD			Clara Oliver Annex 4010 Idaho Ave Dallas 75216
3098	251	Dallas	DA04	DISD			H I Holland Elem School at Lisbon 4203 S Lancaster Rd Dallas 75216
4036	847	Dallas	DA04	DISD			The Union Church 3410 S Polk St Dallas 75224

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
4037	200	Dallas	DA04	DISD			The Union Church 3410 S Polk St Dallas 75224
4038	2034	Dallas	DA04	DISD			Harrell Budd Elem School 2121 S Marsalis Ave Dallas 75216
4039	637	Dallas	DA04	DISD			Bexar Street Baptist Church 2018 S Marsalis Ave Dallas 75216
4040	836	Dallas	DA04	DISD			Roger Q Mills Elem School 1515 Lynn Haven Ave Dallas 75216
4041	804	Dallas	DA04	DISD			Bexar Street Baptist Church 2018 S Marsalis Ave Dallas 75216
4043	1239	Dallas	DA04	DISD			The Union Church 3410 S Polk St Dallas 75224
4044	1172	Dallas	DA04	DISD			Clinton P Russell Elem School 3031 S Beckley Ave Dallas 75224
4046	1239	Dallas	DA04	DISD			Clinton P Russell Elem School 3031 S Beckley Ave Dallas 75224
4047	940	Dallas	DA04	DISD			Boude Storey Middle School 3000 Maryland Ave Dallas 75216
4048	185	Dallas	DA04	DISD			Clinton P Russell Elem School 3031 S Beckley Ave Dallas 75224
4057	1516	Dallas	DA04	DISD			Kiest Rec Center 3080 S Hampton Rd Dallas 75224
4058	936	Dallas	DA04	DISD			Kiest Rec Center 3080 S Hampton Rd Dallas 75224
4072	308	Dallas	DA04	DISD			Dallas County Sub-Courthouse 410 S Beckley Ave Dallas 75203
4107	121	Dallas	DA04	DISD			Harrell Budd Elem School 2121 S Marsalis Ave Dallas 75216
4108	77	Dallas	DA04	DISD			Bexar Street Baptist Church 2018 S Marsalis Ave Dallas 75216
4109	51	Dallas	DA04	DISD			Boude Storey Middle School 3000 Maryland Ave Dallas 75216
4110	1030	Dallas	DA04	DISD			Boude Storey Middle School 3000 Maryland Ave Dallas 75216

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA05							
1085	1215	Dallas	DA05	DISD			Urban Park Elem School 6901 Military Pkwy Dallas 75227
1088	2011	Dallas	DA05	DISD			Forester Field House 8233 Military Pkwy Dallas 75227
1090	2187	Dallas	DA05	DISD			San Jacinto Elem School 7900 Hume Drive Dallas 75227
1091	2072	Dallas	DA05	DISD			Annie Webb Blanton School 8915 Greenmound Ave Dallas 75227
1094	1309	Dallas	DA05	DISD			John Ireland Elem School 1515 N Jim Miller Rd Dallas 75217
1095	1384	Dallas	DA05	DISD			Nathaniel Hawthorne ElemSchool 7800 Umphress Road Dallas 75217
1096	1360	Dallas	DA05	DISD			Nathaniel Hawthorne ElemSchool 7800 Umphress Road Dallas 75217
1097	2654	Dallas	DA05	DISD			W W Samuell High School 8928 Palisade Dr Dallas 75217
1098	2027	Dallas	DA05	DISD			YMLA at Florence Middle School 1625 N Masters Dr Dallas 75217
1099	67	Dallas	DA05	DISD			YMLA at Florence Middle School 1625 N Masters Dr Dallas 75217
1100	3124	Dallas	DA05	DISD			E B Comstock Middle School 7044 Hodde St Dallas 75217
1101	1572	Dallas	DA05	DISD			Pleasant Grove Library 7310 Lake June Rd Dallas 75217
1102	1863	Dallas	DA05	DISD			B H Macon Elem School 650 Holcomb Rd Dallas 75217
1103	481	Dallas	DA05	DISD			B H Macon Elem School 650 Holcomb Rd Dallas 75217
1104	2588	Dallas	DA05	DISD			William Anderson Elem School 620 N St Augustine Dr Dallas 75217
1105	38	Dallas	DA05	DISD			William Anderson Elem School 620 N St Augustine Dr Dallas 75217
1106	255	Dallas	DA05	DISD			Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217
1107	760	Dallas	DA05	DISD			Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217
1108	2484	Dallas	DA05	DISD			H Grady Spruce High School 9733 Old Seagoville Rd Dallas 75217
1110	26	Dallas	DA05	DISD			Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217
1113	217	Dallas	DA05	DISD			John Ireland Elem School 1515 N Jim Miller Rd Dallas 75217
1135	1561	Dallas	DA05	DISD			YMLA at Florence Middle School 1625 N Masters Dr Dallas 75217

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA06							
2000	10	Dallas	DA06	DISD			Marcus Rec Center 3003 Northaven Road Dallas 75229
2001	21	Dallas	DA06	DISD			Thomas C Marsh Preparatory Academy 3838 Crown Shore Dr Dallas 75244
2012	1674	Dallas	DA06	DISD			Walnut Hill Rec Center 10011 Midway Rd Dallas 75229
2074	483	Dallas	DA06				Cimarron Park Rec Center 201 Red River Trl Irving 75063
2076	10	Dallas	DA06	DISD			Marcus Rec Center 3003 Northaven Road Dallas 75229
4000	31	Dallas	DA06				Caillet Elem School 3033 Merrell Rd Dallas 75229
4000	550	Dallas	DA06	DISD			Caillet Elem School 3033 Merrell Rd Dallas 75229
4001	1128	Dallas	DA06	DISD			Caillet Elem School 3033 Merrell Rd Dallas 75229
4003	425	Dallas	DA06	DISD			Marcus Rec Center 3003 Northaven Road Dallas 75229
4005	951	Dallas	DA06	DISD			Park Forest Branch Library 3421 Forest Lane Dallas 75234
4008	674	Dallas	DA06	DISD			David Burnet Elem School 3200 Kinkaid Dr Dallas 75220
4009	1413	Dallas	DA06	DISD			David Burnet Elem School 3200 Kinkaid Dr Dallas 75220
4010	1277	Dallas	DA06	DISD			Stephen Foster Elem School 3700 Clover Lane Dallas 75220
4012	80	Dallas	DA06	DISD			Stephen Foster Elem School 3700 Clover Lane Dallas 75220
4013	305	Dallas	DA06	DISD			Stephen Foster Elem School 3700 Clover Lane Dallas 75220
4024	2162	Dallas	DA06	DISD			L G Pinkston High School 2200 Dennison St Dallas 75212
4025	353	Dallas	DA06	DISD			Amelia Earhart Elem School 3531 N Westmoreland Rd Dallas 75212
4026	39	Dallas	DA06	DISD			Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212
4026	105	Dallas	DA06				Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212
4027	335	Dallas	DA06	DISD			Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212
4028	832	Dallas	DA06	DISD			Amelia Earhart Elem School 3531 N Westmoreland Rd Dallas 75212
4028	149	Dallas	DA06				Amelia Earhart Elem School 3531 N Westmoreland Rd Dallas 75212
4029	28	Dallas	DA06	DISD			L G Pinkston High School 2200 Dennison St Dallas 75212

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
4030	48	Dallas	DA06	DISD			L G Pinkston High School 2200 Dennison St Dallas 75212
4031	2197	Dallas	DA06	DISD			C F Carr Elem School 1952 Bayside St Dallas 75212
4033	1532	Dallas	DA06	DISD			Dallas Fire Station # 1 1901 Irving Blvd Dallas 75207
4065	1131	Dallas	DA06	DISD			Arcadia Park Elem School 1300 N Justin Ave Dallas 75211
4081	3009	Dallas	DA06	DISD			Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212
4081	521	Dallas	DA06				Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212
4082	371	Dallas	DA06	DISD			Sidney Lanier Elem School 1400 Walmsley Ave Dallas 75208
4083	927	Dallas	DA06	DISD			Sidney Lanier Elem School 1400 Walmsley Ave Dallas 75208
4084	619	Dallas	DA06	DISD			Anita Martinez Rec Center 3212 N. Winnetka Ave Dallas 75212
4085	1027	Dallas	DA06	DISD			Anita Martinez Rec Center 3212 N. Winnetka Ave Dallas 75212
4086	1	Dallas	DA06				Grauwyler Park Rec Center 7780 Harry Hines Blvd Dallas 75235
4086	2490	Dallas	DA06	DISD			Grauwyler Park Rec Center 7780 Harry Hines Blvd Dallas 75235
4087	1032	Dallas	DA06	DISD			Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220
4094	446	Dallas	DA06	DISD			Park Forest Branch Library 3421 Forest Lane Dallas 75234
4097	946	Dallas	DA06	DISD			David Burnet Elem School 3200 Kinkaid Dr Dallas 75220
4098	35	Dallas	DA06	DISD			Stephen Foster Elem School 3700 Clover Lane Dallas 75220
4101	141	Dallas	DA06	DISD			L G Pinkston High School 2200 Dennison St Dallas 75212
4117	125	Dallas	DA06	DISD			Arlington Park Rec Center 1505 Record Crossing Dallas 75235
4120	689	Dallas	DA06	DISD			Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE Note: Zero registered voter precincts are not listed.

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA07							
1063	1631	Dallas	DA07	DISD			George Truett Elem School 1811 Gross Rd Dallas 75228
1064	171	Dallas	DA07	DISD			George Truett Elem School 1811 Gross Rd Dallas 75228
1065	2912	Dallas	DA07	DISD			George Truett Elem School 1811 Gross Rd Dallas 75228
1067	10	Dallas	DA07				George Truett Elem School 1811 Gross Rd Dallas 75228
1079	1743	Dallas	DA07	DISD			S S Conner Elem School 3037 Greenmeadow Dr Dallas 75228
1080	1049	Dallas	DA07	DISD			S S Conner Elem School 3037 Greenmeadow Dr Dallas 75228
1081	2746	Dallas	DA07	DISD			Owenwood Un Methodist Church 1451 John West Road Dallas 75228
1082	299	Dallas	DA07	DISD			Colonial Baptist Church 6459 Scyene Rd Dallas 75227
1083	1577	Dallas	DA07	DISD			Colonial Baptist Church 6459 Scyene Rd Dallas 75227
1084	3109	Dallas	DA07	DISD			Edna Rowe Elem School 4918 Hovenkamp Dr Dallas 75227
1086	511	Dallas	DA07	DISD			Owenwood Un Methodist Church 1451 John West Road Dallas 75228
1087	3209	Dallas	DA07	DISD			Skyline High School 7777 Forney Road Dallas 75227
1089	2012	Dallas	DA07	DISD			Forester Field House 8233 Military Pkwy Dallas 75227
1092	3437	Dallas	DA07	DISD			Edward Titche Elem School 9560 Highfield Dr Dallas 75227
1093	1653	Dallas	DA07	DISD			Nueva Vida Life Assembly 10747 Bruton Rd Dallas 75217
1093	2	Dallas	DA07				Nueva Vida Life Assembly 10747 Bruton Rd Dallas 75217
1114	790	Dallas	DA07	DISD			Owenwood Un Methodist Church 1451 John West Road Dallas 75228
1134	473	Dallas	DA07	DISD			Forester Field House 8233 Military Pkwy Dallas 75227
1303	8	Dallas	DA07	DISD			George Truett Elem School 1811 Gross Rd Dallas 75228
3012	282	Dallas	DA07	DISD			Evangelist Temple Church 2627 Dorris St Dallas 75215
3017	824	Dallas	DA07	DISD			MLK Learning Center 1817 Warren Ave Dallas 75215
3018	1849	Dallas	DA07	DISD			Park South YMCA 2500 Romine Ave Dallas 75215

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
3019	896	Dallas	DA07	DISD			James Madison High School 3000 Mlk Blvd Dallas 75215
3020	189	Dallas	DA07	DISD			Irma Rangel Womens School 1718 Robert B Cullum Blvd Dallas 75210
3021	1136	Dallas	DA07	DISD			Irma Rangel Womens School 1718 Robert B Cullum Blvd Dallas 75210
3022	1983	Dallas	DA07	DISD			Irma Rangel Womens School 1718 Robert B Cullum Blvd Dallas 75210
3023	1295	Dallas	DA07	DISD			James Madison High School 3000 Mlk Blvd Dallas 75215
3024	1686	Dallas	DA07	DISD			Mt Horeb Baptist Church 3306 Carpenter Ave Dallas 75215
3025	192	Dallas	DA07	DISD			Mt Horeb Baptist Church 3306 Carpenter Ave Dallas 75215
3026	831	Dallas	DA07	DISD			St. Paul Baptist Church 1600 Pear St Dallas 75215
3027	1393	Dallas	DA07	DISD			Lincoln High School -CHM 2826 Elsie Faye Heggins Dallas 75215
3028	979	Dallas	DA07	DISD			Evangelist Temple Church 2627 Dorris St Dallas 75215
3029	733	Dallas	DA07	DISD			Evangelist Temple Church 2627 Dorris St Dallas 75215
3045	535	Dallas	DA07	DISD			Gethsemane Missionary Baptist Church 4600 Solar Ln Dallas 75216

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA08							
1109	465	Dallas	DA08	DISD			Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217
1111	1304	Dallas	DA08	DISD			Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217
1124	3	Dallas	DA08	DISD			Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217
1136	2	Dallas	DA08	DISD			Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217
3013	617	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3014	1333	Dallas	DA08				Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3014	606	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3015	250	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3031	627	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3061	1678	Dallas	DA08	DISD			New Tech High at A Maceo Smith 3030 Stag Rd Dallas 75241
3062	2901	Dallas	DA08	DISD			J N Ervin Elem School 3722 Black Oak Dr Dallas 75241
3063	3831	Dallas	DA08	DISD			Ronald E Mcnair Elem School 3150 Bainbridge Ave Dallas 75237
3064	2334	Dallas	DA08	DISD			Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232
3065	2414	Dallas	DA08	DISD			Umphrey Lee Elem School 7808 Racine Dr Dallas 75232
3066	2085	Dallas	DA08	DISD			Martin Weiss Elem School 8601 Willoughby Blvd Dallas 75232
3067	1877	Dallas	DA08				Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232
3067	1031	Dallas	DA08	DISD			Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232
3068	3477	Dallas	DA08	DISD			Singing Hills Recreation Ctr 1909 Crouch Rd Dallas 75241
3068	34	Dallas	DA08				Singing Hills Recreation Ctr 1909 Crouch Rd Dallas 75241
3069	1822	Dallas	DA08	DISD			Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241
3070	3102	Dallas	DA08	DISD			Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241
3071	2704	Dallas	DA08	DISD			Highland Hills Un Methodist Church 3800 Simpson Stuart Rd Dallas 75241
3072	81	Dallas	DA08	DISD			Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
3073	185	Dallas	DA08	DISD			Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241
3074	700	Dallas	DA08	DISD			Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232
3075	202	Dallas	DA08	DISD			Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241
3075	6	Dallas	DA08				Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241
3079	301	Dallas	DA08				Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3079	333	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3080	1181	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3082	3066	Dallas	DA08	DISD			W A Blair Elem School 7720 Gayglen Dr Dallas 75217
3083	1451	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3093	9	Dallas	DA08	DISD			Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253
3099	352	Dallas	DA08	DISD			Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA09							
1000	800	Dallas	DA09	DISD			Dan D Rogers Elem School 5314 Abrams Rd Dallas 75214
1045	1990	Dallas	DA09	DISD			Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238
1047	1349	Dallas	DA09	DISD			Martha T Reilly Elem School 11230 Lippitt Ave Dallas 75218
1048	2557	Dallas	DA09	DISD			Martha T Reilly Elem School 11230 Lippitt Ave Dallas 75218
1051	225	Dallas	DA09	DISD			Alex Sanger Elem School 8410 San Leandro Dr Dallas 75218
1052	3299	Dallas	DA09	DISD			Lochwood Branch Library 11221 Lochwood Blvd Dallas 75218
1054	1515	Dallas	DA09	DISD			Casa View Elem School 2100 N Farola Dr Dallas 75228
1055	862	Dallas	DA09	DISD			Casa View Elem School 2100 N Farola Dr Dallas 75228
1056	969	Dallas	DA09	DISD			Charles A Gill Elem School 10910 Ferguson Rd Dallas 75228
1057	1891	Dallas	DA09	DISD			St Pius X Church Parish 3030 Gus Thomasson Rd Dallas 75228
1058	1953	Dallas	DA09	DISD			Bryan Adams High School 2101 Millmar Dr Dallas 75228
1059	1635	Dallas	DA09	DISD			Reinhardt Elem School 10122 Losa Dr Dallas 75218
1060	4018	Dallas	DA09	DISD			Alex Sanger Elem School 8410 San Leandro Dr Dallas 75218
1061	1380	Dallas	DA09	DISD			W H Gaston Middle School 9565 Mercer Drive Dallas 75228
1062	41	Dallas	DA09	DISD			Edwin J. Kiest Elem School 2611 Healey Dr Dallas 75228
1068	38	Dallas	DA09	DISD			Charles A Gill Elem School 10910 Ferguson Rd Dallas 75228
1078	1319	Dallas	DA09	DISD			Bayles Elem School 2444 Telegraph Ave Dallas 75228
1115	1347	Dallas	DA09	DISD			St Pius X Church Parish 3030 Gus Thomasson Rd Dallas 75228
1116	1364	Dallas	DA09	DISD			Edwin J. Kiest Elem School 2611 Healey Dr Dallas 75228
1121	2241	Dallas	DA09	DISD			Living Waters Church of God 11110 Shiloh Rd Dallas 75228
1121	11	Dallas	DA09				Living Waters Church of God 11110 Shiloh Rd Dallas 75228
1125	2013	Dallas	DA09	DISD			Living Waters Church of God 11110 Shiloh Rd Dallas 75228
1125	157	Dallas	DA09				Living Waters Church of God 11110 Shiloh Rd Dallas 75228

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE Note: Zero registered voter precincts are not listed.

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
1133	329	Dallas	DA09	DISD			Alex Sanger Elem School 8410 San Leandro Dr Dallas 75218
1137	33	Dallas	DA09	DISD			Edwin J. Kiest Elem School 2611 Healey Dr Dallas 75228
1300	13	Dallas	DA09	DISD			Florence Recreation Ctr 2501 Whitson Way Mesquite 75150
2065	2391	Dallas	DA09	DISD			Victor Hexter Elem School 9720 Waterview Rd Dallas 75218
2067	1163	Dallas	DA09	DISD			L L Hotchkiss Elem School 6929 Town North Dr Dallas 75231
2068	2373	Dallas	DA09	DISD			Dan D Rogers Elem School 5314 Abrams Rd Dallas 75214
2069	2858	Dallas	DA09	DISD			Ridgewood Recreation Ctr 6818 Fisher Road Dallas 75214
2070	1259	Dallas	DA09	DISD			Northridge Presbyterian Church 6920 Bob-O-link Dr Dallas 75214
2071	1902	Dallas	DA09	DISD			Lakewood Elem School 3000 Hillbrook St Dallas 75214
2072	2851	Dallas	DA09	DISD			Northridge Presbyterian Church 6920 Bob-O-link Dr Dallas 75214
2073	964	Dallas	DA09	DISD			Bath House Cultural Center 521 E Lawther Dr Dallas 75218
3702	1	Dallas	DA09				Toler Elem School 3520 Guthrie Rd Garland 75043

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA10							
1003	3496	Dallas	DA10				Hamilton Park Pacesetter 8301 Towns Street Dallas 75243
1004	1664	Dallas	DA10				Forest Meadow Jr. High School 9373 Whitehurst Dr Dallas 75243
1005	2393	Dallas	DA10				New Mount Zion Baptist Church 9550 Shepherd Rd Dallas 75243
1006	1632	Dallas	DA10				Moss Haven Elem School 9202 Moss Farm Lane Dallas 75243
1007	383	Dallas	DA10				Moss Haven Elem School 9202 Moss Farm Lane Dallas 75243
1026	607	Dallas	DA10				Richland College 12800 Abrams Rd Dallas 75243
1027	3782	Dallas	DA10				Audelia Creek Elem School 12600 Audelia Rd Dallas 75243
1028	1571	Dallas	DA10				Audelia Creek Elem School 12600 Audelia Rd Dallas 75243
1030	2467	Dallas	DA10				A M Aikin Elem School 12300 Pleasant Valley Dr Dallas 75243
1038	2903	Dallas	DA10				A M Aikin Elem School 12300 Pleasant Valley Dr Dallas 75243
1039	315	Dallas	DA10				Lake Highlands High School 9449 Church Road Dallas 75238
1040	3001	Dallas	DA10				Dallas Fire Station #57 10801 Audelia Rd Dallas 75238
1041	1011	Dallas	DA10				Dallas Fire Station #57 10801 Audelia Rd Dallas 75238
1042	1519	Dallas	DA10				A M Aikin Elem School 12300 Pleasant Valley Dr Dallas 75243
1043	2261	Dallas	DA10				Skyview Elem School 9229 Meadowknoll Dr Dallas 75243
1044	2244	Dallas	DA10				Lake Highlands High School 9449 Church Road Dallas 75238
1046	321	Dallas	DA10	DISD			Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238
1049	2225	Dallas	DA10				Merriman Park Elem School 7101 Winedale Dr Dallas 75231
1128	657	Dallas	DA10				Lake Highlands High School 9449 Church Road Dallas 75238
1129	150	Dallas	DA10				Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238
1707	1	Dallas	DA10				A R Davis Elem School 1621 McCallum Dr Garland 75042
2059	1225	Dallas	DA10				Wallace Elem School -RISD 9921 Kirkhaven Dr Dallas 75238

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
2060	2562	Dallas	DA10				Northlake Elem School-RISD 10059 Ravensway Dr Dallas 75238
2061	2829	Dallas	DA10				Lake Highlands Elem School 9501 Ferndale Rd Dallas 75238
2061	48	Dallas	DA10	DISD			Lake Highlands Elem School 9501 Ferndale Rd Dallas 75238
2062	2131	Dallas	DA10				Lake Highlands Jr. High School 10301 Walnut Hill Ln Dallas 75238
2063	719	Dallas	DA10				Wallace Elem School -RISD 9921 Kirkhaven Dr Dallas 75238
2064	1656	Dallas	DA10				Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238
2064	294	Dallas	DA10	DISD			Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238
2066	1460	Dallas	DA10				White Rock Elem School 9229 Chiswell Rd Dallas 75238

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA11							
1010	1649	Dallas	DA11	DISD			Lee Mcshan Jr. Elem School 8307 Meadow Rd Dallas 75231
1029	1759	Dallas	DA11				Richland College 12800 Abrams Rd Dallas 75243
1032	776	Dallas	DA11				Northwood Hills Elem School 14532 Meandering Way Dallas 75254
1033	1276	Dallas	DA11				Spring Valley Elem School 13535 Spring Grove Rd Dallas 75240
1035	249	Dallas	DA11				RISD Academy 13630 Coit Road Dallas 75240
1036	797	Dallas	DA11				RISD Academy 13630 Coit Road Dallas 75240
1037	1582	Dallas	DA11				RISD Academy 13630 Coit Road Dallas 75240
1127	715	Dallas	DA11				RISD Academy 13630 Coit Road Dallas 75240
2016	302	Dallas	DA11				Unity Church of Dallas 6525 Forest Lane Dallas 75230
2016	3045	Dallas	DA11	DISD			Unity Church of Dallas 6525 Forest Lane Dallas 75230
2017	1592	Dallas	DA11				Unity Church of Dallas 6525 Forest Lane Dallas 75230
2019	1676	Dallas	DA11	DISD			George B Dealey Vanguard 6501 Royal Ln Dallas 75230
2020	2458	Dallas	DA11	DISD			Arthur Kramer Elem School 7131 Midbury Dr Dallas 75230
2020	1	Dallas	DA11				Arthur Kramer Elem School 7131 Midbury Dr Dallas 75230
2022	709	Dallas	DA11	DISD			George B Dealey Vanguard 6501 Royal Ln Dallas 75230
2023	1232	Dallas	DA11	DISD			Benjamin Franklin Middle School 6920 Meadow Rd Dallas 75230
2024	1301	Dallas	DA11	DISD			Benjamin Franklin Middle School 6920 Meadow Rd Dallas 75230
2041	4076	Dallas	DA11	DISD			Presbyterian Medical Office North 17110 Dallas Pkwy - Ste 120 Dallas 75248
2048	3761	Dallas	DA11	DISD			Dallas Fire Station # 7 6010 Davenport Rd Dallas 75248
2049	993	Dallas	DA11				Prestonwood Elem School 6525 La Cosa Dr Dallas 75248
2049	588	Dallas	DA11	DISD			Prestonwood Elem School 6525 La Cosa Dr Dallas 75248
2050	938	Dallas	DA11				Prestonwood Elem School 6525 La Cosa Dr Dallas 75248
2050	749	Dallas	DA11	DISD			Prestonwood Elem School 6525 La Cosa Dr Dallas 75248

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
2051	2442	Dallas	DA11				Spring Creek Elem School-RISD 7667 Roundrock Dallas 75248
2052	179	Dallas	DA11	DISD			Northwood Hills Elem School 14532 Meandering Way Dallas 75254
2052	1162	Dallas	DA11				Northwood Hills Elem School 14532 Meandering Way Dallas 75254
2053	2518	Dallas	DA11	DISD			Anne Frank Elem School 5201 Celestial Rd Dallas 75254
2054	2741	Dallas	DA11	DISD			Anne Frank Elem School 5201 Celestial Rd Dallas 75254
2055	1583	Dallas	DA11	DISD			Anne Frank Elem School 5201 Celestial Rd Dallas 75254
2056	695	Dallas	DA11				King of Glory Lutheran Church 6411 LBJ Freeway Dallas 75240
2056	592	Dallas	DA11	DISD			King of Glory Lutheran Church 6411 LBJ Freeway Dallas 75240
2057	501	Dallas	DA11				Spring Valley Elem School 13535 Spring Grove Rd Dallas 75240
2058	1146	Dallas	DA11				Park Central Baptist Church 7777 LBJ Freeway Dallas 75251
2079	1894	Dallas	DA11	DISD			Anne Frank Elem School 5201 Celestial Rd Dallas 75254

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA12							
2041	72	Dallas	DA12				Presbyterian Medical Office North 17110 Dallas Pkwy - Ste 120 Dallas 75248
2042	2978	Dallas	DA12				Parkhill Jr. High School 16500 Shadybank Dr Dallas 75248
2043	2046	Dallas	DA12				Brentfield Elem School 6767 Brentfield Dr Dallas 75248
2044	1014	Dallas	DA12				James Bowie Elem School-RISD 7643 La Manga Dr Dallas 75248
2045	1858	Dallas	DA12				Parkhill Jr. High School 16500 Shadybank Dr Dallas 75248
2046	1811	Dallas	DA12				James Bowie Elem School-RISD 7643 La Manga Dr Dallas 75248
2047	2338	Dallas	DA12				James Bowie Elem School-RISD 7643 La Manga Dr Dallas 75248
2406	31	Dallas	DA12	DISD			Keller Springs Baptist Church 3227 Keller Springs Rd Carrollton 75006
2902	51	Dallas	DA12	DISD			Addison Fire Department 4798 Airport Pkwy Addison 75001

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA13							
1001	812	Dallas	DA13	DISD			Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231
1002	1297	Dallas	DA13	DISD			Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231
1008	777	Dallas	DA13	DISD			Lee Mcshan Jr. Elem School 8307 Meadow Rd Dallas 75231
1009	1017	Dallas	DA13	DISD			Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231
1011	846	Dallas	DA13	DISD			Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231
1012	271	Dallas	DA13	DISD			Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231
1126	943	Dallas	DA13	DISD			Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231
2002	1231	Dallas	DA13	DISD			Thomas C Marsh Preparatory Academy 3838 Crown Shore Dr Dallas 75244
2003	2611	Dallas	DA13	DISD			W T White High School 4505 Ridgeside Dr Dallas 75244
2004	1971	Dallas	DA13	DISD			Nathan Adams Elem School 12600 Welch Rd Dallas 75244
2005	984	Dallas	DA13	DISD			DeGolyer Elem School 3453 Flair Dr Dallas 75229
2006	1470	Dallas	DA13	DISD			John Calvin Presbyterian Church 4151 Royal Ln Dallas 75229
2007	2893	Dallas	DA13	DISD			John Calvin Presbyterian Church 4151 Royal Ln Dallas 75229
2008	1467	Dallas	DA13	DISD			John J Pershing Elem School 5715 Meaders Lane Dallas 75229
2009	1949	Dallas	DA13	DISD			L G Cigarroa Elem School 9990 Webb Chapel Rd Dallas 75220
2010	1370	Dallas	DA13	DISD			Edward Cary Middle School 3978 Killion Dr Dallas 75229
2011	2021	Dallas	DA13	DISD			Walnut Hill Rec Center 10011 Midway Rd Dallas 75229
2013	1228	Dallas	DA13	DISD			Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220
2014	511	Dallas	DA13	DISD			Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220
2015	1133	Dallas	DA13	DISD			Ewell D Walker Middle School 12532 Nuestra Dr Dallas 75230
2018	818	Dallas	DA13	DISD			Northhaven Un Methodist Church 11211 Preston Rd Dallas 75230
2021	3530	Dallas	DA13	DISD			Preston Hollow Un Methodist Church 6315 Walnut Hill Ln Dallas 75230

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
2025	2617	Dallas	DA13	DISD			Hillcrest High School 9924 Hillcrest Rd Dallas 75230
2026	2757	Dallas	DA13	DISD			Hillcrest High School 9924 Hillcrest Rd Dallas 75230
2027	1556	Dallas	DA13	DISD			Our Redeemer Lutheran Church 7611 Park Lane Dallas 75225
2029	302	Dallas	DA13				Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220
2029	1258	Dallas	DA13	DISD			Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220
2030	925	Dallas	DA13	DISD			Our Redeemer Lutheran Church 7611 Park Lane Dallas 75225
2030	1005	Dallas	DA13				Our Redeemer Lutheran Church 7611 Park Lane Dallas 75225
2034	204	Dallas	DA13				Henry W Longfellow - CEA 5314 Boaz St Dallas 75209
2034	1284	Dallas	DA13	DISD			Henry W Longfellow - CEA 5314 Boaz St Dallas 75209
2077	1302	Dallas	DA13	DISD			Ewell D Walker Middle School 12532 Nuestra Dr Dallas 75230
4002	983	Dallas	DA13	DISD			Caillet Elem School 3033 Merrell Rd Dallas 75229
4004	1607	Dallas	DA13	DISD			Marcus Rec Center 3003 Northaven Road Dallas 75229
4006	1227	Dallas	DA13	DISD			DeGolyer Elem School 3453 Flair Dr Dallas 75229
4007	187	Dallas	DA13	DISD			David Burnet Elem School 3200 Kinkaid Dr Dallas 75220
4014	1849	Dallas	DA13	DISD			Sudie Williams Elem School 4518 Pomona Rd Dallas 75209
4018	987	Dallas	DA13	DISD			Maple Lawn Elem School 3120 Inwood Rd Dallas 75235
4092	173	Dallas	DA13	DISD			David Burnet Elem School 3200 Kinkaid Dr Dallas 75220
4095	46	Dallas	DA13	DISD			DeGolyer Elem School 3453 Flair Dr Dallas 75229
4096	35	Dallas	DA13	DISD			DeGolyer Elem School 3453 Flair Dr Dallas 75229
4099	1035	Dallas	DA13	DISD			Sudie Williams Elem School 4518 Pomona Rd Dallas 75209

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE Note: Zero registered voter precincts are not listed.

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
District DA14							
1013	4024	Dallas	DA14	DISD			North Dallas High School 3120 N Haskell Ave Dallas 75204
1016	223	Dallas	DA14	DISD			JFK Learning Center 1802 Moser Ave Dallas 75206
1017	1147	Dallas	DA14	DISD			JFK Learning Center 1802 Moser Ave Dallas 75206
1018	272	Dallas	DA14	DISD			Ben Milam Elem School-DISD 4200 McKinney Ave Dallas 75205
1019	2517	Dallas	DA14	DISD			Dallas Fire Station # 17 6045 Belmont Ave Dallas 75206
1020	1347	Dallas	DA14	DISD			Ben Milam Elem School-DISD 4200 McKinney Ave Dallas 75205
1021	1650	Dallas	DA14	DISD			Oaklawn Branch Library 4100 Cedar Springs Rd Dallas 75219
1022	3656	Dallas	DA14	DISD			Oaklawn Branch Library 4100 Cedar Springs Rd Dallas 75219
1023	1936	Dallas	DA14	DISD			The Fathers Church 2707 Abrams Road Dallas 75214
1050	151	Dallas	DA14	DISD			Eduardo Mata Elem School 7420 La Vista Dr Dallas 75214
1071	2753	Dallas	DA14	DISD			Lakewood Branch Library 6121 Worth Street Dallas 75214
1076	1921	Dallas	DA14	DISD			Eduardo Mata Elem School 7420 La Vista Dr Dallas 75214
1117	2472	Dallas	DA14	DISD			North Dallas High School 3120 N Haskell Ave Dallas 75204
1118	1467	Dallas	DA14	DISD			J W Ray Elem School 2211 Caddo St Dallas 75204
1131	1320	Dallas	DA14	DISD			Grace United Methodist Church 4105 Junius St Dallas 75246
2031	3605	Dallas	DA14	DISD			Skillman Southwest Library 5707 Skillman St Dallas 75206
2032	1915	Dallas	DA14	DISD			Skillman Southwest Library 5707 Skillman St Dallas 75206
2033	1738	Dallas	DA14	DISD			Skillman Southwest Library 5707 Skillman St Dallas 75206
2035	1530	Dallas	DA14	DISD			Stonewall Jackson Elem School 5828 Mockingbird Ln Dallas 75206
2036	2387	Dallas	DA14	DISD			Zion Lutheran Church 6121 E Lovers Lane Dallas 75214
2037	851	Dallas	DA14	DISD			John S Armstrong Elem School 3600 Cornell Dallas 75205
2038	3168	Dallas	DA14	DISD			Robert E Lee Elem School 2911 Delmar Ave Dallas 75206

LOCATIONS AS OF 08-15-2017, BEFORE ENTITY WITHDRAWALS AND SUBJECT TO CHANGE **Note: Zero registered voter precincts are not listed.**

LOCATIONS FOR THE 2017 NOVEMBER ELECTION FOR Dallas

PCT	Voters	City	City Dist	ISD	ISD Dist	WD	Location
2039	2828	Dallas	DA14	DISD			Robert E Lee Elem School 2911 Delmar Ave Dallas 75206
2040	1636	Dallas	DA14	DISD			St. Andrews Presbyterian Church 3204 Skillman St Dallas 75214
2201	1	Dallas	DA14	DISD			John S Bradfield Elem School 4300 Southern Ave Dallas 75205
3000	3626	Dallas	DA14	DISD			William B Travis Vanguard 3001 Mckinney Ave Dallas 75204
3006	3745	Dallas	DA14	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
3007	1242	Dallas	DA14	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
3009	2343	Dallas	DA14	DISD			Exall Recreation Center 1355 Adair St Dallas 75204
3010	491	Dallas	DA14	DISD			Exall Recreation Center 1355 Adair St Dallas 75204
3081	1464	Dallas	DA14	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219
3086	3352	Dallas	DA14	DISD			William B Travis Vanguard 3001 Mckinney Ave Dallas 75204
4106	151	Dallas	DA14	DISD			Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219

ATTACHMENT D

Deputy Early Voting Clerks

DALLAS COUNTY
EARLY VOTING LOCATIONS/DATES/TIMES - NOVEMBER 7, 2017 SPECIAL ELECTION

Location	Address	City	Zip	Judge
BETHANY LUTHERAN CHURCH	10101 WALNUT HILL LN.	DALLAS	75238	SANDRA BIGGS
CEDAR HILL GOVERNMENT CENTER	285 UPTOWN BLVD.	CEDAR HILL	75104	EMELDA MARTIN
CROSSWINDS HIGH SCHOOL	1100 N. CARRIER PKWY.	GRAND PRAIRIE	75050	MAE CHOICE
DISCIPLE CENTRAL COMMUNITY CHURCH	901 N. POLK ST.	DESOTO	75115	JACQUELINE FAIN
DUNCANVILLE LIBRARY	201 JAMES COLLINS	DUNCANVILLE	75116	BARBARA A. LEWIS
EASTFIELD COLLEGE-PLEASANT GROVE CAMPUS	802 S. BUCKNER BLVD.	DALLAS	75217	SHIRLEY DAVIDSON
EL CENTRO COLLEGE-WEST CAMPUS	3330 N. HAMPTON RD.	DALLAS	75212	DEBORAH CULBERSON
FARMERS BRANCH CITY HALL	13000 WILLIAMD DODSON PKWY.	FARMERS BRANCH	75234	VICKIE REDD
FRETZ PARK LIBRARY	6990 BELT LINE RD.	DALLAS	75254	VICTOR G. DAVIS
GEORGE L. ALLEN SR. COURTS BUILDING (Main Location)	600 COMMERCE ST.	DALLAS	75202	SHATORIA BOWENS
GLENN HEIGHTS CITY HALL	1938 S. HAMPTON RD.	GLENN HEIGHTS	75154	VACANT
GRAUWYLER PARK RECREATION CENTER.	7780 HARRY HINES BLVD.	DALLAS	75235	MARK BAKER
IRVING CITY HALL	825 W. IRVING BLVD.	IRVING	75060	MAGDELENA MARTINS
J. ERIK JONSSON LIBRARY	1515 YOUNG ST.	DALLAS	75201	VACANT
JOSEY RANCH LIBRARY	1700 KELLER SPRINGS	CARROLLTON	75006	TERRY L. BARKER
LAKESIDE ACTIVITY CENTER	101 HOLLEY PARK DR.	MESQUITE	75149	ZINA D. WEST-LEWIS
LANCASTER VETERANS MEMORIAL LIBRARY	1600 VETERANS MEMORIAL PKWY.	LANCASTER	75134	GLADYS IVY
LOCHWOOD LIBRARY	11221 LOCHWOOD BLVD.	DALLAS	75218	GEORGE SIGGERS
MARSH LANE BAPTIST CHURCH	10716 MARSH LN.	DALLAS	75229	BETTY ROWE-WILIAMS
MARTIN LUTHER KING CORE BUILDING	2922 MARTIN LUTHER KING, JR. BLVD.	DALLAS	75215	MARY NELSON
MARTIN WEISS RECREATION CENTER	1111 MARTINDELL AVE.	DALLAS	75211	JOE BURKLEO
MOUNTAIN CREEK LIBRARY	6102 MOUNTAIN CREEK	DALLAS	75249	VACANT
OAK CLIFF SUB COURTHOUSE	410 S. BECKLEY	DALLAS	75203	DIANA BROADUS
OUR REDEEMER LUTHERAN CHURCH	7611 PARK LN.	DALLAS	75225	ROBERT ACKERMAN
PAUL L. DUNBAR LANCASTER-KIEST LIBRARY	2008 E. KIEST BLVD.	DALLAS	75216	YVONNE WILLIAMS
RICHARDSON CIVIC CENTER	411 W. ARAPAHO RD.	RICHARDSON	75080	LORI RALEY
RICHLAND COLLEGE - GARLAND CAMPUS	675 W. WALNUT ST.	GARLAND	75040	EMMA CRAYTON
ROWLETT CITY HALL ANNEX	4004 MAIN ST.	ROWLETT	75088	MAGGIE ENSLEY
SACHSE CITY HALL	3815 SACHSE RD., BLDG. B	SACHSE	75048	VACANT
SAMUELL GRAND RECREATION CENTER	6200 EAST GRAND AVE.	DALLAS	75223	LOTA W. DUNHAM
VALLEY RANCH LIBRARY	401 CIMARRON TRAIL	IRVING	75063	NANCY WANG

DATES AND TIMES OF EARLY VOTING

(FECHAS Y HORAS DE VOTACIÓN ANTICIPADA)

October 23 - October 27 (Monday through Friday)	8 AM - 5 PM
23 de Octubre - 27 de Octubre (Lunes a Viernes)	
October 28 (Saturday)	8 AM - 5 PM
28 de Octubre (Sábado)	
October 29 (Sunday)	1 PM - 6 PM
29 de Octubre (Domingo)	
October 30 - November 1 (Monday through Wednesday)	8 AM - 5 PM
30 de Octubre - 1 de Noviembre (Lunes a Miercoles)	
November 2 - November 3 (Thursday and Friday)	7 AM - 7 PM
2 de Noviembre - 3 de Noviembre (Jueves y Viernes)	

ATTACHMENT E

Election Judges/Alternates
(Election Day)

DALLAS COUNTY

DISTRICT 1 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

PCT	Voters	City	City Dist	Location	Judge	Alternate
3032	1,242	DALLAS	DA01	Hector P Garcia Middle School -DISD 700 E 8th St Dallas 75203	Joshua Lloyd	Marianne Morris
3084	1,147	DALLAS	DA01	Hector P Garcia Middle School -DISD 700 E 8th St Dallas 75203	Joshua Lloyd	Marianne Morris
3094	1	DALLAS	DA01	Hector P Garcia Middle School -DISD 700 E 8th St Dallas 75203	Joshua Lloyd	Marianne Morris
4035	1,112	DALLAS	DA01	Academy of Dallas School 2324 S Vernon Ave Dallas 75224	Roberto Alonzo, Jr.	Jay Willis
4036	28	DALLAS	DA01	The Union Church 3410 S Polk St Dallas 75224	Joe Burkleo	Rosa Castillo
4056	248	DALLAS	DA01	Palabra De Vida 2550 W Illinois Ave Dallas 75233	Jesse Rocha, Jr	Shirley Weeks
4061	2,318	DALLAS	DA01	Mountain View Church of Christ 4111 W Illinois Ave Dallas 75211	TBD	Ruby Lee
4062	1,863	DALLAS	DA01	Lelia P Cowart Elem School 1515 S Ravinia Dr Dallas 75211	Frances Boren	Thomas (Tom) Geddes
4063	2,665	DALLAS	DA01	Elmwood-El Buen Samaritano Un Meth 1220 Newport Ave Dallas 75224	Manuel Rodela, Sr	Don Weeks
4066	182	DALLAS	DA01	Anson Jones Elem School 3901 Meredith Ave Dallas 75211	TBD	Mary Hollies
4067	1,911	DALLAS	DA01	George Peabody Elem School 3101 Raydell Pl Dallas 75211	Beatrice Lovett	Stephanie Pond
4068	1,854	DALLAS	DA01	Lida Hooe Elem School 2419 Gladstone Dr Dallas 75211	Perla Loza	Micaela Ynostrosa
4069	2,814	DALLAS	DA01	Winnetka Elem School 1151 S. Edgefield Ave Dallas 75208	Ngena White	Sam White
4070	1,579	DALLAS	DA01	John Peeler Elem School 810 S Llewellyn Ave Dallas 75208	TBD	Carole Almquist
4071	313	DALLAS	DA01	Dallas County Sub-Courthouse 410 S Beckley Ave Dallas 75203	Ngina White	Marilyn Taylor
4073	1,425	DALLAS	DA01	Preparing The Way Ministries 2442 W Jefferson Blvd Dallas 75211	TBD	TBD
4074	2,601	DALLAS	DA01	Sunset High School- Annex Bldg 2021 W Tenth St Dallas 75208	Renee Hollingsworth	Richard Smith
4075	1,032	DALLAS	DA01	John H Reagan Elem School 201 N Adams Ave Dallas 75208	Teresa Steward	Ramon Acosta
4076	1,898	DALLAS	DA01	Steven Park Elem School 2615 W Colorado Blvd Dallas 75211	Linda Wise	Frances Blanchard
4077	816	DALLAS	DA01	Rosemont Elem School 719 N Montclair Ave Dallas 75208	Herbert Summers Jr	Tbd
4078	1,349	DALLAS	DA01	Kidd Springs Rec Center 711 W Canty St Dallas 75208	Patrick Love	Chad Jackson
4079	3,922	DALLAS	DA01	Kessler Park United Methodist 1215 Turner Ave Dallas 75208	David Dunnigan	Thomas N. Watkins
4080	639	DALLAS	DA01	Kidd Springs Rec Center 711 W Canty St Dallas 75208	Patrick Love	Chad Jackson
4113	384	DALLAS	DA01	Mountain View Church of Christ 4111 W Illinois Ave Dallas 75211	TBD	Ruby Lee
4114	1,676	DALLAS	DA01	Lelia P Cowart Elem School 1515 S Ravinia Dr Dallas 75211	Frances Boren	Thomas (Tom) Geddes

DALLAS COUNTY

DISTRICT 1 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

4115	254	DALLAS	DA01	Kidd Springs Rec Center 711 W Canty St Dallas 75208	Patrick Love	Chad Jackson
4300	19	DALLAS	DA01	Cockrell Hill City Hall 4125 W Clarendon Dr Dallas 75211	TBD	Ileana Hubbard

DALLAS COUNTY

DISTRICT 2 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1014	2,373	DALLAS	DA02	Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204	Amy Miller	Steven Rayshell
1015	1,382	DALLAS	DA02	Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204	Amy Miller	Steven Rayshell
1069	45	DALLAS	DA02	Grace United Methodist Church 4105 Junius St Dallas 75246	Gregory Byrne	Juliana Martinez
1070	1,622	DALLAS	DA02	Grace United Methodist Church 4105 Junius St Dallas 75246	Gregory Byrne	Juliana Martinez
1073	1,564	DALLAS	DA02	Junius Heights Baptist Church 5429 Reiger Ave Dallas 75214	Cheri Ball-Meza	David Shaw
1074	1,382	DALLAS	DA02	Samuell Grand Rec Center 6200 East Grand Ave Dallas 75223	Lota Dunham	Martha Montfort
1075	1,168	DALLAS	DA02	Samuell Grand Rec Center 6200 East Grand Ave Dallas 75223	Lota Dunham	Martha Montfort
1112	563	DALLAS	DA02	St. Luke Comm Un. Meth Chur 5710 E R L Thornton Frwy Dallas 75223	George Collins	William (Bill) Biesel
1119	1,503	DALLAS	DA02	St. Luke Comm Un. Meth Chur 5710 E R L Thornton Frwy Dallas 75223	George Collins	William (Bill) Biesel
1120	1,079	DALLAS	DA02	JFK Learning Center 1802 Moser Ave Dallas 75206	Robert Sullivan	Rosita Strang
1122	378	DALLAS	DA02	Grace United Methodist Church 4105 Junius St Dallas 75246	Gregory Byrne	Juliana Martinez
1130	1,450	DALLAS	DA02	Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204	Amy Miller	Steven Rayshell
1131	576	DALLAS	DA02	Grace United Methodist Church 4105 Junius St Dallas 75246	Gregory Byrne	Juliana Martinez
1132	47	DALLAS	DA02	Grace United Methodist Church 4105 Junius St Dallas 75246	Gregory Byrne	Juliana Martinez
3005	284	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
3006	626	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
3008	2,450	DALLAS	DA02	Dallas County Courthouse - Allen 600 Commerce St Dallas 75202	Pamela Curry	Sharon H. Jones
3010	6	DALLAS	DA02	Exall Recreation Center 1355 Adair St Dallas 75204	Gary Foster	Kirk Kennedy
3011	1,344	DALLAS	DA02	St. Edwards Catholic Church 4033 Elm St Dallas 75226	Sandra Biggs	Mack Pitts
3016	1,328	DALLAS	DA02	Bill J Priest Institute 1402 Corinth St Dallas 75215	Vincent Rodriguez	Jim Burris
3089	8	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
3090	1,334	DALLAS	DA02	St. Edwards Catholic Church 4033 Elm St Dallas 75226	Sandra Biggs	Mack Pitts
4009	387	DALLAS	DA02	David Burnet Elem School 3200 Kinkaid Dr Dallas 75220	Brent Sonntag	Sondra Monroe
4010	64	DALLAS	DA02	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman
4011	716	DALLAS	DA02	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman

DALLAS COUNTY

DISTRICT 2 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

4015	1,687	DALLAS	DA02	North Park Community Corp. 4619 W University Blvd Dallas 75209	Olga M. Smith	William (Bill) Hooper
4016	1,714	DALLAS	DA02	K B Polk Center 6911 Victoria Ave Dallas 75209	Jonathan Maples	Duc Xuan Nguyen
4017	418	DALLAS	DA02	Maple Lawn Elem School 3120 Inwood Rd Dallas 75235	David Fisher	Gregory Baer
4018	362	DALLAS	DA02	Maple Lawn Elem School 3120 Inwood Rd Dallas 75235	David Fisher	Gregory Baer
4019	2,203	DALLAS	DA02	Arlington Park Rec Center 1505 Record Crossing Dallas 75235	Myra Hollins	David Bell
4020	803	DALLAS	DA02	Maple Lawn Elem School 3120 Inwood Rd Dallas 75235	David Fisher	Gregory Baer
4021	3,814	DALLAS	DA02	Maple Lawn Elem School 3120 Inwood Rd Dallas 75235	David Fisher	Gregory Baer
4022	3,095	DALLAS	DA02	Esperanza Medrano Elem School 2221 Lucas Dr Dallas 75219	Ricardo Medrano	J. Kenneth Lee
4023	4	DALLAS	DA02	Arlington Park Rec Center 1505 Record Crossing Dallas 75235	Myra Hollins	David Bell
4032	2,839	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Vivian Dudley	James A. Moyers
4086	2,367	DALLAS	DA02	Grauwyler Park Rec Center 7780 Harry Hines Blvd Dallas 75235	Miriam P. Dominguez	Mari Ann Ross
4087	173	DALLAS	DA02	Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220	Edward Kownslar	Michael Burnaman
4088	438	DALLAS	DA02	Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220	Edward Kownslar	Michael Burnaman
4100	25	DALLAS	DA02	Esperanza Medrano Elem School 2221 Lucas Dr Dallas 75219	Ricardo Medrano	J. Kenneth Lee
4102	257	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Vivian Dudley	James A. Moyers
4103	131	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Vivian Dudley	James A. Moyers
4104	34	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Vivian Dudley	James A. Moyers
4105	9	DALLAS	DA02	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Vivian Dudley	James A. Moyers
4118	1	DALLAS	DA02	Grauwyler Park Rec Center 7780 Harry Hines Blvd Dallas 75235	Miriam P. Dominguez	Mari Ann Ross
4119	4	DALLAS	DA02	Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220	Edward Kownslar	Michael Burnaman
4120	194	DALLAS	DA02	Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220	Edward Kownslar	Michael Burnaman

DALLAS COUNTY

DISTRICT 3 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

3001	508	DALLAS	DA03	T W Browne Middle School 3333 Sprague Dr Dallas 75233	Joe Tave	John Asberry
3002	1,321	DALLAS	DA03	T W Browne Middle School 3333 Sprague Dr Dallas 75233	Joe Tave	John Asberry
3003	1,723	DALLAS	DA03	T W Browne Middle School 3333 Sprague Dr Dallas 75233	Joe Tave	John Asberry
3004	1,829	DALLAS	DA03	Daniel Webster Elem School 3815 S Franklin St Dallas 75233	Martin Burrell	Christopher Cuneo
3050	223	DALLAS	DA03	H I Holland Elem School at Lisbon 4203 S Lancaster Rd Dallas 75216	Jesse Albert Lipscomb	Tommy Hyde
3051	674	DALLAS	DA03	Fountain of Living Word Church 2543 E Ledbetter Dr Dallas 75216	Myrtle Antoine Johnson	David Lowe
3053	2,086	DALLAS	DA03	Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232	Eyvern Edwards	Anna Nelson
3054	2,482	DALLAS	DA03	W M Hawley Atwell Academy 1303 Reynoldston Ln Dallas 75232	Barbara A. Lewis	Adelmo Ruiz
3055	2,215	DALLAS	DA03	Adelle Turner Elem School 5505 S Polk St Dallas 75232	Vivian Hill	Taft Thompson
3057	2,175	DALLAS	DA03	T G Terry Elem School 6661 Greenspan Ave Dallas 75232	Lawson L Turner, Jr	Pat Mcdowell
3058	1,349	DALLAS	DA03	St Paul Lutheran Church 5725 S Marsalis Ave Dallas 75241	Garline Shaw	Dorothy Pruitt
3059	1,280	DALLAS	DA03	St. Luke Presbyterian Church 5915 Singing Hills Dr Dallas 75241	Lillie Medlin	Kenneth W. Brown
3060	1,486	DALLAS	DA03	R L Thornton Elem School 6011 Old Ox Rd Dallas 75241	Mary Luckey	TBD
3063	525	DALLAS	DA03	Ronald E Mcnair Elem School 3150 Bainbridge Ave Dallas 75237	Dorothy Whaley	Gloria Jean Caffey
3077	2,977	DALLAS	DA03	Park In The Woods Rec Ctr 6801 Mountain Creek Pkwy Dallas 75249	Edna Pemberton	Ronald Koenig
3078	2,870	DALLAS	DA03	Park In The Woods Rec Ctr 6801 Mountain Creek Pkwy Dallas 75249	Edna Pemberton	Ronald Koenig
3088	43	DALLAS	DA03	Daniel Webster Elem School 3815 S Franklin St Dallas 75233	Martin Burrell	Christopher Cuneo
3092	1,678	DALLAS	DA03	Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232	Eyvern Edwards	Anna Nelson
3098	189	DALLAS	DA03	H I Holland Elem School at Lisbon 4203 S Lancaster Rd Dallas 75216	Jesse Albert Lipscomb	Tommy Hyde
4050	3,772	DALLAS	DA03	Mountain Creek Library 6102 Mountain Creek Pkwy Dallas 75249	TBD	Lucie Weaver
4052	4,418	DALLAS	DA03	Bilhartz Elem School 6700 Wandt Dr Dallas 75236	Sedrick Mccurdy	Thomas P. Wilkins
4053	374	DALLAS	DA03	YWLA at Arnold Middle School 1204 E Marshall Dr Grand Prairie 75051	Anita Smith	TBD
4054	435	DALLAS	DA03	Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211	TBD	Christopher Nash
4055	2,531	DALLAS	DA03	Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211	TBD	Christopher Nash
4056	2,317	DALLAS	DA03	Palabra De Vida 2550 W Illinois Ave Dallas 75233	Jesse Rocha, Jr	Shirley Weeks

DALLAS COUNTY

DISTRICT 3 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

4059	360	DALLAS	DA03	Charley Taylor Rec Center 601 E Grand Prairie Rd Grand Prairie 75051	Frank Strohschen	Lydia Alcalan
4060	2,435	DALLAS	DA03	Nancy Jane Cochran Elem School 6000 Keeneland Pkwy Dallas 75211	TBD	Monty Weddell
4065	68	DALLAS	DA03	Arcadia Park Elem School 1300 N Justin Ave Dallas 75211	TBD	Carolyn (Carrie) Nelson
4066	1122	DALLAS	DA03	Anson Jones Elem School 3901 Meredith Ave Dallas 75211	TBD	Mary Hollies
4076	2571	DALLAS	DA03	Steven Park Elem School 2615 W Colorado Blvd Dallas 75211	Linda Wise	Frances Blanchard
4090	80	DALLAS	DA03	Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211	TBD	Christopher Nash
4093	101	DALLAS	DA03	Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211	TBD	Christopher Nash
4111	287	DALLAS	DA03	Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211	TBD	Christopher Nash
4112	202	DALLAS	DA03	Leslie Stemmons Elem School 2727 Knoxville St Dallas 75211	TBD	Christopher Nash
4113	2,003	DALLAS	DA03	Mountain View Church of Christ 4111 W Illinois Ave Dallas 75211	TBD	Ruby Lee

DALLAS COUNTY

DISTRICT 4 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

3033	496	DALLAS	DA04	Greater Mt Pleasant Baptist Church 1403 Morrell Ave Dallas 75203	Gloria James	Taite Lozano Brown
3034	1,359	DALLAS	DA04	Greater Mt Pleasant Baptist Church 1403 Morrell Ave Dallas 75203	Gloria James	Taite Lozano Brown
3035	1,515	DALLAS	DA04	F D Roosevelt High School 525 Bonnie View Dr Dallas 75203	Annie Newman	TBD
3036	48	DALLAS	DA04	F D Roosevelt High School 525 Bonnie View Dr Dallas 75203	Annie Newman	TBD
3037	394	DALLAS	DA04	The Way-Truth-Life Christian Church 1702 Denley Dr Dallas 75216	Dr. Nettiestine Smith	TBD
3038	856	DALLAS	DA04	The Way-Truth-Life Christian Church 1702 Denley Dr Dallas 75216	Dr. Nettiestine Smith	TBD
3039	2,214	DALLAS	DA04	Oliver W Holmes Middle School 2001 E Kiest Blvd Dallas 75216	Michael T. King	Lucy Cain
3040	1,431	DALLAS	DA04	Good Street Baptist Church 3110 Bonnie View Rd Dallas 75216	James Baker	TBD
3041	151	DALLAS	DA04	CFNI Student Center 444 Fawn Ridge Dr Dallas 75224	Leo Evans	Oscar Bracks
3042	1,583	DALLAS	DA04	John Neely Bryan Elem School 2001 Deer Path Dr Dallas 75216	Mae Choice	John Pierce
3043	2,169	DALLAS	DA04	John Neely Bryan Elem School 2001 Deer Path Dr Dallas 75216	Mae Choice	John Pierce
3044	2,697	DALLAS	DA04	W W Bushman Elem School 4200 Bonnie View Rd Dallas 75216	Willie Callahan	Kristy Blanchard
3046	2,194	DALLAS	DA04	John W. Carpenter Elem School 2121 Tosca Ln Dallas 75224	Claudia Batts	Anciet Mossamba
3047	2,054	DALLAS	DA04	CFNI Student Center 444 Fawn Ridge Dr Dallas 75224	Leo Evans	Oscar Bracks
3048	2,549	DALLAS	DA04	South Oak Cliff High School 3601 S Marsalis Ave Dallas 75216	Ruth Wyrick	Jimmy (Mickey) Mcguire
3049	2,033	DALLAS	DA04	Clara Oliver Annex 4010 Idaho Ave Dallas 75216	Myrtis Evans	Lori Schmidt
3050	1,690	DALLAS	DA04	H I Holland Elem School at Lisbon 4203 S Lancaster Rd Dallas 75216	Jesse Albert Lipscomb	Tommy Hyde
3051	186	DALLAS	DA04	Fountain of Living Word Church 2543 E Ledbetter Dr Dallas 75216	Myrtle Antoine Johnson	David Lowe
3052	2,785	DALLAS	DA04	Elisha M Pease Elem School 2914 Cummings St Dallas 75216	Linda W. Wynn	Murdock Gibbs
3056	2,222	DALLAS	DA04	Mark Twain Vanguard 724 Green Cove Ln Dallas 75232	Kebran Alexander	Shelly Pan
3057	341	DALLAS	DA04	T G Terry Elem School 6661 Greenspan Ave Dallas 75232	Lawson L Turner, Jr	Pat Mcdowell
3058	789	DALLAS	DA04	St Paul Lutheran Church 5725 S Marsalis Ave Dallas 75241	Garline Shaw	Dorothy Pruitt
3072	45	DALLAS	DA04	Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241	Richard Burney	Paula Miller
3097	181	DALLAS	DA04	Clara Oliver Annex 4010 Idaho Ave Dallas 75216	Myrtis Evans	Lori Schmidt
3098	60	DALLAS	DA04	H I Holland Elem School at Lisbon 4203 S Lancaster Rd Dallas 75216	Jesse Albert Lipscomb	Tommy Hyde

DALLAS COUNTY

DISTRICT 4 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

4036	847	DALLAS	DA04	The Union Church 3410 S Polk St Dallas 75224	Joe Burkleo	Rosa Castillo
4037	200	DALLAS	DA04	The Union Church 3410 S Polk St Dallas 75224	Joe Burkleo	Rosa Castillo
4038	2,034	DALLAS	DA04	Harrell Budd Elem School 2121 S Marsalis Ave Dallas 75216	TBD	James Wiederhold
4039	637	DALLAS	DA04	Bexar Street Baptist Church 2018 S Marsalis Ave Dallas 75216	Cheryl W. Rhodes	Lyle Land
4040	836	DALLAS	DA04	Roger Q Mills Elem School 1515 Lynn Haven Ave Dallas 75216	Loretta Hallman	John Walters
4041	804	DALLAS	DA04	Bexar Street Baptist Church 2018 S Marsalis Ave Dallas 75216	Cheryl W. Rhodes	Lyle Land
4043	1,239	DALLAS	DA04	The Union Church 3410 S Polk St Dallas 75224	Joe Burkleo	Rosa Castillo
4044	1,172	DALLAS	DA04	Clinton P Russell Elem School 3031 S Beckley Ave Dallas 75224	Mathis Perkins	Lillie Ralph
4046	1,239	DALLAS	DA04	Clinton P Russell Elem School 3031 S Beckley Ave Dallas 75224	Mathis Perkins	Lillie Ralph
4047	940	DALLAS	DA04	Boude Storey Middle School 3000 Maryland Ave Dallas 75216	Stephen Carter	Ralph Green
4048	185	DALLAS	DA04	Clinton P Russell Elem School 3031 S Beckley Ave Dallas 75224	Mathis Perkins	Lillie Ralph
4057	1,516	DALLAS	DA04	Kiest Rec Center 3080 S Hampton Rd Dallas 75224	Michael Goodman	Eugene Ralph
4058	936	DALLAS	DA04	Kiest Rec Center 3080 S Hampton Rd Dallas 75224	Michael Goodman	Eugene Ralph
4072	308	DALLAS	DA04	Dallas County Sub-Courthouse 410 S Beckley Ave Dallas 75203	Ngina White	Marilyn Taylor
4107	121	DALLAS	DA04	Harrell Budd Elem School 2121 S Marsalis Ave Dallas 75216	TBD	James Wiederhold
4108	77	DALLAS	DA04	Bexar Street Baptist Church 2018 S Marsalis Ave Dallas 75216	Cheryl W. Rhodes	Lyle Land
4109	51	DALLAS	DA04	Boude Storey Middle School 3000 Maryland Ave Dallas 75216	Stephen Carter	Ralph Green
4110	1,030	DALLAS	DA04	Boude Storey Middle School 3000 Maryland Ave Dallas 75216	Stephen Carter	Ralph Green

DALLAS COUNTY

DISTRICT 5 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1083	449	DALLAS	DA05	Colonial Baptist Church 6459 Scyene Rd Dallas 75227	Mattie Garth	Dan Mosher
1085	1,135	DALLAS	DA05	Urban Park Elem School 6901 Military Pkwy Dallas 75227	Helen Smith	Ralph Stinson Iv
1088	1,416	DALLAS	DA05	Forester Field House 8233 Military Pkwy Dallas 75227	Shirley Douglas	Ward B. English, Jr
1090	2,182	DALLAS	DA05	San Jacinto Elem School 7900 Hume Drive Dallas 75227	Lee Cobler	Fred Schulz
1091	1,874	DALLAS	DA05	Annie Webb Blanton School 8915 Greenmound Ave Dallas 75227	Latrice Jackson	James (Jimmy) Murphy
1092	134	DALLAS	DA05	Edward Titche Elem School 9560 Highfield Dr Dallas 75227	Herlinda Lizbeth Resendiz	Eric Tangumonkem
1094	1,296	DALLAS	DA05	John Ireland Elem School 1515 N Jim Miller Rd Dallas 75217	Lisa Williams	TBD
1095	1,371	DALLAS	DA05	Nathaniel Hawthorne ElemSchool 7800 Umphress Road Dallas 75217	James Douglas Ray	Vanessa Pogue-Collins
1096	1,353	DALLAS	DA05	Nathaniel Hawthorne ElemSchool 7800 Umphress Road Dallas 75217	James Douglas Ray	Vanessa Pogue-Collins
1097	2,611	DALLAS	DA05	W W Samuell High School 8928 Palisade Dr Dallas 75217	Shelia Bates	Hubert Boles
1098	2,029	DALLAS	DA05	YMLA at Florence Middle School 1625 N Masters Dr Dallas 75217	Juanita Pollard	Leonard (Lonnie) Craine
1099	66	DALLAS	DA05	YMLA at Florence Middle School 1625 N Masters Dr Dallas 75217	Juanita Pollard	Leonard (Lonnie) Craine
1100	1,455	DALLAS	DA05	E B Comstock Middle School 7044 Hodde St Dallas 75217	Allyn Coleman	Wilton Crocker
1101	1,542	DALLAS	DA05	Pleasant Grove Library 7310 Lake June Rd Dallas 75217	Donna O'Neal	Roger Hudgens
1102	1,861	DALLAS	DA05	B H Macon Elem School 650 Holcomb Rd Dallas 75217	Iniece Davis	Pete Almanza
1103	474	DALLAS	DA05	B H Macon Elem School 650 Holcomb Rd Dallas 75217	Iniece Davis	Pete Almanza
1104	2,564	DALLAS	DA05	William Anderson Elem School 620 N St Augustine Dr Dallas 75217	Patricia Cole	Fernando Deleon
1105	39	DALLAS	DA05	William Anderson Elem School 620 N St Augustine Dr Dallas 75217	Patricia Cole	Fernando Deleon
1106	251	DALLAS	DA05	Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217	Lisa Pelmore	TBD
1107	764	DALLAS	DA05	Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217	Lisa Pelmore	TBD
1108	2,404	DALLAS	DA05	H Grady Spruce High School 9733 Old Seagoville Rd Dallas 75217	Shatoria Bowens	Sabrina Mares
1109	22	DALLAS	DA05	Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217	Robert Sherman	Ralph Stinson III
1110	26	DALLAS	DA05	Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217	Lisa Pelmore	TBD
1113	218	DALLAS	DA05	John Ireland Elem School 1515 N Jim Miller Rd Dallas 75217	Lisa Williams	TBD
1135	1,547	DALLAS	DA05	YMLA at Florence Middle School 1625 N Masters Dr Dallas 75217	Juanita Pollard	Leonard (Lonnie) Craine

DALLAS COUNTY

DISTRICT 5 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

3082	9	DALLAS	DA05	W A Blair Elem School 7720 Gayglen Dr Dallas 75217	Johnetta Williams	Leonard (Lonnie) Craine

DALLAS COUNTY

DISTRICT 6 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2000	10	DALLAS	DA06	Marcus Rec Center 3003 Northaven Road Dallas 75229	James Woods	John Dupre
2001	19	DALLAS	DA06	Thomas C Marsh Preparatory Academy 3838 Crown Shore Dr Dallas 75244	Suzanne (Sheri) Boone	Kristen Williams
2012	1,656	DALLAS	DA06	Walnut Hill Rec Center 10011 Midway Rd Dallas 75229	Cynthia (Cindi) Castilla	Katherine Mcgovern
2074	463	DALLAS	DA06	Richard J. Lee Elem Sch 8808 Chaparral Waters Way Dallas 75019	Juzar Hasta	Shala Allen
2076	10	DALLAS	DA06	Marcus Rec Center 3003 Northaven Road Dallas 75229	James Woods	John Dupre
4000	545	DALLAS	DA06	Caillet Elem School 3033 Merrell Rd Dallas 75229	Michele Valentino	Toni M. Nolen
4001	751	DALLAS	DA06	Caillet Elem School 3033 Merrell Rd Dallas 75229	Michele Valentino	Toni M. Nolen
4003	390	DALLAS	DA06	Marcus Rec Center 3003 Northaven Road Dallas 75229	James Woods	John Dupre
4005	944	DALLAS	DA06	Park Forest Branch Library 3421 Forest Lane Dallas 75234	Matthew G. Calvert	Marguerite Buccino
4008	663	DALLAS	DA06	David Burnet Elem School 3200 Kinkaid Dr Dallas 75220	Brent Sonntag	Sondra Monroe
4009	1,014	DALLAS	DA06	David Burnet Elem School 3200 Kinkaid Dr Dallas 75220	Brent Sonntag	Sondra Monroe
4010	1,201	DALLAS	DA06	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman
4011	62	DALLAS	DA06	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman
4012	112	DALLAS	DA06	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman
4013	306	DALLAS	DA06	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman
4024	2,130	DALLAS	DA06	L G Pinkston High School 2200 Dennison St Dallas 75212	Deborah Culberson	Brian Bourque
4025	351	DALLAS	DA06	Amelia Earhart Elem School 3531 N Westmoreland Rd Dallas 75212	Lettie Searles	Maureen Vanacore
4026	143	DALLAS	DA06	Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212	Yolanda Jimenez	William (Bill) Deville
4027	336	DALLAS	DA06	Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212	Yolanda Jimenez	William (Bill) Deville
4028	983	DALLAS	DA06	Amelia Earhart Elem School 3531 N Westmoreland Rd Dallas 75212	Lettie Searles	Maureen Vanacore
4029	28	DALLAS	DA06	L G Pinkston High School 2200 Dennison St Dallas 75212	Deborah Culberson	Brian Bourque
4030	46	DALLAS	DA06	L G Pinkston High School 2200 Dennison St Dallas 75212	Deborah Culberson	Brian Bourque
4031	2,186	DALLAS	DA06	C F Carr Elem School 1952 Bayside St Dallas 75212	Mark W. Baker	Cynda Melville
4033	1,462	DALLAS	DA06	Dallas Fire Station # 1 1901 Irving Blvd Dallas 75207	Daniel Foyt	Elizabeth Wallace
4060	1,214	DALLAS	DA06	Nancy Jane Cochran Elem School 6000 Keeneland Pkwy Dallas 75211	TBD	Monty Weddell

DALLAS COUNTY

DISTRICT 6 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

4065	1,131	DALLAS	DA06	Arcadia Park Elem School 1300 N Justin Ave Dallas 75211	TBD	Carolyn (Carrie) Nelson
4076	342	DALLAS	DA06	Steven Park Elem School 2615 W Colorado Blvd Dallas 75211	Linda Wise	Frances Blanchard
4081	3,530	DALLAS	DA06	Eladio Martinez Learning Center 4500 Bernal Dr Dallas 75212	Yolanda Jimenez	William (Bill) Deville
4082	371	DALLAS	DA06	Sidney Lanier Elem School 1400 Walmsley Ave Dallas 75208	Sylvia Medrano	Barbara (Bobbie) Boger
4083	927	DALLAS	DA06	Sidney Lanier Elem School 1400 Walmsley Ave Dallas 75208	Sylvia Medrano	Barbara (Bobbie) Boger
4084	619	DALLAS	DA06	Anita Martinez Rec Center 3212 N. Winnetka Ave Dallas 75212	Glenda Salazar	Richard Wallace
4085	1,027	DALLAS	DA06	Anita Martinez Rec Center 3212 N. Winnetka Ave Dallas 75212	Glenda Salazar	Richard Wallace
4086	2491	DALLAS	DA06	Grauwyler Park Rec Center 7780 Harry Hines Blvd Dallas 75235	Miriam P. Dominguez	Mari Ann Ross
4087	1032	DALLAS	DA06	Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220	Edward Kownslar	Michael Burnaman
4094	446	DALLAS	DA06	Park Forest Branch Library 3421 Forest Lane Dallas 75234	Matthew G. Calvert	Marguerite Buccino
4097	946	DALLAS	DA06	David Burnet Elem School 3200 Kinkaid Dr Dallas 75220	Brent Sonntag	Sondra Monroe
4098	35	DALLAS	DA06	Stephen Foster Elem School 3700 Clover Lane Dallas 75220	Vivian Gregorich	Carol Burnaman
4101	141	DALLAS	DA06	L G Pinkston High School 2200 Dennison St Dallas 75212	Deborah Culberson	Brian Bourque
4116	1	DALLAS	DA06	Anita Martinez Rec Center 3212 N. Winnetka Ave Dallas 75212	Glenda Salazar	Richard Wallace
4117	125	DALLAS	DA06	Arlington Park Rec Center 1505 Record Crossing Dallas 75235	Myra Hollins	David Bell
4120	689	DALLAS	DA06	Bachman Recreation Ctr 2750 Bachman Dr Dallas 75220	Edward Kownslar	Michael Burnaman

DALLAS COUNTY

DISTRICT 7 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1063	1,600	DALLAS	DA07	George Truett Elem School 1811 Gross Rd Dallas 75228	Johnny L. Jefferson	Barbara King
1064	171	DALLAS	DA07	George Truett Elem School 1811 Gross Rd Dallas 75228	Johnny L. Jefferson	Barbara King
1065	2,876	DALLAS	DA07	George Truett Elem School 1811 Gross Rd Dallas 75228	Johnny L. Jefferson	Barbara King
1067	10	DALLAS	DA07	George Truett Elem School 1811 Gross Rd Dallas 75228	Johnny L. Jefferson	Barbara King
1078	559	DALLAS	DA07	Bayles Elem School 2444 Telegraph Ave Dallas 75228	Ola Allen	Phillip Looney
1079	1,304	DALLAS	DA07	S S Conner Elem School 3037 Greenmeadow Dr Dallas 75228	Rhonda Choice	J. Lee Baldwin
1080	1,018	DALLAS	DA07	S S Conner Elem School 3037 Greenmeadow Dr Dallas 75228	Rhonda Choice	J. Lee Baldwin
1081	2,728	DALLAS	DA07	Owenwood Un Methodist Church 1451 John West Road Dallas 75228	John S Bailey	Larry Miller
1082	294	DALLAS	DA07	Colonial Baptist Church 6459 Scyene Rd Dallas 75227	Mattie Garth	Dan Mosher
1083	1,109	DALLAS	DA07	Colonial Baptist Church 6459 Scyene Rd Dallas 75227	Mattie Garth	Dan Mosher
1084	3,087	DALLAS	DA07	Edna Rowe Elem School 4918 Hovenkamp Dr Dallas 75227	Tracy Hill	Robin Wisdom
1085	77	DALLAS	DA07	Urban Park Elem School 6901 Military Pkwy Dallas 75227	Helen Smith	Ralph Stinson Iv
1086	512	DALLAS	DA07	Owenwood Un Methodist Church 1451 John West Road Dallas 75228	John S Bailey	Larry Miller
1087	3,188	DALLAS	DA07	Skyline High School 7777 Forney Road Dallas 75227	Delphine Vasser	Linda Mack
1088	568	DALLAS	DA07	Forester Field House 8233 Military Pkwy Dallas 75227	Shirley Douglas	Ward B. English, Jr
1089	1,994	DALLAS	DA07	Forester Field House 8233 Military Pkwy Dallas 75227	Shirley Douglas	Ward B. English, Jr
1091	179	DALLAS	DA07	Annie Webb Blanton School 8915 Greenmound Ave Dallas 75227	Latrice Jackson	James (Jimmy) Murphy
1092	3,275	DALLAS	DA07	Edward Titche Elem School 9560 Highfield Dr Dallas 75227	Herlinda Lizbeth Resendiz	Eric Tangumonkem
1093	1,624	DALLAS	DA07	Nueva Vida Life Assembly 10747 Bruton Rd Dallas 75217	Betty Carter	Elizabeth Zipper
1100	2	DALLAS	DA07	E B Comstock Middle School 7044 Hodde St Dallas 75217	Allyn Coleman	Wilton Crocker
1114	776	DALLAS	DA07	Owenwood Un Methodist Church 1451 John West Road Dallas 75228	John S Bailey	Larry Miller
1119	544	DALLAS	DA07	St. Luke Comm Un. Meth Chur 5710 E R L Thornton Frwy Dallas 75223	George Collins	William (Bill) Biesel
1134	458	DALLAS	DA07	Forester Field House 8233 Military Pkwy Dallas 75227	Shirley Douglas	Ward B. English, Jr
1303	8	DALLAS	DA07	George Truett Elem School 1811 Gross Rd Dallas 75228	Johnny L. Jefferson	Barbara King
3012	274	DALLAS	DA07	Evangelist Temple Church 2627 Dorris St Dallas 75215	Michael Webb	TBD

DALLAS COUNTY

DISTRICT 7 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

3016	325	DALLAS	DA07	Bill J Priest Institute 1402 Corinth St Dallas 75215	Vincent Rodriguez	Jim Burris
3017	824	DALLAS	DA07	MLK Learning Center 1817 Warren Ave Dallas 75215	Gloria Walls	TBD
3018	1,849	DALLAS	DA07	Park South YMCA 2500 Romine Ave Dallas 75215	Saundra Ray	Elizabeth (Beth) Anderson
3019	896	DALLAS	DA07	James Madison High School 3000 Mlk Blvd Dallas 75215	Jerry B. Brown	Ivette Lozano
3020	189	DALLAS	DA07	Irma Rangel Womens School 1718 Robert B Cullum Blvd Dallas 75210	Cynthia Cole	Dennis Farr
3021	1,136	DALLAS	DA07	Irma Rangel Womens School 1718 Robert B Cullum Blvd Dallas 75210	Cynthia Cole	Dennis Farr
3022	1,983	DALLAS	DA07	Irma Rangel Womens School 1718 Robert B Cullum Blvd Dallas 75210	Cynthia Cole	Dennis Farr
3023	1,295	DALLAS	DA07	James Madison High School 3000 Mlk Blvd Dallas 75215	Jerry B. Brown	Ivette Lozano
3024	1,686	DALLAS	DA07	Mt Horeb Baptist Church 3306 Carpenter Ave Dallas 75215	Fayette Warren	James Veverka
3025	192	DALLAS	DA07	Mt Horeb Baptist Church 3306 Carpenter Ave Dallas 75215	Fayette Warren	James Veverka
3026	831	DALLAS	DA07	St. Paul Baptist Church 1600 Pear St Dallas 75215	Nicole Montgomery	TBD
3027	1,393	DALLAS	DA07	Lincoln High School -CHM 2826 Elsie Faye Heggins Dallas 75215	Betty C. Hooey	TBD
3028	979	DALLAS	DA07	Evangelist Temple Church 2627 Dorris St Dallas 75215	Michael Webb	TBD
3029	733	DALLAS	DA07	Evangelist Temple Church 2627 Dorris St Dallas 75215	Michael Webb	TBD
3045	535	DALLAS	DA07	Gethsemane Missionary Baptist Church 4600 Solar Ln Dallas 75216	Claudia Fowler	TBD
3090	4	DALLAS	DA07	St. Edwards Catholic Church 4033 Elm St Dallas 75226	Sandra Biggs	Mack Pitts

DALLAS COUNTY

DISTRICT 8 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1100	1,642	DALLAS	DA08	E B Comstock Middle School 7044 Hodde St Dallas 75217	Allyn Coleman	Wilton Crocker
1108	43	DALLAS	DA08	H Grady Spruce High School 9733 Old Seagoville Rd Dallas 75217	Shatoria Bowens	Sabrina Mares
1109	442	DALLAS	DA08	Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217	Robert Sherman	Ralph Stinson III
1111	1,264	DALLAS	DA08	Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217	Robert Sherman	Ralph Stinson III
1124	3	DALLAS	DA08	Fireside Drive Baptist Church 8805 Fireside Dr Dallas 75217	Robert Sherman	Ralph Stinson III
1136	2	DALLAS	DA08	Richard Lagow Elem School 637 Edgeworth Dr Dallas 75217	Lisa Pelmore	TBD
3013	604	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3014	1,903	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3015	244	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3031	612	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3053	515	DALLAS	DA08	Thurgood Marshall Recreation Ctr 5150 Mark Trail Way Dallas 75232	Eyvern Edwards	Anna Nelson
3061	1,675	DALLAS	DA08	New Tech High at A Maceo Smith 3030 Stag Rd Dallas 75241	Patricia Singleton	Debbie Blair
3062	2,867	DALLAS	DA08	J N Ervin Elem School 3722 Black Oak Dr Dallas 75241	Boadicea White-Mathis	Bruce Bishop
3063	3,294	DALLAS	DA08	Ronald E Mcnair Elem School 3150 Bainbridge Ave Dallas 75237	Dorothy Whaley	Gloria Jean Caffey
3064	2,320	DALLAS	DA08	Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232	Charlia Randle	Ryan Trimble
3065	2,403	DALLAS	DA08	Umphrey Lee Elem School 7808 Racine Dr Dallas 75232	Sedonia Kidd	Catherine Corbett
3066	2,060	DALLAS	DA08	Martin Weiss Elem School 8601 Willoughby Blvd Dallas 75232	Joan Young	Roesanda Allen
3067	2,864	DALLAS	DA08	Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232	Charlia Randle	Ryan Trimble
3068	3,461	DALLAS	DA08	Singing Hills Recreation Ctr 1909 Crouch Rd Dallas 75241	Eliza Steward	Darlena Michelle Tudor
3069	1,797	DALLAS	DA08	Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241	Narlon Clemons	Ruth Hodge
3070	3,087	DALLAS	DA08	Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241	Richard Burney	Paula Miller
3071	2,696	DALLAS	DA08	Highland Hills Un Methodist Church 3800 Simpson Stuart Rd Dallas 75241	Debra Harwell	Jacquelyn Smith
3072	35	DALLAS	DA08	Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241	Richard Burney	Paula Miller
3073	185	DALLAS	DA08	Tommie Allen Rec Center 7071 Bonnie View Dr Dallas 75241	Richard Burney	Paula Miller
3074	694	DALLAS	DA08	Friendship West Baptist Church 2020 W Wheatland Rd Dallas 75232	Charlia Randle	Ryan Trimble

DALLAS COUNTY

DISTRICT 8 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

3075	208	DALLAS	DA08	Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241	Narlon Clemons	Ruth Hodge
3079	634	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3080	1,181	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3082	3,066	DALLAS	DA08	W A Blair Elem School 7720 Gayglen Dr Dallas 75217	Johnetta Williams	Sandra Stinson
3083	1,417	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3093	8	DALLAS	DA08	Kleberg Rylie Rec Center 1515 Edd Rd Dallas 75253	Johnnie Goins	Dave Folz
3099	352	DALLAS	DA08	Cornerstone Community Church 2817 Cherry Valley Blvd Dallas 75241	Narlon Clemons	Ruth Hodge

DALLAS COUNTY

DISTRICT 9 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1000	278	DALLAS	DA09	Dan D Rogers Elem School 5314 Abrams Rd Dallas 75214	Rhonda K Green	Gayle Covey
1045	1,504	DALLAS	DA09	Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238	Saundra Leinneweber	Bryan K. Long
1047	1,326	DALLAS	DA09	Martha T Reilly Elem School 11230 Lippitt Ave Dallas 75218	Shane Potter	David Wilkins
1048	2,528	DALLAS	DA09	Martha T Reilly Elem School 11230 Lippitt Ave Dallas 75218	Shane Potter	David Wilkins
1051	227	DALLAS	DA09	Alex Sanger Elem School 8410 San Leandro Dr Dallas 75218	Bruce Anton	Mary Bosworth
1052	3,270	DALLAS	DA09	Lochwood Branch Library 11221 Lochwood Blvd Dallas 75218	Timothy H. Sexton	L. George Burke
1054	1,500	DALLAS	DA09	Casa View Elem School 2100 N Farola Dr Dallas 75228	Anthony Marlow	Ann Teague
1055	851	DALLAS	DA09	Casa View Elem School 2100 N Farola Dr Dallas 75228	Anthony Marlow	Ann Teague
1056	964	DALLAS	DA09	Charles A Gill Elem School 10910 Ferguson Rd Dallas 75228	Annette Choice	George Hardin
1057	1,872	DALLAS	DA09	St Pius X Church Parish 3030 Gus Thomasson Rd Dallas 75228	Dr. Thomas R. Mock	Charlie Youngblood
1058	1,928	DALLAS	DA09	Bryan Adams High School 2101 Millmar Dr Dallas 75228	Sara J. White	Doris Brantferger
1059	1,626	DALLAS	DA09	Reinhardt Elem School 10122 Losa Dr Dallas 75218	Erica Cole	Lightning Rasmussen
1060	4,019	DALLAS	DA09	Alex Sanger Elem School 8410 San Leandro Dr Dallas 75218	Bruce Anton	Mary Bosworth
1061	1,371	DALLAS	DA09	W H Gaston Middle School 9565 Mercer Drive Dallas 75228	David Wallace	Don Pearce
1062	40	DALLAS	DA09	Edwin J. Kiest Elem School 2611 Healey Dr Dallas 75228	Barbara C Johnson	Steve York
1068	39	DALLAS	DA09	Charles A Gill Elem School 10910 Ferguson Rd Dallas 75228	Annette Choice	George Hardin
1078	720	DALLAS	DA09	Bayles Elem School 2444 Telegraph Ave Dallas 75228	Ola Allen	Phillip Looney
1079	390	DALLAS	DA09	S S Conner Elem School 3037 Greenmeadow Dr Dallas 75228	Rhonda Choice	J. Lee Baldwin
1115	1,340	DALLAS	DA09	St Pius X Church Parish 3030 Gus Thomasson Rd Dallas 75228	Dr. Thomas R. Mock	Charlie Youngblood
1116	1,346	DALLAS	DA09	Edwin J. Kiest Elem School 2611 Healey Dr Dallas 75228	Barbara C Johnson	Steve York
1121	2,236	DALLAS	DA09	Living Waters Church of God 11110 Shiloh Rd Dallas 75228	Ben Day	Carol Lawson
1125	2,132	DALLAS	DA09	Living Waters Church of God 11110 Shiloh Rd Dallas 75228	Ben Day	Carol Lawson
1133	331	DALLAS	DA09	Alex Sanger Elem School 8410 San Leandro Dr Dallas 75218	Bruce Anton	Mary Bosworth
1137	34	DALLAS	DA09	Edwin J. Kiest Elem School 2611 Healey Dr Dallas 75228	Barbara C Johnson	Steve York
1300	13	DALLAS	DA09	Ed Vanston Middle School 3230 Karla Mesquite 75150	Rodney Elkins	TBD

DALLAS COUNTY

DISTRICT 9 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2036	926	DALLAS	DA09	Zion Lutheran Church 6121 E Lovers Lane Dallas 75214	Lawrence A . Wainer	C. Dale Mceowen
2065	2,391	DALLAS	DA09	Victor Hexter Elem School 9720 Waterview Rd Dallas 75218	Patricia Fink	Grant Austin Reading
2067	1,163	DALLAS	DA09	L L Hotchkiss Elem School 6929 Town North Dr Dallas 75231	Joel Brown	TBD
2068	2,373	DALLAS	DA09	Dan D Rogers Elem School 5314 Abrams Rd Dallas 75214	Rhonda K Green	Gayle Covey
2069	2,858	DALLAS	DA09	Ridgewood Recreation Ctr 6818 Fisher Road Dallas 75214	Dan Pickens	Karen Hoyt Potasznik
2070	1,259	DALLAS	DA09	Northridge Presbyterian Church 6920 Bob-O-link Dr Dallas 75214	William Haugen	TBD
2071	1,902	DALLAS	DA09	Lakewood Elem School 3000 Hillbrook St Dallas 75214	Edward Retta	TBD
2072	2,851	DALLAS	DA09	Northridge Presbyterian Church 6920 Bob-O-link Dr Dallas 75214	William Haugen	TBD
2073	961	DALLAS	DA09	Bath House Cultural Center 521 E Lawther Dr Dallas 75218	Gary Garcia	Mel Cyrak
3702	1	DALLAS	DA09	Toler Elem School 3520 Guthrie Rd Garland 75043	Kristie Baxter	Maria Romero

DALLAS COUNTY

DISTRICT 10 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1003	3,421	DALLAS	DA10	Hamilton Park Pacesetter 8301 Towns Street Dallas 75243	Linton Gray	Bruce R. Bradley
1004	1,660	DALLAS	DA10	Forest Meadow Jr. High School 9373 Whitehurst Dr Dallas 75243	Suzy Pollok	TBD
1005	2,363	DALLAS	DA10	New Mount Zion Baptist Church 9550 Shepherd Rd Dallas 75243	Patricia Hicks	Wanda Corso
1006	1,628	DALLAS	DA10	Moss Haven Elem School 9202 Moss Farm Lane Dallas 75243	Deborah Brown	John W Lowe
1007	384	DALLAS	DA10	Moss Haven Elem School 9202 Moss Farm Lane Dallas 75243	Deborah Brown	John W Lowe
1026	606	DALLAS	DA10	Richland College 12800 Abrams Rd Dallas 75243	Nikki Hamilton	James Frame
1027	3,759	DALLAS	DA10	Audelia Creek Elem School 12600 Audelia Rd Dallas 75243	Shavon Moore	Richard Harms
1028	1,540	DALLAS	DA10	Audelia Creek Elem School 12600 Audelia Rd Dallas 75243	Shavon Moore	Richard Harms
1029	1,716	DALLAS	DA10	Richland College 12800 Abrams Rd Dallas 75243	Nikki Hamilton	James Frame
1030	2,434	DALLAS	DA10	A M Aikin Elem School 12300 Pleasant Valley Dr Dallas 75243	Melodie Mcfarland	Bob Oneal
1038	2,828	DALLAS	DA10	A M Aikin Elem School 12300 Pleasant Valley Dr Dallas 75243	Melodie Mcfarland	Bob Oneal
1039	313	DALLAS	DA10	Lake Highlands High School 9449 Church Road Dallas 75238	Patti Clapp	TBD
1040	2,969	DALLAS	DA10	Dallas Fire Station #57 10801 Audelia Rd Dallas 75238	Richard Jensen	Harland Glynn Hallmark
1041	984	DALLAS	DA10	Dallas Fire Station #57 10801 Audelia Rd Dallas 75238	Richard Jensen	Harland Glynn Hallmark
1042	1,495	DALLAS	DA10	A M Aikin Elem School 12300 Pleasant Valley Dr Dallas 75243	Melodie Mcfarland	Bob Oneal
1043	2,228	DALLAS	DA10	Skyview Elem School 9229 Meadowknoll Dr Dallas 75243	Kristine Feil	Johnson Akangbou
1044	2,222	DALLAS	DA10	Lake Highlands High School 9449 Church Road Dallas 75238	Patti Clapp	TBD
1045	434	DALLAS	DA10	Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238	Saundra Leinneweber	Bryan K. Long
1046	319	DALLAS	DA10	Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238	Saundra Leinneweber	Bryan K. Long
1049	2,187	DALLAS	DA10	Merriman Park Elem School 7101 Winedale Dr Dallas 75231	Shelby James	Judith Adams
1128	656	DALLAS	DA10	Lake Highlands High School 9449 Church Road Dallas 75238	Patti Clapp	TBD
1129	151	DALLAS	DA10	Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238	Saundra Leinneweber	Bryan K. Long
1707	1	DALLAS	DA10	A R Davis Elem School 1621 McCallum Dr Garland 75042	Lori Raley	Patricia Shaw
2059	1,221	DALLAS	DA10	Wallace Elem School -RISD 9921 Kirkhaven Dr Dallas 75238	Susan Fountain	TBD
2060	2,559	DALLAS	DA10	Northlake Elem School-RISD 10059 Ravensway Dr Dallas 75238	Laura May	TBD

DALLAS COUNTY

DISTRICT 10 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2061	2,877	DALLAS	DA10	Lake Highlands Elem School 9501 Ferndale Rd Dallas 75238	Roger Pryor	TBD
2062	2,131	DALLAS	DA10	Lake Highlands Jr. High School 10301 Walnut Hill Ln Dallas 75238	Rebecca Pratt	TBD
2063	719	DALLAS	DA10	Wallace Elem School -RISD 9921 Kirkhaven Dr Dallas 75238	Susan Fountain	TBD
2064	1,950	DALLAS	DA10	Highland Meadows Elem School 8939 Whitewing Ln Dallas 75238	Saundra Leinneweber	Bryan K. Long
2066	1,460	DALLAS	DA10	White Rock Elem School 9229 Chiswell Rd Dallas 75238	Yvette Atkins	TBD

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DISTRICT 11 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1003	14	DALLAS	DA11	Hamilton Park Pacesetter 8301 Towns Street Dallas 75243	Linton Gray	Bruce R. Bradley
1010	1,591	DALLAS	DA11	Lee Mcshan Jr. Elem School 8307 Meadow Rd Dallas 75231	Anne Dankberg	Amir Boroujerdi
1032	777	DALLAS	DA11	Northwood Hills Elem School 14532 Meandering Way Dallas 75254	Sharon Quinn	TBD
1033	1,266	DALLAS	DA11	Spring Valley Elem School 13535 Spring Grove Rd Dallas 75240	John K. Delay, Jr.	L.D. Carter
1035	249	DALLAS	DA11	RISD Academy 13630 Coit Road Dallas 75240	J. Christine Milazzo	Patrick Kelly
1036	799	DALLAS	DA11	RISD Academy 13630 Coit Road Dallas 75240	J. Christine Milazzo	Patrick Kelly
1037	1,563	DALLAS	DA11	RISD Academy 13630 Coit Road Dallas 75240	J. Christine Milazzo	Patrick Kelly
1127	712	DALLAS	DA11	RISD Academy 13630 Coit Road Dallas 75240	J. Christine Milazzo	Patrick Kelly
2016	3,327	DALLAS	DA11	Unity Church of Dallas 6525 Forest Lane Dallas 75230	Aaron Ceder	Lori Peniche
2017	1,556	DALLAS	DA11	Unity Church of Dallas 6525 Forest Lane Dallas 75230	Aaron Ceder	Lori Peniche
2019	1,666	DALLAS	DA11	George B Dealey Vanguard 6501 Royal Ln Dallas 75230	Matthew Patrick	Will W Ilkins
2020	2,455	DALLAS	DA11	Arthur Kramer Elem School 7131 Midbury Dr Dallas 75230	Rollin Gary	Soila Canales
2022	708	DALLAS	DA11	George B Dealey Vanguard 6501 Royal Ln Dallas 75230	Matthew Patrick	Will W Ilkins
2023	1,224	DALLAS	DA11	Benjamin Franklin Middle School 6920 Meadow Rd Dallas 75230	Delmas Parker	Patricia Coil
2024	1,277	DALLAS	DA11	Benjamin Franklin Middle School 6920 Meadow Rd Dallas 75230	Delmas Parker	Patricia Coil
2041	4,068	DALLAS	DA11	Presbyterian Medical Office North 17110 Dallas Pkwy - Ste 120 Dallas 75248	Robert Powell	Sandra Oleary
2048	3,686	DALLAS	DA11	Dallas Fire Station # 7 6010 Davenport Rd Dallas 75248	Shannon Warren	Pedro Lecca
2049	1,565	DALLAS	DA11	Prestonwood Elem School 6525 La Cosa Dr Dallas 75248	Darlene Howell	TBD
2050	1,670	DALLAS	DA11	Prestonwood Elem School 6525 La Cosa Dr Dallas 75248	Darlene Howell	TBD
2051	2,427	DALLAS	DA11	Spring Creek Elem School-RISD 7667 Roundrock Dallas 75248	Jason Frannea	Janet Macfarland
2052	1,343	DALLAS	DA11	Northwood Hills Elem School 14532 Meandering Way Dallas 75254	Sharon Quinn	TBD
2053	2,458	DALLAS	DA11	Anne Frank Elem School 5201 Celestial Rd Dallas 75254	Birl Smith	Prio Berger
2054	2,676	DALLAS	DA11	Anne Frank Elem School 5201 Celestial Rd Dallas 75254	Birl Smith	Prio Berger
2055	1,544	DALLAS	DA11	Anne Frank Elem School 5201 Celestial Rd Dallas 75254	Birl Smith	Prio Berger
2056	1,286	DALLAS	DA11	King of Glory Lutheran Church 6411 LBJ Freeway Dallas 75240	Adeline Rieth	TBD

DALLAS COUNTY

DISTRICT 11 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2057	201	DALLAS	DA11	Spring Valley Elem School 13535 Spring Grove Rd Dallas 75240	John K. Delay, Jr.	L.D. Carter
2058	1,146	DALLAS	DA11	Park Central Baptist Church 7777 LBJ Freeway Dallas 75251	Lee Gammill	TBD
2079	1,894	DALLAS	DA11	Anne Frank Elem School 5201 Celestial Rd Dallas 75254	Birl Smith	Prio Berger
2041	35	DALLAS	DA12	Presbyterian Medical Office North 17110 Dallas Pkwy - Ste 120 Dallas 75248	Robert Powell	Sandra Oleary

DALLAS COUNTY

DISTRICT 12 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2042	2,962	DALLAS	DA12	Parkhill Jr. High School 16500 Shadybank Dr Dallas 75248	Barbara Perryman	TBD
2043	2,077	DALLAS	DA12	Brentfield Elem School 6767 Brentfield Dr Dallas 75248	Lisa Hansen	Lenna Webb
2044	1,015	DALLAS	DA12	Texas A&M Research Ext Ctr 17360 Coit Road Dallas 75252	Connie Hutzell	Geraldine Slaughter
2045	1,850	DALLAS	DA12	Parkhill Jr. High School 16500 Shadybank Dr Dallas 75248	Barbara Perryman	TBD
2046	1,813	DALLAS	DA12	James Bowie Elem School-RISD 7643 La Manga Dr Dallas 75248	Connie Hutzell	Geraldine Slaughter
2047	2,322	DALLAS	DA12	James Bowie Elem School-RISD 7643 La Manga Dr Dallas 75248	Connie Hutzell	Geraldine Slaughter
2406	29	DALLAS	DA12	Keller Springs Baptist Church 3227 Keller Springs Rd Carrollton 75006	Isaac Gian	Fatemeh Bazleh
2902	49	DALLAS	DA12	Addison Fire Department 4798 Airport Pkwy Addison 75001	Jonathan Smith	Mildred Weaver

DALLAS COUNTY

DISTRICT 13 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1000	510	DALLAS	DA13	Dan D Rogers Elem School 5314 Abrams Rd Dallas 75214	Rhonda K Green	Gayle Covey
1001	792	DALLAS	DA13	Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231	William Woods	Martha R. Maddox
1002	1,257	DALLAS	DA13	Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231	William Woods	Martha R. Maddox
1008	741	DALLAS	DA13	Lee Mcshan Jr. Elem School 8307 Meadow Rd Dallas 75231	Anne Dankberg	Amir Boroujerdi
1009	1,000	DALLAS	DA13	Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231	William Woods	Martha R. Maddox
1011	836	DALLAS	DA13	Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231	William Woods	Martha R. Maddox
1012	259	DALLAS	DA13	Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231	William Woods	Martha R. Maddox
1126	934	DALLAS	DA13	Vickery Baptist Church 5814 Ridgecrest Rd Dallas 75231	William Woods	Martha R. Maddox
2002	1,230	DALLAS	DA13	Thomas C Marsh Preparatory Academy 3838 Crown Shore Dr Dallas 75244	Suzanne (Sheri) Boone	Kristen Williams
2003	2,598	DALLAS	DA13	W T White High School 4505 Ridgeside Dr Dallas 75244	Edward M. Simpson	Linda Love
2004	1,984	DALLAS	DA13	Nathan Adams Elem School 12600 Welch Rd Dallas 75244	Melinda Mccarley	Melanie H Smith
2005	984	DALLAS	DA13	DeGolyer Elem School 3453 Flair Dr Dallas 75229	Vicky Little	TBD
2006	1,467	DALLAS	DA13	John Calvin Presbyterian Church 4151 Royal Ln Dallas 75229	Lorene (Lori) Kircher	TBD
2007	2,874	DALLAS	DA13	John Calvin Presbyterian Church 4151 Royal Ln Dallas 75229	Lorene (Lori) Kircher	TBD
2008	1,452	DALLAS	DA13	John J Pershing Elem School 5715 Meaders Lane Dallas 75229	Caroline Austin	TBD
2009	1,926	DALLAS	DA13	L G Cigarroa Elem School 9990 Webb Chapel Rd Dallas 75220	Kelly Reddell	Amy Wallace
2010	1,369	DALLAS	DA13	Edward Cary Middle School 3978 Killion Dr Dallas 75229	Robert Noyes	TBD
2011	2,019	DALLAS	DA13	Walnut Hill Rec Center 10011 Midway Rd Dallas 75229	Cynthia (Cindi) Castilla	Katherine Mcgovern
2013	1,234	DALLAS	DA13	Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220	Rosa Buch	Laura Colhouer
2014	513	DALLAS	DA13	Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220	Rosa Buch	Laura Colhouer
2015	1,122	DALLAS	DA13	Ewell D Walker Middle School 12532 Nuestra Dr Dallas 75230	Christine Paul	TBD
2018	816	DALLAS	DA13	Northhaven Un Methodist Church 11211 Preston Rd Dallas 75230	Vincent Reynolds	Janice Schwartz
2021	3,512	DALLAS	DA13	Preston Hollow Un Methodist Church 6315 Walnut Hill Ln Dallas 75230	Catherine Monk	Marilyn Masters
2025	2,625	DALLAS	DA13	Hillcrest High School 9924 Hillcrest Rd Dallas 75230	Charles Armstrong	Paula Leone
2026	2,735	DALLAS	DA13	Hillcrest High School 9924 Hillcrest Rd Dallas 75230	Charles Armstrong	Paula Leone

DALLAS COUNTY

DISTRICT 13 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2027	1,556	DALLAS	DA13	Our Redeemer Lutheran Church 7611 Park Lane Dallas 75225	Sandy Ammons	TBD
2029	1,560	DALLAS	DA13	Lovers Lane United Meth Church 9200 Inwood Rd Dallas 75220	Rosa Buch	Laura Colhouer
2030	1,930	DALLAS	DA13	Our Redeemer Lutheran Church 7611 Park Lane Dallas 75225	Sandy Ammons	TBD
2033	1702	DALLAS	DA13	Village Country Club 8308 Southwestern Dallas 75206	Jonathan Mckinnon	Roger Knudson
2034	1,488	DALLAS	DA13	Henry W Longfellow - CEA 5314 Boaz St Dallas 75209	Nan Mcgee	TBD
2077	1,302	DALLAS	DA13	Ewell D Walker Middle School 12532 Nuestra Dr Dallas 75230	Christine Paul	TBD
4001	350	DALLAS	DA13	Caillet Elem School 3033 Merrell Rd Dallas 75229	Michele Valentino	Toni M. Nolen
4002	983	DALLAS	DA13	Caillet Elem School 3033 Merrell Rd Dallas 75229	Michele Valentino	Toni M. Nolen
4003	17	DALLAS	DA13	Marcus Rec Center 3003 Northaven Road Dallas 75229	James Woods	John Dupre
4004	1,607	DALLAS	DA13	Marcus Rec Center 3003 Northaven Road Dallas 75229	James Woods	John Dupre
4006	1,227	DALLAS	DA13	DeGolyer Elem School 3453 Flair Dr Dallas 75229	Vicky Little	TBD
4007	187	DALLAS	DA13	David Burnet Elem School 3200 Kinkaid Dr Dallas 75220	Brent Sonntag	Sondra Monroe
4014	1,849	DALLAS	DA13	Sudie Williams Elem School 4518 Pomona Rd Dallas 75209	Clark Will	Dorie Cranshaw
4018	987	DALLAS	DA13	Maple Lawn Elem School 3120 Inwood Rd Dallas 75235	David Fisher	Gregory Baer
4092	173	DALLAS	DA13	David Burnet Elem School 3200 Kinkaid Dr Dallas 75220	Brent Sonntag	Sondra Monroe
4094	131	DALLAS	DA13	Park Forest Branch Library 3421 Forest Lane Dallas 75234	Matthew G. Calvert	Marguerite Buccino
4095	46	DALLAS	DA13	DeGolyer Elem School 3453 Flair Dr Dallas 75229	Vicky Little	TBD
4096	35	DALLAS	DA13	DeGolyer Elem School 3453 Flair Dr Dallas 75229	Vicky Little	TBD
4099	1,035	DALLAS	DA13	Sudie Williams Elem School 4518 Pomona Rd Dallas 75209	Clark Will	Dorie Cranshaw

DALLAS COUNTY

DISTRICT 14 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

1013	3,916	DALLAS	DA14	North Dallas High School 3120 N Haskell Ave Dallas 75204	William C. Barnes	Richard Morgan
1015	694	DALLAS	DA14	Multiple Careers Magnet Ctr 4528 Rusk Ave Dallas 75204	Amy Miller	Steven Rayshell
1016	224	DALLAS	DA14	JFK Learning Center 1802 Moser Ave Dallas 75206	Robert Sullivan	Rosita Strang
1017	1,147	DALLAS	DA14	JFK Learning Center 1802 Moser Ave Dallas 75206	Robert Sullivan	Rosita Strang
1018	262	DALLAS	DA14	Ben Milam Elem School-DISD 4200 McKinney Ave Dallas 75205	Jean Andrea Balmeza	William Waters
1019	2,488	DALLAS	DA14	Dallas Fire Station # 17 6045 Belmont Ave Dallas 75206	Michelle Button	Michael Spearman
1020	1,314	DALLAS	DA14	Ben Milam Elem School-DISD 4200 McKinney Ave Dallas 75205	Jean Andrea Balmeza	William Waters
1021	1,628	DALLAS	DA14	Oaklawn Branch Library 4100 Cedar Springs Rd Dallas 75219	Samuel Tornabene	Chris Byro
1022	3,625	DALLAS	DA14	Oaklawn Branch Library 4100 Cedar Springs Rd Dallas 75219	Samuel Tornabene	Chris Byro
1023	1,915	DALLAS	DA14	The Fathers Church 2707 Abrams Road Dallas 75214	Edith Lycke	Randy Gregg
1050	152	DALLAS	DA14	Eduardo Mata Elem School 7420 La Vista Dr Dallas 75214	Barbara Rosenberg	Brian Flores
1071	2,700	DALLAS	DA14	Lakewood Branch Library 6121 Worth Street Dallas 75214	Robert Ackerman	Rosemary Underbrink
1073	1,052	DALLAS	DA14	Junius Heights Baptist Church 5429 Reiger Ave Dallas 75214	Cheri Ball-Meza	David Shaw
1075	578	DALLAS	DA14	Samuell Grand Rec Center 6200 East Grand Ave Dallas 75223	Lota Dunham	Martha Montfort
1076	1,889	DALLAS	DA14	Eduardo Mata Elem School 7420 La Vista Dr Dallas 75214	Barbara Rosenberg	Brian Flores
1117	2,463	DALLAS	DA14	North Dallas High School 3120 N Haskell Ave Dallas 75204	William C. Barnes	Richard Morgan
1118	1,439	DALLAS	DA14	J W Ray Elem School 2211 Caddo St Dallas 75204	Eddie Jimmerson Jr	Mary Harms
1120	376	DALLAS	DA14	JFK Learning Center 1802 Moser Ave Dallas 75206	Robert Sullivan	Rosita Strang
1131	725	DALLAS	DA14	Grace United Methodist Church 4105 Junius St Dallas 75246	Gregory Byrne	Juliana Martinez
2031	3,538	DALLAS	DA14	Village Country Club 8308 Southwestern Dallas 75206	Jonathan Mckinnon	Roger Knudson
2032	1,891	DALLAS	DA14	Village Country Club 8308 Southwestern Dallas 75206	Jonathan Mckinnon	Roger Knudson
2033	1,702	DALLAS	DA14	Village Country Club 8308 Southwestern Dallas 75206	Jonathan Mckinnon	Roger Knudson
2035	1,495	DALLAS	DA14	Stonewall Jackson Elem School 5828 Mockingbird Ln Dallas 75206	Tbd	Mary Hairston
2036	1,440	DALLAS	DA14	Zion Lutheran Church 6121 E Lovers Lane Dallas 75214	Lawrence A . Wainer	C. Dale Mceowen
2037	818	DALLAS	DA14	John S Armstrong Elem School 3600 Cornell Dallas 75205	Cynthia Jones	TBD

DALLAS COUNTY

DISTRICT 14 - ELECTION DAY JUDGES/ALTERNATE - NOVEMBER 7, 2017 SPECIAL ELECTION

2038	3,168	DALLAS	DA14	Robert E Lee Elem School 2911 Delmar Ave Dallas 75206	Gloria Wright	Leslie St John
2039	2,828	DALLAS	DA14	Robert E Lee Elem School 2911 Delmar Ave Dallas 75206	Gloria Wright	Leslie St John
2040	1,636	DALLAS	DA14	St. Andrews Presbyterian Church 3204 Skillman St Dallas 75214	Chisa Savage	TBD
2068	245	DALLAS	DA14	Dan D Rogers Elem School 5314 Abrams Rd Dallas 75214	Rhonda K Green	Gayle Covey
2201	1	DALLAS	DA14	John S Bradfield Elem School 4300 Southern Ave Dallas 75205	Ruth Chambers	Prio Berger
3000	3,626	DALLAS	DA14	William B Travis Vanguard 3001 Mckinney Ave Dallas 75204	Eric Haar	Hayward G. Henry
3006	3,745	DALLAS	DA14	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
3007	1,242	DALLAS	DA14	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
3008	4,286	DALLAS	DA14	Dallas County Courthouse - Allen 600 Commerce St Dallas 75202	Pamela Curry	Sharon H. Jones
3009	2,343	DALLAS	DA14	Exall Recreation Center 1355 Adair St Dallas 75204	Gary Foster	Kirk Kennedy
3010	491	DALLAS	DA14	Exall Recreation Center 1355 Adair St Dallas 75204	Gary Foster	Kirk Kennedy
3081	1,464	DALLAS	DA14	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
3086	3,352	DALLAS	DA14	William B Travis Vanguard 3001 Mckinney Ave Dallas 75204	Eric Haar	Hayward G. Henry
4032	354	DALLAS	DA14	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
4102	257	DALLAS	DA14	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams
4106	151	DALLAS	DA14	Reverchon Recreation Ctr 3505 Maple Ave Dallas 75219	Collene Goldman	Gerre Williams

ATTACHMENT F

2017 Joint Election Participants

2017 General Election Participants

"Attachment F"

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
1000	800	Dallas	DISD	COUNTY
1001	812	Dallas	DISD	COUNTY
1002	1297	Dallas	DISD	COUNTY
1003	3496	Dallas		COUNTY
1004	1664	Dallas		COUNTY
1005	2393	Dallas		COUNTY
1006	1632	Dallas		COUNTY
1007	383	Dallas		COUNTY
1008	777	Dallas	DISD	COUNTY
1009	1017	Dallas	DISD	COUNTY
1010	1649	Dallas	DISD	COUNTY
1011	846	Dallas	DISD	COUNTY
1012	271	Dallas	DISD	COUNTY
1013	4024	Dallas	DISD	COUNTY
1014	2422	Dallas	DISD	COUNTY
1015	2156	Dallas	DISD	COUNTY
1016	223	Dallas	DISD	COUNTY
1017	1147	Dallas	DISD	COUNTY
1018	272	Dallas	DISD	COUNTY
1019	2517	Dallas	DISD	COUNTY
1020	1347	Dallas	DISD	COUNTY
1021	1650	Dallas	DISD	COUNTY
1022	3656	Dallas	DISD	COUNTY
1023	1936	Dallas	DISD	COUNTY
1026	607	Dallas		COUNTY
1027	3782	Dallas		COUNTY
1028	1571	Dallas		COUNTY
1029	1759	Dallas		COUNTY
1030	2467	Dallas		COUNTY
1032	776	Dallas		COUNTY
1033	1276	Dallas		COUNTY
1035	249	Dallas		COUNTY
1036	797	Dallas		COUNTY
1037	1582	Dallas		COUNTY
1038	2903	Dallas		COUNTY
1039	315	Dallas		COUNTY
1040	3001	Dallas		COUNTY
1041	1011	Dallas		COUNTY
1042	1519	Dallas		COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
1043	2261	Dallas		COUNTY
1044	2244	Dallas		COUNTY
1045	1990	Dallas	DISD	COUNTY
1046	321	Dallas	DISD	COUNTY
1047	1349	Dallas	DISD	COUNTY
1048	2557	Dallas	DISD	COUNTY
1049	2225	Dallas		COUNTY
1050	151	Dallas	DISD	COUNTY
1051	225	Dallas	DISD	COUNTY
1052	3299	Dallas	DISD	COUNTY
1054	1515	Dallas	DISD	COUNTY
1055	862	Dallas	DISD	COUNTY
1056	969	Dallas	DISD	COUNTY
1057	1891	Dallas	DISD	COUNTY
1058	1953	Dallas	DISD	COUNTY
1059	1635	Dallas	DISD	COUNTY
1060	4018	Dallas	DISD	COUNTY
1061	1380	Dallas	DISD	COUNTY
1062	41	Dallas	DISD	COUNTY
1062	19			COUNTY
1063	1631	Dallas	DISD	COUNTY
1064	171	Dallas	DISD	COUNTY
1065	2912	Dallas	DISD	COUNTY
1067	10	Dallas		COUNTY
1068	38	Dallas	DISD	COUNTY
1069	42	Dallas	DISD	COUNTY
1070	1662	Dallas	DISD	COUNTY
1071	2753	Dallas	DISD	COUNTY
1073	2662	Dallas	DISD	COUNTY
1074	1385	Dallas	DISD	COUNTY
1075	1778	Dallas	DISD	COUNTY
1076	1921	Dallas	DISD	COUNTY
1078	1319	Dallas	DISD	COUNTY
1079	1743	Dallas	DISD	COUNTY
1080	1049	Dallas	DISD	COUNTY
1081	2746	Dallas	DISD	COUNTY
1082	299	Dallas	DISD	COUNTY
1083	1577	Dallas	DISD	COUNTY
1084	3109	Dallas	DISD	COUNTY
1085	1215	Dallas	DISD	COUNTY
1086	511	Dallas	DISD	COUNTY
1087	3209	Dallas	DISD	COUNTY
1088	2011	Dallas	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
1089	2012	Dallas	DISD	COUNTY
1090	2187	Dallas	DISD	COUNTY
1091	2072	Dallas	DISD	COUNTY
1092	3437	Dallas	DISD	COUNTY
1093	2	Dallas		COUNTY
1093	1653	Dallas	DISD	COUNTY
1094	1309	Dallas	DISD	COUNTY
1095	1384	Dallas	DISD	COUNTY
1096	1360	Dallas	DISD	COUNTY
1097	2654	Dallas	DISD	COUNTY
1098	2027	Dallas	DISD	COUNTY
1099	67	Dallas	DISD	COUNTY
1100	3124	Dallas	DISD	COUNTY
1101	1572	Dallas	DISD	COUNTY
1102	1863	Dallas	DISD	COUNTY
1103	481	Dallas	DISD	COUNTY
1104	2588	Dallas	DISD	COUNTY
1105	38	Dallas	DISD	COUNTY
1106	255	Dallas	DISD	COUNTY
1107	760	Dallas	DISD	COUNTY
1108	2484	Dallas	DISD	COUNTY
1109	465	Dallas	DISD	COUNTY
1110	26	Dallas	DISD	COUNTY
1111	1304	Dallas	DISD	COUNTY
1112	571	Dallas	DISD	COUNTY
1113	217	Dallas	DISD	COUNTY
1114	790	Dallas	DISD	COUNTY
1115	1347	Dallas	DISD	COUNTY
1116	1364	Dallas	DISD	COUNTY
1117	2472	Dallas	DISD	COUNTY
1118	1467	Dallas	DISD	COUNTY
1119	2065	Dallas	DISD	COUNTY
1120	1479	Dallas	DISD	COUNTY
1121	2241	Dallas	DISD	COUNTY
1121	11	Dallas		COUNTY
1122	370	Dallas	DISD	COUNTY
1124	3	Dallas	DISD	COUNTY
1125	2013	Dallas	DISD	COUNTY
1125	21			COUNTY
1125	157	Dallas		COUNTY
1126	943	Dallas	DISD	COUNTY
1127	715	Dallas		COUNTY
1128	657	Dallas		COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
1129	150	Dallas		COUNTY
1130	1478	Dallas	DISD	COUNTY
1131	1320	Dallas	DISD	COUNTY
1132	50	Dallas	DISD	COUNTY
1133	329	Dallas	DISD	COUNTY
1134	473	Dallas	DISD	COUNTY
1135	1561	Dallas	DISD	COUNTY
1136	2	Dallas	DISD	COUNTY
1137	33	Dallas	DISD	COUNTY
1139	9			COUNTY
1300	2443			COUNTY
1300	13	Dallas	DISD	COUNTY
1301	2544			COUNTY
1302	2428			COUNTY
1303	145		DISD	COUNTY
1303	8	Dallas	DISD	COUNTY
1304	1531			COUNTY
1305	1566			COUNTY
1307	239		DISD	COUNTY
1308	2037			COUNTY
1309	417			COUNTY
1310	2850			COUNTY
1311	2215			COUNTY
1312	1046			COUNTY
1313	344			COUNTY
1314	2340			COUNTY
1314	64		DISD	COUNTY
1315	16			COUNTY
1316	903			COUNTY
1500	2174			COUNTY
1501	2193			COUNTY
1502	3444			COUNTY
1503	2265			COUNTY
1504	1963			COUNTY
1700	2095			COUNTY
1701	2010			COUNTY
1702	2729			COUNTY
1703	2779			COUNTY
1704	1328			COUNTY
1705	1873			COUNTY
1706	2847			COUNTY
1707	1	Dallas		COUNTY
1707	787			COUNTY
1707	9		DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
1708	592			COUNTY
1709	3420			COUNTY
1710	1531			COUNTY
1711	2081			COUNTY
1712	2016			COUNTY
1713	1103			COUNTY
1714	1938			COUNTY
1715	1580			COUNTY
1716	2160			COUNTY
1717	3322			COUNTY
1718	1561			COUNTY
1719	2551			COUNTY
1720	2735			COUNTY
1721	2090			COUNTY
1722	3050			COUNTY
1723	217			COUNTY
1724	69			COUNTY
1725	482			COUNTY
1726	1851			COUNTY
1727	219			COUNTY
1728	1338			COUNTY
1729	1521			COUNTY
2000	10	Dallas	DISD	COUNTY
2001	21	Dallas	DISD	COUNTY
2002	1231	Dallas	DISD	COUNTY
2003	2611	Dallas	DISD	COUNTY
2004	1971	Dallas	DISD	COUNTY
2005	984	Dallas	DISD	COUNTY
2006	1470	Dallas	DISD	COUNTY
2007	2893	Dallas	DISD	COUNTY
2008	1467	Dallas	DISD	COUNTY
2009	1949	Dallas	DISD	COUNTY
2010	1370	Dallas	DISD	COUNTY
2011	2021	Dallas	DISD	COUNTY
2012	1674	Dallas	DISD	COUNTY
2013	1228	Dallas	DISD	COUNTY
2014	511	Dallas	DISD	COUNTY
2015	1133	Dallas	DISD	COUNTY
2016	302	Dallas		COUNTY
2016	3045	Dallas	DISD	COUNTY
2017	1592	Dallas		COUNTY
2018	818	Dallas	DISD	COUNTY
2019	1676	Dallas	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
2020	2458	Dallas	DISD	COUNTY
2020	1	Dallas		COUNTY
2021	3530	Dallas	DISD	COUNTY
2022	709	Dallas	DISD	COUNTY
2023	1232	Dallas	DISD	COUNTY
2024	1301	Dallas	DISD	COUNTY
2025	2617	Dallas	DISD	COUNTY
2026	2757	Dallas	DISD	COUNTY
2027	1556	Dallas	DISD	COUNTY
2029	1258	Dallas	DISD	COUNTY
2029	302	Dallas		COUNTY
2030	1005	Dallas		COUNTY
2030	925	Dallas	DISD	COUNTY
2031	3605	Dallas	DISD	COUNTY
2032	1915	Dallas	DISD	COUNTY
2033	1738	Dallas	DISD	COUNTY
2034	1284	Dallas	DISD	COUNTY
2034	204	Dallas		COUNTY
2035	1530	Dallas	DISD	COUNTY
2036	2387	Dallas	DISD	COUNTY
2037	851	Dallas	DISD	COUNTY
2038	3168	Dallas	DISD	COUNTY
2039	2828	Dallas	DISD	COUNTY
2040	1636	Dallas	DISD	COUNTY
2041	4076	Dallas	DISD	COUNTY
2041	72	Dallas		COUNTY
2042	2978	Dallas		COUNTY
2043	2046	Dallas		COUNTY
2044	1014	Dallas		COUNTY
2045	1858	Dallas		COUNTY
2046	1811	Dallas		COUNTY
2047	2338	Dallas		COUNTY
2048	3761	Dallas	DISD	COUNTY
2049	588	Dallas	DISD	COUNTY
2049	993	Dallas		COUNTY
2050	749	Dallas	DISD	COUNTY
2050	938	Dallas		COUNTY
2051	2442	Dallas		COUNTY
2052	1162	Dallas		COUNTY
2052	179	Dallas	DISD	COUNTY
2053	2518	Dallas	DISD	COUNTY
2054	2741	Dallas	DISD	COUNTY
2055	1583	Dallas	DISD	COUNTY
2056	695	Dallas		COUNTY
2056	592	Dallas	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
2057	501	Dallas		COUNTY
2058	1146	Dallas		COUNTY
2059	1225	Dallas		COUNTY
2060	2562	Dallas		COUNTY
2061	2829	Dallas		COUNTY
2061	48	Dallas	DISD	COUNTY
2062	2131	Dallas		COUNTY
2063	719	Dallas		COUNTY
2064	1656	Dallas		COUNTY
2064	294	Dallas	DISD	COUNTY
2065	2391	Dallas	DISD	COUNTY
2066	1460	Dallas		COUNTY
2067	1163	Dallas	DISD	COUNTY
2068	2373	Dallas	DISD	COUNTY
2069	2858	Dallas	DISD	COUNTY
2070	1259	Dallas	DISD	COUNTY
2071	1902	Dallas	DISD	COUNTY
2072	2851	Dallas	DISD	COUNTY
2073	964	Dallas	DISD	COUNTY
2074	483	Dallas		COUNTY
2076	10	Dallas	DISD	COUNTY
2077	1302	Dallas	DISD	COUNTY
2078	0	Dallas	DISD	COUNTY
2079	1894	Dallas	DISD	COUNTY
2200	1117			COUNTY
2200	675		DISD	COUNTY
2201	1769			COUNTY
2201	1	Dallas	DISD	COUNTY
2202	1868			COUNTY
2203	1546			COUNTY
2220	1731			COUNTY
2221	3369			COUNTY
2222	2940			COUNTY
2223	2		DISD	COUNTY
2223	1513			COUNTY
2224	1634			COUNTY
2225	1670			COUNTY
2226	2710			COUNTY
2300	1324	Farmers Branch		COUNTY
2301	2355	Farmers Branch		COUNTY
2302	1689	Farmers Branch		COUNTY
2303	2437	Farmers Branch		COUNTY
2305	2143	Farmers Branch		COUNTY
2305	1386	Farmers Branch	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
2306	1255	Farmers Branch	DISD	COUNTY
2307	694	Farmers Branch	DISD	COUNTY
2308	117	Farmers Branch		COUNTY
2309	831	Farmers Branch		COUNTY
2310	2095	Farmers Branch		COUNTY
2310	82	Farmers Branch	DISD	COUNTY
2311	520	Farmers Branch		COUNTY
2312	3	Farmers Branch		COUNTY
2312	73	Farmers Branch	DISD	COUNTY
2400	147			COUNTY
2401	2607			COUNTY
2401	731		DISD	COUNTY
2402	3224			COUNTY
2403	4		DISD	COUNTY
2404	2015			COUNTY
2405	3324			COUNTY
2405	50		DISD	COUNTY
2406	31	Dallas	DISD	COUNTY
2406	27			COUNTY
2406	3114		DISD	COUNTY
2407	3839			COUNTY
2408	1471			COUNTY
2409	2188			COUNTY
2410	1704		DISD	COUNTY
2410	15			COUNTY
2411	729			COUNTY
2500	2376			COUNTY
2501	1373			COUNTY
2502	1778			COUNTY
2503	2576			COUNTY
2504	1331			COUNTY
2505	2858			COUNTY
2506	2161			COUNTY
2507	2125			COUNTY
2508	2876			COUNTY
2509	2928			COUNTY
2510	1783			COUNTY
2511	1939			COUNTY
2512	1466			COUNTY
2513	2776			COUNTY
2514	2701			COUNTY
2601	2089			COUNTY
2602	2895			COUNTY
2603	3003			COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
2604	2784			COUNTY
2605	2103			COUNTY
2606	0			COUNTY
2700	3177			COUNTY
2701	3528			COUNTY
2702	4673			COUNTY
2703	1342			COUNTY
2704	3409			COUNTY
2705	2063			COUNTY
2706	2853			COUNTY
2707	3403			COUNTY
2708	4458			COUNTY
2709	1351			COUNTY
2710	2541			COUNTY
2711	2533			COUNTY
2712	3995			COUNTY
2713	1710			COUNTY
2714	4187			COUNTY
2715	2805			COUNTY
2716	1624			COUNTY
2717	5			COUNTY
2801	3318			COUNTY
2802	4167			COUNTY
2803	1350			COUNTY
2804	2451			COUNTY
2805	4099			COUNTY
2806	2577			COUNTY
2807	2407			COUNTY
2808	2837			COUNTY
2809	2954			COUNTY
2810	32			COUNTY
2900	2994		DISD	COUNTY
2901	1451			COUNTY
2902	51	Dallas	DISD	COUNTY
2902	2102		DISD	COUNTY
2903	2255		DISD	COUNTY
2904	11		DISD	COUNTY
2905	477		DISD	COUNTY
2910	63	Lewisville		COUNTY
2911	286	Lewisville		COUNTY
2920	3334			COUNTY
2921	4109			COUNTY
2922	5360			COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
2923	3587			COUNTY
2924	1972			COUNTY
2925	0			COUNTY
2926	2203			COUNTY
2927	5219			COUNTY
2928	2843			COUNTY
2929	1417			COUNTY
2940	1598	Sachse		COUNTY
2941	4622	Sachse		COUNTY
2942	3687	Sachse		COUNTY
2942	797			COUNTY
3000	3626	Dallas	DISD	COUNTY
3001	353	Dallas	DISD	COUNTY
3001	166	Dallas		COUNTY
3002	1359	Dallas	DISD	COUNTY
3003	1728	Dallas	DISD	COUNTY
3004	1829	Dallas	DISD	COUNTY
3005	323	Dallas	DISD	COUNTY
3006	3745	Dallas	DISD	COUNTY
3007	1242	Dallas	DISD	COUNTY
3008	6968	Dallas	DISD	COUNTY
3009	2343	Dallas	DISD	COUNTY
3010	491	Dallas	DISD	COUNTY
3011	1369	Dallas	DISD	COUNTY
3012	282	Dallas	DISD	COUNTY
3013	157		DISD	COUNTY
3013	617	Dallas	DISD	COUNTY
3014	606	Dallas	DISD	COUNTY
3014	1333	Dallas		COUNTY
3014	7		DISD	COUNTY
3015	2		DISD	COUNTY
3015	250	Dallas	DISD	COUNTY
3016	1713	Dallas	DISD	COUNTY
3017	824	Dallas	DISD	COUNTY
3018	1849	Dallas	DISD	COUNTY
3019	896	Dallas	DISD	COUNTY
3020	189	Dallas	DISD	COUNTY
3021	1136	Dallas	DISD	COUNTY
3022	1983	Dallas	DISD	COUNTY
3023	1295	Dallas	DISD	COUNTY
3024	1686	Dallas	DISD	COUNTY
3025	192	Dallas	DISD	COUNTY
3026	831	Dallas	DISD	COUNTY
3027	1393	Dallas	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
3028	979	Dallas	DISD	COUNTY
3029	733	Dallas	DISD	COUNTY
3030	20		DISD	COUNTY
3031	627	Dallas	DISD	COUNTY
3032	1259	Dallas	DISD	COUNTY
3033	492	Dallas	DISD	COUNTY
3034	1365	Dallas	DISD	COUNTY
3035	1521	Dallas	DISD	COUNTY
3036	48	Dallas	DISD	COUNTY
3037	402	Dallas	DISD	COUNTY
3038	857	Dallas	DISD	COUNTY
3039	2207	Dallas	DISD	COUNTY
3040	1435	Dallas	DISD	COUNTY
3041	159	Dallas	DISD	COUNTY
3042	1583	Dallas	DISD	COUNTY
3043	2174	Dallas	DISD	COUNTY
3044	2697	Dallas	DISD	COUNTY
3045	535	Dallas	DISD	COUNTY
3046	2195	Dallas	DISD	COUNTY
3047	2072	Dallas	DISD	COUNTY
3048	2543	Dallas	DISD	COUNTY
3049	2031	Dallas	DISD	COUNTY
3050	1915	Dallas	DISD	COUNTY
3051	861	Dallas	DISD	COUNTY
3052	2822	Dallas	DISD	COUNTY
3053	5	Dallas		COUNTY
3053	2647	Dallas	DISD	COUNTY
3054	2486	Dallas	DISD	COUNTY
3055	2218	Dallas	DISD	COUNTY
3056	2226	Dallas	DISD	COUNTY
3057	2539	Dallas	DISD	COUNTY
3058	2140	Dallas	DISD	COUNTY
3059	1269	Dallas	DISD	COUNTY
3060	1496	Dallas	DISD	COUNTY
3061	1678	Dallas	DISD	COUNTY
3062	2901	Dallas	DISD	COUNTY
3063	3831	Dallas	DISD	COUNTY
3064	2334	Dallas	DISD	COUNTY
3065	2414	Dallas	DISD	COUNTY
3066	2085	Dallas	DISD	COUNTY
3067	1031	Dallas	DISD	COUNTY
3067	1877	Dallas		COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
3068	3477	Dallas	DISD	COUNTY
3068	34	Dallas		COUNTY
3069	1822	Dallas	DISD	COUNTY
3070	3102	Dallas	DISD	COUNTY
3071	2704	Dallas	DISD	COUNTY
3072	81	Dallas	DISD	COUNTY
3073	185	Dallas	DISD	COUNTY
3074	700	Dallas	DISD	COUNTY
3075	202	Dallas	DISD	COUNTY
3075	6	Dallas		COUNTY
3077	3007	Dallas		COUNTY
3078	2909	Dallas		COUNTY
3079	301	Dallas		COUNTY
3079	333	Dallas	DISD	COUNTY
3080	1181	Dallas	DISD	COUNTY
3081	1464	Dallas	DISD	COUNTY
3082	3066	Dallas	DISD	COUNTY
3083	1451	Dallas	DISD	COUNTY
3083	99		DISD	COUNTY
3084	1181	Dallas	DISD	COUNTY
3086	3352	Dallas	DISD	COUNTY
3088	44	Dallas	DISD	COUNTY
3089	8	Dallas	DISD	COUNTY
3090	1382	Dallas	DISD	COUNTY
3092	1674	Dallas	DISD	COUNTY
3092	9	Dallas		COUNTY
3093	9	Dallas	DISD	COUNTY
3094	1	Dallas	DISD	COUNTY
3097	183	Dallas	DISD	COUNTY
3098	251	Dallas	DISD	COUNTY
3099	352	Dallas	DISD	COUNTY
3100	21			COUNTY
3100	2219	Cedar Hill		COUNTY
3101	467	Cedar Hill		COUNTY
3101	198			COUNTY
3102	3023	Cedar Hill		COUNTY
3103	2958	Cedar Hill		COUNTY
3104	4739	Cedar Hill		COUNTY
3105	2427	Cedar Hill		COUNTY
3106	3554	Cedar Hill		COUNTY
3107	2548	Cedar Hill		COUNTY
3108	2238	Cedar Hill		COUNTY
3109	3404	Cedar Hill		COUNTY
3109	2			COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
3110	2934	Cedar Hill		COUNTY
3111	12	Cedar Hill		COUNTY
3112	21	Cedar Hill		COUNTY
3113	4			COUNTY
3200	2197			COUNTY
3200	2	Cedar Hill		COUNTY
3201	1725			COUNTY
3201	12	Cedar Hill		COUNTY
3202	2085			COUNTY
3202	27		DISD	COUNTY
3203	2017			COUNTY
3204	2700			COUNTY
3205	1668			COUNTY
3206	2300			COUNTY
3207	2659			COUNTY
3208	1852			COUNTY
3209	195			COUNTY
3210	2048			COUNTY
3211	1379			COUNTY
3300	2753			COUNTY
3301	2697			COUNTY
3302	1481			COUNTY
3303	2851			COUNTY
3304	2843			COUNTY
3305	3919			COUNTY
3306	1783			COUNTY
3307	2055			COUNTY
3308	2239			COUNTY
3309	2141			COUNTY
3310	2895			COUNTY
3311	2458			COUNTY
3312	3256			COUNTY
3313	5099			COUNTY
3314	3677			COUNTY
3315	1665			COUNTY
3316	2827			COUNTY
3317	1702			COUNTY
3318	1609			COUNTY
3400	672			COUNTY
3401	5		DISD	COUNTY
3402	515		DISD	COUNTY
3404	2426			COUNTY
3405	3053			COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
3406	35			COUNTY
3407	353		DISD	COUNTY
3408	1203		DISD	COUNTY
3408	806			COUNTY
3409	639		DISD	COUNTY
3410	337		DISD	COUNTY
3411	1		DISD	COUNTY
3500	4697			COUNTY
3501	7			COUNTY
3600	1655		DISD	COUNTY
3600	536			COUNTY
3601	1944			COUNTY
3602	595			COUNTY
3603	246			COUNTY
3604	2788			COUNTY
3605	3061			COUNTY
3606	2470			COUNTY
3606	35		DISD	COUNTY
3607	3569			COUNTY
3608	2960			COUNTY
3609	3013			COUNTY
3610	554			COUNTY
3611	1107			COUNTY
3612	3112			COUNTY
3613	699			COUNTY
3614	879			COUNTY
3615	2474			COUNTY
3616	694			COUNTY
3617	2086			COUNTY
3617	42	Glenn Heights		COUNTY
3618	303			COUNTY
3619	295			COUNTY
3620	1104			COUNTY
3700	4370			COUNTY
3701	4056			COUNTY
3702	1	Dallas		COUNTY
3702	2714			COUNTY
3703	61			COUNTY
3800	4024			COUNTY
3800	35		DISD	COUNTY
3801	451		DISD	COUNTY
3801	8			COUNTY
3802	4071			COUNTY
3803	3531			COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
3805	4638			COUNTY
3806	887			COUNTY
3807	2252			COUNTY
3808	3740			COUNTY
3808	1		DISD	COUNTY
3809	369			COUNTY
3900	5196	Glenn Heights		COUNTY
3900	116			COUNTY
3920	2516		DISD	COUNTY
3921	508			COUNTY
3921	3598		DISD	COUNTY
3922	78		DISD	COUNTY
3940	144			COUNTY
3940	2130		DISD	COUNTY
3950	1912		DISD	COUNTY
4000	31	Dallas		COUNTY
4000	550	Dallas	DISD	COUNTY
4001	1128	Dallas	DISD	COUNTY
4002	983	Dallas	DISD	COUNTY
4003	425	Dallas	DISD	COUNTY
4004	1607	Dallas	DISD	COUNTY
4005	951	Dallas	DISD	COUNTY
4006	1227	Dallas	DISD	COUNTY
4007	187	Dallas	DISD	COUNTY
4008	674	Dallas	DISD	COUNTY
4009	1413	Dallas	DISD	COUNTY
4010	1277	Dallas	DISD	COUNTY
4011	791	Dallas	DISD	COUNTY
4012	80	Dallas	DISD	COUNTY
4013	305	Dallas	DISD	COUNTY
4014	1849	Dallas	DISD	COUNTY
4015	1687	Dallas	DISD	COUNTY
4016	1714	Dallas	DISD	COUNTY
4017	418	Dallas	DISD	COUNTY
4018	987	Dallas	DISD	COUNTY
4019	2203	Dallas	DISD	COUNTY
4020	803	Dallas	DISD	COUNTY
4021	3814	Dallas	DISD	COUNTY
4022	3095	Dallas	DISD	COUNTY
4023	4	Dallas	DISD	COUNTY
4024	2162	Dallas	DISD	COUNTY
4025	353	Dallas	DISD	COUNTY
4026	39	Dallas	DISD	COUNTY
4026	105	Dallas		COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
4027	335	Dallas	DISD	COUNTY
4028	149	Dallas		COUNTY
4028	832	Dallas	DISD	COUNTY
4029	28	Dallas	DISD	COUNTY
4030	48	Dallas	DISD	COUNTY
4031	2197	Dallas	DISD	COUNTY
4032	2839	Dallas	DISD	COUNTY
4033	1532	Dallas	DISD	COUNTY
4035	1132	Dallas	DISD	COUNTY
4036	847	Dallas	DISD	COUNTY
4037	200	Dallas	DISD	COUNTY
4038	2034	Dallas	DISD	COUNTY
4039	637	Dallas	DISD	COUNTY
4040	836	Dallas	DISD	COUNTY
4041	804	Dallas	DISD	COUNTY
4043	1239	Dallas	DISD	COUNTY
4044	1172	Dallas	DISD	COUNTY
4046	1239	Dallas	DISD	COUNTY
4047	940	Dallas	DISD	COUNTY
4048	185	Dallas	DISD	COUNTY
4050	3804	Dallas		COUNTY
4052	4481	Dallas		COUNTY
4053	385	Dallas		COUNTY
4054	457	Dallas	DISD	COUNTY
4055	2573	Dallas	DISD	COUNTY
4056	2594	Dallas	DISD	COUNTY
4057	1516	Dallas	DISD	COUNTY
4058	936	Dallas	DISD	COUNTY
4059	360	Dallas		COUNTY
4060	2435	Dallas	DISD	COUNTY
4061	2342	Dallas	DISD	COUNTY
4062	1903	Dallas	DISD	COUNTY
4063	2687	Dallas	DISD	COUNTY
4065	1131	Dallas	DISD	COUNTY
4066	1122	Dallas	DISD	COUNTY
4067	1930	Dallas	DISD	COUNTY
4068	1871	Dallas	DISD	COUNTY
4069	2841	Dallas	DISD	COUNTY
4070	1575	Dallas	DISD	COUNTY
4071	319	Dallas	DISD	COUNTY
4072	308	Dallas	DISD	COUNTY
4073	1426	Dallas	DISD	COUNTY
4074	2627	Dallas	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
4075	1038	Dallas	DISD	COUNTY
4076	2571	Dallas	DISD	COUNTY
4077	816	Dallas	DISD	COUNTY
4078	1361	Dallas	DISD	COUNTY
4079	3961	Dallas	DISD	COUNTY
4080	639	Dallas	DISD	COUNTY
4081	3009	Dallas	DISD	COUNTY
4081	521	Dallas		COUNTY
4082	371	Dallas	DISD	COUNTY
4083	927	Dallas	DISD	COUNTY
4084	619	Dallas	DISD	COUNTY
4085	1027	Dallas	DISD	COUNTY
4086	2490	Dallas	DISD	COUNTY
4086	1	Dallas		COUNTY
4087	1032	Dallas	DISD	COUNTY
4088	453	Dallas	DISD	COUNTY
4090	80	Dallas	DISD	COUNTY
4092	173	Dallas	DISD	COUNTY
4093	101	Dallas	DISD	COUNTY
4094	446	Dallas	DISD	COUNTY
4095	46	Dallas	DISD	COUNTY
4096	35	Dallas	DISD	COUNTY
4097	946	Dallas	DISD	COUNTY
4098	35	Dallas	DISD	COUNTY
4099	1035	Dallas	DISD	COUNTY
4100	25	Dallas	DISD	COUNTY
4101	141	Dallas	DISD	COUNTY
4102	257	Dallas	DISD	COUNTY
4103	131	Dallas	DISD	COUNTY
4104	34	Dallas	DISD	COUNTY
4105	9	Dallas	DISD	COUNTY
4106	151	Dallas	DISD	COUNTY
4107	121	Dallas	DISD	COUNTY
4108	77	Dallas	DISD	COUNTY
4109	51	Dallas	DISD	COUNTY
4110	1030	Dallas	DISD	COUNTY
4111	287	Dallas	DISD	COUNTY
4112	202	Dallas	DISD	COUNTY
4113	2003	Dallas	DISD	COUNTY
4114	1701	Dallas	DISD	COUNTY
4115	254	Dallas	DISD	COUNTY
4116	0	Dallas	DISD	COUNTY
4117	125	Dallas	DISD	COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
4118	1	Dallas	DISD	COUNTY
4119	4	Dallas	DISD	COUNTY
4120	689	Dallas	DISD	COUNTY
4300	19	Dallas	DISD	COUNTY
4300	1530		DISD	COUNTY
4500	2356			COUNTY
4501	2191			COUNTY
4502	3357			COUNTY
4503	3899			COUNTY
4504	1306			COUNTY
4505	1989			COUNTY
4506	1354			COUNTY
4507	1158			COUNTY
4508	727			COUNTY
4509	1581			COUNTY
4510	2057			COUNTY
4511	1857			COUNTY
4512	1447			COUNTY
4513	2731			COUNTY
4514	1345			COUNTY
4515	2126			COUNTY
4516	31			COUNTY
4517	2980			COUNTY
4518	2002			COUNTY
4519	2978			COUNTY
4520	933			COUNTY
4521	3915			COUNTY
4522	3004			COUNTY
4523	444			COUNTY
4523	4	Cedar Hill		COUNTY
4525	1414			COUNTY
4527	1667			COUNTY
4529	695			COUNTY
4530	301			COUNTY
4531	565			COUNTY
4532	300			COUNTY
4533	935			COUNTY
4534	86			COUNTY
4535	840			COUNTY
4536	50			COUNTY
4537	4			COUNTY
4538	871			COUNTY
4600	2266			COUNTY

PCT	Reg. Voters	City In Election	ISD In Electio	County Wide
4601	3755			COUNTY
4602	1982			COUNTY
4603	79			COUNTY
4604	2844			COUNTY
4605	2480			COUNTY
4606	2803			COUNTY
4607	1752			COUNTY
4608	3400			COUNTY
4609	2002			COUNTY
4610	2324			COUNTY
4611	1685			COUNTY
4612	329			COUNTY
4613	715			COUNTY
4614	499			COUNTY
4615	225			COUNTY
4616	1229			COUNTY
4617	166			COUNTY
4618	432			COUNTY
4619	1211			COUNTY
4620	1623			COUNTY
4621	3677			COUNTY
4622	1915			COUNTY
4623	2445			COUNTY
4624	1636			COUNTY
4625	2050			COUNTY
4626	2615			COUNTY
4627	3835			COUNTY
4628	2348			COUNTY
4629	1320			COUNTY
4630	1560			COUNTY
4631	1250			COUNTY
4632	1859			COUNTY
4633	836			COUNTY
4634	2781			COUNTY
4635	1510			COUNTY
4636	2			COUNTY
4637	3329			COUNTY
4639	675			COUNTY
4640	2632			COUNTY
4641	530			COUNTY
4642	178			COUNTY
4644	79			COUNTY

PCT	Reg. Voters	City In Election	ISD in Electio	County Wide
4645	5			COUNTY
4646	543			COUNTY
4647	3406			COUNTY
4648	2072			COUNTY
4649	95			COUNTY
4651	60			COUNTY
4652	880			COUNTY
4653	130			COUNTY
4654	1183			COUNTY
4655	60			COUNTY
4656	126			COUNTY
4657	76			COUNTY
4658	93			COUNTY
4659	235			COUNTY
4660	47			COUNTY
4661	891			COUNTY
4662	243			COUNTY
4664	1819			COUNTY

AGENDA ITEM # 69

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: City Secretary

CMO: Bilierae Johnson, 670-3738

MAPSCO: N/A

SUBJECT

A resolution authorizing a joint election agreement and election services contract between the City of Dallas, Collin County, and various other jurisdictions within Collin County, for the conduct of a joint election to be held on Tuesday, November 7, 2017 - Not to exceed $17,000 - Financing: Current Funds

BACKGROUND

Subchapter D of Chapter 31 of the Texas Election Code provides that the City may contract with the county elections administrator for certain election services. Chapter 271 of the Texas Election Code provides that the City may enter into an agreement with other jurisdictions that may be conducting elections on the same day in election precincts that can be served by common polling places. The City of Dallas, Collin County and various other jurisdictions in Collin County will conduct elections on Tuesday, November 7, 2017.

This action will authorize the City to hold the election jointly with jurisdictions that share common polling places and contract with the Collin County Elections Department for election services, including the selection, training and compensation of precinct election judges, subject to the approval of the City and the other contracting authorities. For any election held on the November Uniform Election Day, political jurisdictions are required to use only county polling places. Therefore, the City may only contract with Collin County Elections Department to handle only those City of Dallas polling places that are within their Collin County.

On August 9, 2017, City Council authorized an ordinance ordering a bond election in the city of Dallas for Tuesday, November 7, 2017, for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas by Resolution No. 17-1196; Ordinance 30554. This item provides for election services for that special election.

BACKGROUND (continued)

Collin County performs a post election audit to determine the actual expenses of the election. The need may exist to request additional funds based on the result of the post-audit.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

Current Funds - $17,000

September 13, 2017

WHEREAS, the City Council has ordered a special election to be held on Tuesday, November 7, 2017; and

WHEREAS, the election is for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas; and

WHEREAS, Collin County and other jurisdictions in Collin County have also ordered elections to be held on Tuesday, November 7, 2017; and

WHEREAS, the City of Dallas and other Collin County jurisdictions in Collin County holding elections on Tuesday, November 7, 2017, desire to hold the elections jointly in accordance with Chapter 271 of the Texas Election Code; and

WHEREAS, the City of Dallas and other jurisdictions holding elections on Tuesday, November 7, 2017, desire to contract with the Collin County Elections Administrator for election services in accordance with Subchapter D of Chapter 31 of the Texas Election Code; and

WHEREAS, the election services contract provides that the Elections Administrator will arrange for the selection, training and compensation of precinct election judges, subject to the approval of the City and the other contracting authorities.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is authorized to enter into a joint election agreement and election services contract between the City of Dallas, other Collin County jurisdictions holding elections, and Collin County, approved as to form by the City Attorney, for a joint election to be held on Tuesday, November 7, 2017, to be administered by the Collin County Elections Administrator in accordance with Subchapter D of Chapter 31 and Chapter 271 of the Texas Election Code.

SECTION 2. That the contract will provide that the Elections Administrator is to perform or to supervise the performance of any or all of the corresponding duties and functions that the Elections Administrator in connection with a county-wide election.

SECTION 3. That the contract will provide that the Elections Administrator may contract with third parties for election services and supplies and pay the claims for those election expenses from funds deposited by the City and the other contracting authorities in an election services contract fund in the county treasury established for this election.

SECTION 4. That the Elections Administrator will provide the City Secretary with an itemized list of estimated election expenses to be paid from the election services contract fund prior to execution of the contract, and will provide an itemized list of actual election expenses to be paid from the election services contract fund no later than the 120th day after the date of the election.

SECTION 5. That the City Secretary is hereby authorized to approve on behalf of the City of Dallas any changes in the list of recommended election judges which may become necessary because of the inability or refusal to serve of any of the persons named in Attachment D or Attachment E.

SECTION 6. That the Chief Financial Officer is hereby authorized to pay the Collin County Treasurer an amount not to exceed $17,000 from Fund 0001, Department SEC, Unit 1190, Object 3070, Encumbrance/Contract No. CX-SEC-2017-00003567, to Collin County (Vendor 214184) for deposit in the election services contract fund as the City's estimated share of the costs of the Tuesday, November 7, 2017 joint election.

SECTION 7. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

November 7, 2017
Special Election
Contract for Election Services
City of Dallas

November 7, 2017
Special Election

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I.....Duties and Services of Contracting Officer
II.....Duties and Services of City
III.....Cost of Election
IV.....General Provisions

Exhibits

Exhibit A.....Early Voting Schedule and Locations
Exhibit B.....Election Day Vote Centers
Exhibit C.....Cost of Services

THE STATE OF TEXAS **CONTRACT FOR**

COUNTY OF COLLIN §
CITY OF DALLAS **ELECTION SERVICES**

BY THE TERMS OF THIS CONTRACT made and entered into by and between the CITY OF DALLAS, hereinafter referred to as the "City" and BRUCE SHERBET, Elections Administrator of Collin County, Texas, hereinafter referred to as "Contracting Officer," pursuant to the authority in Subchapter D, Section 31.092, of Chapter 31, of the Texas Election Code, agree to the following particulars in regard to coordination, supervision and running of the City's November 7, 2017 Special Election.

THIS AGREEMENT is entered into in consideration of the mutual covenants and promises hereinafter set out. IT IS AGREED AS FOLLOWS:

I. **DUTIES AND SERVICES OF CONTRACTING OFFICER.** The Contracting Officer shall be responsible for performing the following duties and shall furnish the following services and equipment:

A. The Contracting Officer shall arrange for appointment, notification (including writ of election), training and compensation of all presiding judges, alternate judges, the judge of the Central Counting Station and judge of the Early Voting Ballot Board.

a. The Contracting Officer shall be responsible for notification of each Election Day and Early Voting presiding judge and alternate judge of his or her appointment. The presiding election judge of each polling place, will use his/her discretion to determine when additional manpower is needed during peak voting hours. The Contracting Officer will determine the number of clerks to work in the Central Counting Station and the number of clerks to work on the Ballot Board. Election judges shall be secured by the Contracting Officer.

b. Election judges shall attend the Contracting Officer's school of instruction (Elections Seminar) to be held Thursday, November 2, 2017. Notification of the class time and location will be sent to all jurisdictions.

c. Election judges shall be responsible for picking up from and returning election supplies to the county election warehouse located at 2010 Redbud Blvd., Suite 102, McKinney. Compensation for this pickup and delivery of supplies will be $25.00.

d. The Contracting Officer shall compensate each election judge and worker. Each judge shall receive $12.00 per hour for services rendered. Each alternate judge and clerk shall receive $10.00 per hour for services rendered. Overtime will be paid to each person working over 40 hours per week.

B. The Contracting Officer shall procure, prepare, and distribute voting machines, election kits and election supplies.

a. The Contracting Officer shall secure election kits which include the legal documentation required to hold an election and all supplies including locks, pens, magic markers, etc.

b. The Contracting Officer shall secure all tables, chairs, and legal documentation required to run the Central Counting Station.

c. The Contracting Officer shall provide all lists of registered voters required for use on Election Day and for the early voting period required by law.

d. The Contracting Officer shall procure and arrange for the distribution of all election equipment and supplies required to hold an election.

1. Equipment includes the rental of voting machines, ADA compliance headphones and keypads (1 per site), transfer cases, voting signs and transfer cabinets.

2. Supplies include smart cards, sample ballots, early voting mail ballots, pens, tape, markers, etc.

C. The Contracting Officer, Bruce Sherbet, shall be appointed the Early Voting Clerk by the City.

a. The Contracting Officer shall supervise and conduct Early Voting by mail and in person and shall secure personnel to serve as Early Voting Deputies.

b. Early Voting by personal appearance for the City's November 7, 2017, Special Election shall be conducted during the time period and at the locations listed in Exhibit "A", attached and incorporated by reference into this contract.

c. All applications for an Early Voting mail ballot shall be received and processed by the Collin County Elections Administration Office, 2010 Redbud Blvd., Suite 102, McKinney, Texas 75069.

1. Application for mail ballots erroneously mailed to the City shall immediately be faxed to the Contracting Officer for timely processing. The original application shall then be forwarded to the Contracting Officer for proper retention.

2. All Federal Post Card Applicants (FPCA) will be sent a mail ballot. No postage is required.

d. All Early Voting ballots (those cast by mail and those cast by personal appearance) shall be prepared for count by the Early Voting Ballot Board in accordance with Section 87.000 of the Texas Election Code. The presiding judge of this Board shall be appointed by the Contracting Officer. The City will appoint one member to the Early Voting Ballot Board and will notify the Contracting officer of the appointee's name, telephone number, mailing address, and email address, if any, no later than October 2, 2017.

D. The Contracting Officer shall arrange for the use of all Election Day Vote Centers. The City shall assume the responsibility of remitting the cost of all employee services required to provide access, provide security or provide custodial services for the polling locations. The Election Day Vote Centers are listed in Exhibit "B", attached and incorporated by reference into this contract.

E. The Contracting Officer shall be responsible for establishing and operating the Central Counting Station to receive and tabulate the voted ballots in accordance with Section 127.001 of the Election Code and of this agreement. Counting Station Manager and Central Count Judge shall be Bruce Sherbet. The Tabulation Supervisor shall be Patty Seals.

a. The tabulation supervisor shall prepare, test and run the county's tabulation system in accordance with statutory requirements and county policies, under the auspices of the Contracting Officer.

b. The Public Logic and Accuracy Test of the electronic voting system shall be conducted.

c. Election night reports will be available to the City at the Central Counting Station on election night. Provisional ballots will be tabulated after election night in accordance with law.

d. The Contracting Officer shall prepare the unofficial canvass report after all precincts have been counted, and will provide a copy of the unofficial canvass to the City as soon as possible after all returns have been tallied.

e. The Contracting Officer shall be appointed the custodian of the voted ballots and shall retain all election material for a period of 22 months.

1. Pending no litigation and as prescribed by law, the voted ballots shall be shredded 22 months after the election.

2. The City can obtain the list of registered voters from the Elections Administration Office after this retention period.

Pending no litigation and if the City does not request the lists, the Contracting Officer shall destroy them.

II. DUTIES AND SERVICES OF THE CITY. The City shall assume the following responsibilities:

A. The City shall prepare the election orders, resolutions, notices, official canvass and other pertinent documents for adoption by the appropriate office or body. The City assumes the responsibility of posting all notices and likewise promoting the schedules for Early Voting and Election Day.

B. The City shall provide the Contracting Officer with an updated map and street index of their jurisdiction in an electronic or printed format as soon as possible but no later than Friday, September 8, 2017.

C. The City shall procure and provide the Contracting Officer with the ballot layout and Spanish interpretation in an electronic format.

a. **The City shall deliver to the Contracting Officer as soon as possible, but no later than 12:00 PM Thursday, August 24, 2017, the official wording for the City's November 7, 2017, Special Election.**

b. The City shall approve, the "blue line" ballot format prior to printing.

D. The City shall post the publication of election notice by the proper methods with the proper media.

E. The City shall compensate the Contracting Officer for any additional verified cost incurred in the process of running this election or for a manual count this election may require, consistent with charges and hourly rates shown on Exhibit "C" for required services.

F. The City shall pay the Contracting Officer 90% of the City's share of the cost to run the said election prior to Friday, September 29, 2017. The Contracting Officer shall place the funds in a "contract fund" as prescribed by Section 31.100 of the Texas Election Code. The Deposit should be delivered within the mandatory time frame to:

Collin County Treasury
2300 Bloomdale Rd. #3138
McKinney, Texas 75071

Made payable to: "Collin County Treasury" with the note "for election services" included with check documentation.

G. The City shall pay the City's share of the cost of conducting said election, less partial payment, including the 10% administrative fee, pursuant to the Texas Election Code, Section 31.100, within 30 days from the date of final billing.

III. COST OF SERVICES.

See Exhibit "C."

IV. GENERAL PROVISIONS.

A. Nothing contained in this contract shall authorize or permit a change in the officer with whom or the place at which any document or record relating to the City's November 7, 2017, Special Election is to be filed or the place at which any function is to be carried out, or any nontransferable functions specified under Section 31.096 of the Texas Election Code.

B. Upon request, the Contracting Officer will provide copies of all invoices and other charges received in the process of running said election for the City.

C. If the City cancels their election pursuant to Section 2.053 of the Texas Election Code, the Contracting Officer shall be paid a contract preparation fee of $75. An entity canceling an election will not be liable for any further costs incurred by the Contracting Officer in conducting the November 7, 2017, Special Election. All actual shared cost incurred in the conduct of the election will be divided by the actual number of entities contracting with the Contracting Officer **and** holding a November 7, 2017, Special Election.

D. The Contracting Officer shall file copies of this contract with the County Judge and the County Auditor of Collin County, Texas.

E. This contract may be executed in multiple counterparts, each of which will be deemed an original for all purposes.

F. The Contracting Officer and the City are authorized to vary the terms of this contract as may be necessary to conform to applicable law or for the proper conduct of the joint election without further action by the governing body of either party. Any such amendment of this contract shall be of no effect unless in writing and signed by all parties hereto.

WITNESS BY MY HAND THIS THE ____DAY OF _____2017.

_____

Bruce Sherbet
Elections Administrator
Collin County, Texas

EXECUTED this the 13th day of September, 2017, by City of Dallas signing by and through its City Manager, duly authorized to execute same by Resolution No. 17-_____ adopted by the City Council on September 13, 2017.

CITY OF DALLAS
T. C. BROADNAX
City Manager

By: _____

APPROVED AS TO FORM:
LARRY E. CASTO
City Attorney

Attest: _____

EXHIBIT A

(EARLY VOTING SCHEDULE/LOCATIONS)

COLLIN COUNTY
EARLY VOTING LOCATIONS/DATES/TIMES - NOVEMBER 7, 2017 SPECIAL ELECTION

LOCATION	ADDRESS	CITY	ZIP
COLLIN COUNTY ELECTIONS **(MAIN EARLY VOTING LOCATION)**	2010 REDBUD BLVD. ST 102	MCKINNEY	75069
ALLEN MUNICIPAL COURTS FACILITY	301 CENTURY PKWY.	ALLEN	75013
CARPENTER PARK RECREATION CENTER	6701 COIT RD.	PLANO	75024
CELINA ISD ADMINISTRATION BUILDING	205 S. COLORADO ST.	CELINA	75009
CHRIST UNITED METHODIST CHURCH	3101 COIT RD.	PLANO	75075
COLLIN COLLEGE - CENTRAL PARK CAMPUS	2200 W. UNIVERSITY DRIVE	MCKINNEY	75071
COLLIN COLLEGE - PRESTON RIDGE CAMPUS	9700 WADE BLVD.	FRISCO	75035
COLLIN COLLEGE - SPRING CREEK CAMPUS	2800 E. SPRING CREEK PKWY.	PLANO	75074
COLLIN COLLEGE - HIGHER EDUCATION CENTER	3452 TX-399 SPUR	MCKINNEY	75069
DAVIS LIBRARY	7501 INDEPENDENCE PKWY.	PLANO	75025
FRISCO SENIOR CENTER	6670 MOORE ST.	FRISCO	75034
HAGGARD LIBRARY	2501 COIT RD.	PLANO	75075
HARRINGTON LIBRARY	1501 18TH ST.	PLANO	75074
LOVEJOY ISD ADMINISTRATION BLDG.	259 COUNTRY CLUB RD.	ALLEN	75002
LAVON CITY HALL	120 SCHOOL RD.	LAVON	75166
MCKINNEY FIRE STATION #5	6600 W. VIRGINIA PKWY	MCKINNEY	75071
MCKINNEY FIRE STATION #7	861 S. INDEPENDENCE PKWY.	MCKINNEY	75070
METHODIST RICHARDSON MEDICAL CENTER	2831 E. PRESIDENT GEORGE BUSH HWY.	RICHARDSON	75082
MURPHY COMMUNITY CENTER	205 NORTH MURPHY RD.	MURPHY	75094
OLD SETTLERS RECREATION CENTER	1201 E. LOUISIANA ST.	MCKINNEY	75069
PARKER CITY HALL	5700 E. PARKER RD.	PARKER	75002
PARR LIBRARY	6200 WINDHAVEN PKWY.	PLANO	75093
PLANO ISD ADMINISTRATION CENTER	2700 W. 15TH ST.	PLANO	75075
PRINCETON CITY HALL	123 W. PRINCETON DRIVE	PRINCETON	75407
PROSPER MUNICIPAL CHAMBERS	108 W. BROADWAY ST.	PROSPER	75078
RENNER-FRANKFORD LIBRARY	6400 FRANKFORD RD.	DALLAS	75252
SMITH LIBRARY	300 COUNTRY CLUB RD., #300	WYLIE	75098
TERRY POPE ADMINISTRATION BUILDING	611 N FM 1138	NEVADA	75173

DATES AND TIMES OF EARLY VOTING

(FECHAS Y HORAS DE VOTACIÓN ANTICIPADA)

OCTOBER 23 – OCTOBER 27 (MONDAY THROUGH FRIDAY) 8 AM – 5 PM
23 DE OCTUBRE – 27 DE OCTUBRE (LUNES A VIERNES)

OCTOBER 28 (SATURDAY) 7 AM – 7 PM
28 DE OCTUBRE (SABADO)

OCTOBER 29 (SUNDAY) 1 PM – 6 PM
29 DE OCTUBRE (DOMINGO)

OCTOBER 30 – NOVEMBER 3 (MONDAY THROUGH FRIDAY) 7 AM – 7 PM
30 DE OCTUBRE – 3 DE NOVIEMBRE (LUNES A VIERNES)

TEMPORARY EARLY VOTING LOCATIONS:

(VOTACIONES TEMPORALES ANTICIPADAS)

LOCATION	ADDRESS	CITY	ZIP
COMMUNITY ISD ATHLETIC FACILITY	600 N. FM 1138	NEVADA	75173

DATES AND TIMES OF EARLY VOTING

(FECHAS Y HORAS DE VOTACIÓN ANTICIPADA)

OCTOBER 26 – OCTOBER 27 (THURSDAY AND FRIDAY) **6 PM – 9 PM**
26 DE OCTUBRE – 27 DE OCTUBRE (JUEVES A VIERNES)

LOCATION	ADDRESS	CITY	ZIP
FARMERSVILLE CITY HALL	205 S. MAIN ST.	FARMERSVILLE	75442

DATES AND TIMES OF EARLY VOTING

(FECHAS Y HORAS DE VOTACIÓN ANTICIPADA)

OCTOBER 23 – OCTOBER 27 (MONDAY THROUGH FRIDAY) **8 AM – 5 PM**
23 DE OCTUBRE – 27 DE OCTUBRE (LUNES A VIERNES)

LOCATION	ADDRESS	CITY	Zip
TEXAS STAR BANK	402 W. WHITE ST.	ANNA	75409

DATES AND TIMES OF EARLY VOTING

(FECHAS Y HORAS DE VOTACIÓN ANTICIPADA)

OCTOBER 30 – NOVEMBER 3 (MONDAY THROUGH FRIDAY) **7 AM – 7 PM**
23 DE OCTUBRE – 3 DE NOVEMBRE (LUNES A VIERNES)

Important Note: *Eligible* Collin County registered voters (with an effective date of registration on or before November 7, 2017) may vote at any of the above early voting locations.

EXHIBIT B

(ELECTION DAY POLLING LOCATIONS)

Collin County
Election Day Vote Centers - November 7, 2017 Special Election

Location	Address	City	Zip
Aldridge Elementary School	720 Pleasant Valley Ln.	Richardson	75080
Allen Municipal Courts Facility	301 Century Pkwy.	Allen	75013
Armstrong Middle School	3805 Timberline	Plano	75074
Blue Ridge ISD Administration Bldg.	318 West School St.	Blue Ridge	75424
Bowman Middle School	2501 Jupiter Rd.	Plano	75074
Carpenter Middle School	3905 Rainier Rd.	Plano	75023
Carpenter Park Recreation Center	6701 Coit Rd.	Plano	75024
Celina ISD Administration Bldg.	205 S. Colorado St.	Celina	75009
Christ the Servant Lutheran Church	821 S. Greenville Ave.	Allen	75002
Christ United Methodist Church	3101 Coit Rd.	Plano	75075
Clark High School - Plano	523 W. Spring Creek Pkwy.	Plano	75023
Collin College - Higher Education Center	3452 TX-399 Spur	McKinney	75069
Collin College Central Park Campus	2200 W. University Dr.	McKinney	75071
Collin College Preston Ridge Campus	9700 Wade Blvd.	Frisco	75035
Collin College Spring Creek Campus	2800 E. Spring Creek Pkwy.	Plano	75074
Collin County Elections Office	2010 Redbud Blvd, Ste. 102	McKinney	75069
Davis Library	7501 Independence Pkwy.	Plano	75025
Dowell Middle School	301 Ridge Rd.	McKinney	75070
Dr. Pepper Star Center at Craig Ranch	6993 Stars Ave.	McKinney	75070
Evans Middle School	6998 Eldorado Pkwy	McKinney	75070
Fairview Town Hall	372 Town Place	Fairview	75069
First Baptist Church - Branch	7011 FM 546	Princeton	75407

CITY COUNCIL DISTRICT 12 TOTAL REGISTERED VOTERS: 28,967

Location	Address	City	Zip
First Baptist Church Farmersville, Youth Bldg.	201 Farmersville Pkwy.	Farmersville	75442
Ford Middle School	630 Park Place Dr.	Allen	75002
Fowler Middle School	3801 McDermott Rd.	Plano	75025
Frisco Fire Station #8	14700 Rolater Road	Frisco	75035
Frisco Senior Center	6670 Moore St.	Frisco	75034
George Bush Elementary School	2000 Eagle Aerie Lane	Wylie	75098
Gladys Harrington Library	1501 18th St.	Plano	75074
Haggar Elementary School	17820 Campbell Rd.	Dallas	75252
Heritage High School	14040 Eldorado Pkwy.	Frisco	75035
Huffman Elementary School	5510 Channel Isle Dr.	Plano	75093
John Q. Hammons Center – Courtyard Marriott	210 East Stacy Rd.	Allen	75002
Lamar and Norma Hunt Middle School	4900 Legendary Dr.	Frisco	75034
Lavon City Hall	120 School Rd.	Lavon	75166
Liberty High School	15250 Rolater Rd.	Frisco	75035
Lovejoy ISD Administration	259 Country Club Rd.	Allen	75002
Lowry Crossing City Hall	1405 S. Bridgefarmer Rd.	Lowry Crossing	75069
Lucas Community Center	665 Country Club Rd.	Lucas	75002
McKinney Fire Station #7	861 Independence Pkwy.	Plano	75070
McKinney Senior Recreation Center	1400 S. College	McKinney	75069
Melissa City Hall	3411 Barker Ave.	Melissa	75454
Mitchell Elementary School	4223 Briargrove Ln.	Dallas	75287
Murphy Community Center	205 N. Murphy Rd.	Murphy	75094

CITY COUNCIL DISTRICT 12 TOTAL REGISTERED VOTERS: 28,967

Location	Address	City	Zip
Old Settlers Recreation Center	1201 E. Louisiana St.	McKinney	75069
Parker City Hall	5700 E. Parker Rd.	Parker	75002
Parr Library	6200 Windhaven Pkwy.	Plano	75093
Plano ISD Administration Center	2700 W. 15th St.	Plano	75075
Plano Senior Center	401 W. 16th St.	Plano	75075
Princeton High School	1000 E. Princeton Dr.	Princeton	75407
Prosper ISD Administration Bldg.	605 E. Seventh St.	Prosper	75078
Renner-Frankford Library	6400 Frankford Rd.	Dallas	75252
Royse City ISD Mike McKinney Maintenance Facility	1420 FM 1777	Royse City	75189
Seis Lagos Community Services Association	222 Seis Lago Trail	Wylie	75098
Shiloh Missionary Baptist Church Annex	920 E. 14th St.	Plano	75074
Smith Library	300 Country Club Rd., #300	Wylie	75098
Staley Middle School	6927 Stadium Ln.	Frisco	75033
Stonebridge United Methodist Church	1800 S. Stonebridge Dr.	McKinney	75070
Suncreek United Methodist Church	1517 W. McDermott Dr.	Allen	75013
Terry Pope Administration Office	611 N. FM 1138	Nevada	75173
Texas Star Bank	402 W. White St.	Anna	75409
Tom Muehlenbeck Recreation Center	5801 W. Parker Rd.	Plano	75093
Weston Community Center	117 Main St.	Weston	75093
Woodcreek Church	3400 E. Renner Rd.	Richardson	75082

CITY COUNCIL DISTRICT 12 TOTAL REGISTERED VOTERS: 28,967

EXHIBIT C

(COST OF SERVICES)

SUMMARY OF COSTS FOR CITY OF DALLAS

SUPPLY COST	$237.61
EQUIPMENT RENTAL COST	$1,977.00
EARLY VOTING	$4,522.10
ELECTION DAY	$919.50
ADMINISTRATIVE EXPENSES	$21.00
TABULATION/CENTRALIZED COSTS	$5,146.32
Total	$12,823.53
10% Administrative Fee	$1,282.35
Grand Total	**$14,105.88**
90% Deposit Due by 9/29/17	**$12,695.29**

ESTIMATED COSTS FOR CITY OF DALLAS

November 7, 2017

Exhibit "C"

SUPPLY COST

Number of Early Voting Locations 1
Number of Election Day Locations 3

		Units	Cost CITY/COUNTY
Sample Ballots	$0.0870 each	500	$43.50
Early Voting Mail Ballots	$1.20 each	125	$150.00
Precinct Ballots	$0.1870 each	25	$4.68
Early voting and election day kits	$25.00 each	4	$100.00
Central Counting kit and supplies	$50.00 each	1	$50.00
Printer Labels	$5.27 each	15	$79.05
County Precinct Maps	$12.00 each	4	$48.00
Total			$475.23
Number of Entities Sharing Costs			2
SubTotal			$237.61
Grand Total	**$237.61**		

EQUIPMENT RENTAL COST

Number of Early Voting Locations 1
Number of Election Day Locations 3

		Units	Cost CITY/COUNTY
Voting Machines R7	$150.00 each	16	$2,400.00
Transfer Cases	$5.00 each	4	$20.00
Metal Signs	$1.00 each	8	$8.00
Wood Signs	$2.00 each	4	$8.00
EV Security Cabinet	$200.00 each	1	$200.00
Early Voting Cabinet	$50.00 each	1	$50.00
ED Security Cabinet	$200.00 each	3	$600.00
Drayage Per Location	$167.00 each	4	$668.00
Total			$3,954.00
Number of Entities Sharing Costs			2
SubTotal			$1,977.00
Grand Total	**$1,977.00**		

EARLY VOTING

Number of Early Voting Locations 1
Workers each location 5

		Units	Cost CITY/COUNTY
Mailed Ballot Kits	$1.00 each	125	$125.00
Postage for Ballots	$0.88 each	90	$79.20
Assemble EV Location	$50.00 each	1	$50.00
Total Judge Hours	$12.00 hour	80	$960.00
Overtime Judge Hours	$18.00 hour	60	$1,080.00
Total Alt. Judge & Clerk Hours	$10.00 hour	320	$3,200.00
Overtime Alt. Judge & Clerk Hours	$15.00 hour	235	$3,525.00
Pickup & Delivery of Supplies	$25.00 each	1	$25.00

Total	$9,044.20
Number of Entities Sharing Costs	2
SubTotal	$4,522.10
Grand Total	**$4,522.10**

ELECTION DAY

Number of Election Day Locations 3
Workers each Location 4

		Units	Cost CITY/COUNTY
Total Judge Hours	$12.00 each	42	$504.00
Total Alt. Judge & Clerk Hours	$10.00 each	126	$1,260.00
Pickup & Delivery of Supplies	$25.00 each	3	$75.00

Total	$1,839.00
Number of Entities Sharing Costs	2
SubTotal	$919.50
Grand Total	**$919.50**

ADMINISTRATIVE EXPENSES

Number of Early Voting Locations 1
Number of Election Day Locations 3

		Units	Cost CITY/COUNTY
Process Pollworker Checks	$1.50 each	20	$30.00
Process Election Judge Notices	$1.50 each	8	$12.00

Total	$42.00
Number of Entities Sharing Costs	2
SubTotal	$21.00
Grand Total	**$21.00**

TABULATION

Tabulation Network	$4,000.00
Programming w/Audio	$15,000.00
Election Night Support	$1,800.00
Notice of Inspection/Tabulation Test	$2,300.00
Total	$23,100.00

CENTRALIZED COSTS

Early Voting Ballot Board	$4,000.00
Cost for Central Count Workers	$2,000.00
FICA on Election Workers	$15,000.00
IT Election Day Support	$3,000.00
Early Voting Personnel in McKinney	$8,500.00
Early Voting Equipment	$1,300.00
Facility Charges	$2,000.00
Warehouse Gas Mileage	$1,500.00
County Overtime and Temporaries	$35,000.00
FICA for County Employees	$3,000.00
Total	$75,300.00

Total for Tabulation & Centralized Costs **$98,400.00**

Proportionate Sharing based on Registered Voters:
539,194

City of Dallas - 28,238 **5.23% of Total =$5,146.32**

EXHIBIT D

DEPUTY EARLY VOTING CLERKS

NOT AVAILABLE AT THIS TIME

EXHIBIT E

ELECTION JUDGES/ALTERNATES

NOT AVAILABLE AT THIS TIME

AGENDA ITEM # 70

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: City Secretary

CMO: Bilierae Johnson, 670-3738

MAPSCO: N/A

SUBJECT

A resolution authorizing a joint election agreement and election services contract between the City of Dallas, Denton County, and other various jurisdictions within Denton County, for the conduct of a joint election to be held on Tuesday, November 7, 2017 - Not to exceed $9,000 - Financing: Current Funds

BACKGROUND

Subchapter D of Chapter 31 of the Texas Election Code provides that the City may contract with the county elections administrator for certain election services. Chapter 271 of the Texas Election Code provides that the City may enter into an agreement with other jurisdictions that may be conducting elections on the same day in election precincts that can be served by common polling places. The City of Dallas, Denton County and other various jurisdictions in Denton County will conduct elections on Tuesday, November 7, 2017. This action will authorize the City to hold the election jointly with Denton County jurisdictions that share common polling places and contract with the Denton County Elections Department for election services, including the selection, training and compensation of precinct election judges, subject to the approval of the City and the other contracting authorities. For any election held on the November Uniform Election Day, political jurisdictions are required to use only county polling places. Therefore, the City may only contract with Denton County Elections Department to handle only those polling places that are within their county.

On August 9, 2017, City Council authorized an ordinance ordering a bond election for Tuesday, November 7, 2017, for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas by Resolution No. 17-1196; Ordinance 30554. This item provides for election services for that special election.

Denton County performs a post election audit. The need may exist to request additional funds based on the result of the post-audit.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

Current Funds - $9,000

September 13, 2017

WHEREAS, the City Council has ordered a special election to be held on Tuesday, November 7, 2017; and

WHEREAS, the election is for the purpose of authorizing general obligation bonds by the qualified voters of the city of Dallas; and

WHEREAS, Denton County and other jurisdictions have also ordered elections to be held on Tuesday, November 7, 2017; and

WHEREAS, the City of Dallas and other jurisdictions in Denton County holding elections on Tuesday, November 7, 2017, desire to hold the elections jointly in accordance with Chapter 271 of the Texas Election Code; and

WHEREAS, the City of Dallas and other Denton County jurisdictions holding elections on Tuesday, November 7, 2017, desire to contract with the Denton County Elections Administrator for election services in accordance with Subchapter D of Chapter 31 of the Texas Election Code; and

WHEREAS, the election services contract provides that the Elections Administrator will arrange for the selection, training and compensation of precinct election judges, subject to the approval of the City and the other contracting authorities.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to enter into a joint election agreement and election services contract between the City of Dallas, other jurisdictions in Denton County holding elections, and Denton County, approved as to form by the City Attorney, for a joint election to be held on Tuesday, November 7, 2017, to be administered by the Denton County Elections Administrator in accordance with Subchapter D of Chapter 31 and Chapter 271 of the Texas Election Code.

SECTION 2. That the contract will provide that the Elections Administrator is to perform or to supervise the performance of any or all of the corresponding duties and functions that the Elections Administrator performs in connection with a county-wide election.

SECTION 3. That the contract will provide that the Elections Administrator may contract with third parties for election services and supplies and pay the claims for those election expenses from funds deposited by the City and the other contracting authorities in an election services contract fund in the county treasury established for this election.

SECTION 4. That the Elections Administrator will provide the City Secretary with an itemized list of estimated election expenses to be paid from the election services contract fund prior to execution of the contract, and will provide an itemized list of actual election expenses to be paid from the election services contract fund no later than the 120th day after the date of the election.

SECTION 5. That the City Secretary is hereby authorized to approve on behalf of the City of Dallas any changes in the list of recommended election judges which may become necessary because of the inability or refusal to serve.

SECTION 6. That the Chief Financial Officer is hereby authorized to pay the Denton County Treasurer an amount not to exceed $9,000 from Fund 0001, Department SEC, Unit 1190, Object 3070, Encumbrance/Contract No. CX-SEC-2017-00003566, to Denton County (Vendor 099660) for deposit in the election services contract fund as the City's estimated share of the costs of the Tuesday, November 7, 2017 joint election.

SECTION 7. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

THE STATE OF TEXAS
COUNTY OF DENTON

JOINT ELECTION AGREEMENT AND CONTRACT FOR ELECTION SERVICES

This CONTRACT for election services is made by and between the Denton County Elections Administrator and the following political subdivisions, herein referred to as "Participating Authority or Participating Authorities" located entirely or partially inside the boundaries of Denton County:

Cities	Schools	Others
Lewisville	Aubrey ISD	Denton County MUD 4
Dallas	Little Elm ISD	Denton County MUD 5
Denton		
The Colony		
Pilot Point		
Highland Village		

This contract is made pursuant to Texas Election Code Sections 31.092 and 271.002 and Texas Education Code Section 11.0581 for a joint November 7, 2017 election to be administered by Frank Phillips, Denton County Elections Administrator, hereinafter referred to as "Elections Administrator."

RECITALS

Each "Participating Authority" listed above plans to hold a General or Special Election on November 7, 2017.

Denton County plans to hold county-wide voting for this General Election.

The County owns an electronic voting system, the Hart InterCivic Verity Voting System (Version 2.0), which has been duly approved by the Secretary of State pursuant to Texas Election Code Chapter 122 as amended, and is compliant with the accessibility requirements for persons with disabilities set forth by Texas Election Code Section 61.012. The contracting political subdivisions (Participating Authorities) desire to use the County's electronic voting system, to compensate the County for such use, and to share in certain other expenses connected with joint elections, in accordance with the applicable provisions of Chapters 31 and 271 of the Texas Election Code, as amended.

NOW THEREFORE, in consideration of the mutual covenants, agreements, and benefits to all parties, IT IS AGREED as follows:

I. ADMINISTRATION

The Participating Authorities agree to hold a "Joint Election" with Denton County and each other in accordance with Chapter 271 of the Texas Election Code and this agreement. The Elections Administrator shall coordinate, supervise, and handle all aspects of administering the Joint Election as provided in this agreement. Each Participating Authority agrees to pay the Elections Administrator for equipment, supplies, services, and administrative costs as provided in this agreement. The Elections Administrator shall serve as the administrator for the Joint Election; however, each Participating Authority shall remain responsible for the decisions and actions of its officers necessary for the lawful conduct of its election. The Elections Administrator shall provide advisory services in connection with decisions to be made and actions to be taken by the officers of each Participating Authority as necessary.

It is understood that other political subdivisions may wish to participate in the use of the County's electronic voting system and polling places, and it is agreed that the Elections Administrator may enter into other contracts for election

services for those purposes, on terms and conditions generally similar to those set forth in this contract. In such cases, costs shall be pro-rated among the participants according to Section XI of this contract.

II. LEGAL DOCUMENTS

Each Participating Authority shall be responsible for the preparation, adoption, and publication of all required election orders, resolutions, notices, and any other pertinent documents required by the Texas Election Code and/or the Participating Authority's governing body, charter, or ordinances, except that the Elections Administrator shall be responsible for the preparation and publication of all voting equipment testing notices that are required by the Texas Election Code. Election orders should include language that would not necessitate amending the order if any of the Early Voting and/or Election Day polling places change.

Preparation of the necessary materials for notices and the official ballot shall be the responsibility of each Participating Authority, including translation to languages other than English. Each Participating Authority shall provide a copy of their respective election orders and notices to the Elections Administrator.

III. VOTING LOCATIONS

The Elections Administrator shall select and arrange for the use of and payment for all Early Voting and Election Day voting locations. Voting locations will be, whenever possible, the usual voting location for each election precinct in elections conducted by the county, and shall be compliant with the accessibility requirements established by Election Code Section 43.034 and the Americans with Disabilities Act (ADA). All Early Voting and Election Day voting locations shall be within the boundaries of Denton County. The proposed voting locations are listed in Attachment A of this agreement. In the event a voting location is not available or appropriate, the Elections Administrator will arrange for use of an alternate location. The Elections Administrator shall notify the Participating Authorities of any changes from the locations listed in Attachment "A."

If polling places for the November 7, 2017 joint election are different from the polling place(s) used by a Participating Authority in its most recent election, the authority agrees to post a notice no later than November 7, 2017 at the entrance to any previous polling places in the jurisdiction stating that the polling location has changed and stating the political subdivision's polling place names and addresses in effect for the November 7, 2017 election. This notice shall be written in both the English and Spanish languages.

IV. ELECTION JUDGES, CLERKS, AND OTHER ELECTION PERSONNEL

Denton County shall be responsible for the appointment of the presiding judge and alternate judge for each polling location. The Elections Administrator shall make emergency appointments of election officials if necessary.

Upon request by the Elections Administrator, each Participating Authority agrees to assist in recruiting polling place officials who are bilingual (fluent in both English and Spanish). In compliance with the Federal Voting Rights Act of 1965, as amended, each polling place containing more than 5% Hispanic population as determined by the 2010 Census shall have one or more election officials who are fluent in both the English and Spanish languages. If a presiding judge is not bilingual, and is unable to appoint a bilingual clerk, the Elections Administrator may recommend a bilingual worker for the polling place. If the Elections Administrator is unable to recommend or recruit a bilingual worker, the Participating Authority or authorities served by that polling place shall be responsible for recruiting a bilingual worker for translation services at that polling place.

The Elections Administrator shall notify all election judges of the eligibility requirements of Subchapter C of Chapter 32 of the Texas Election Code, and will take the necessary steps to insure that all election judges appointed for the Joint Election are eligible to serve.

The Elections Administrator shall arrange for the training and compensation of all election judges and clerks. The Election judges and clerks who attend voting equipment training and/or procedures training, shall be compensated at the rate of $9 an hour. The Elections Administrator shall arrange for the date, time, and place for presiding election judges to pick up their election supplies. Each presiding election judge will be sent a letter from the Elections Administrator notifying

them of their appointment, the dates/times and locations of training and distribution of election supplies, and the number of election clerks that the presiding judge may appoint.

Each election judge and clerk will receive compensation at the hourly rate established by Denton County pursuant to Texas Election Code Section 32.091. The election judge, or their designee, will receive an additional sum of $25.00 for picking up the election supplies and equipment prior to Election Day and for returning the supplies and equipment to the central counting station after the polls close. Likewise, the Lead Clerk in Early Voting, or their designee, will receive an additional sum of $25.00 for picking up the election supplies prior to the first day of Early Voting and for returning the supplies and equipment to the Elections Department after Early Voting has ended.

The compensation rates established by Denton County are:

Early Voting – Presiding Lead Clerk ($11 an hour), Alternate Lead Clerk ($10 an hour), Clerk ($9 an hour)
Election Day – Presiding Judge ($11 an hour), Alternate Judge ($10 an hour), Clerk ($9 an hour)

The Elections Administrator may employ other personnel necessary for the proper administration of the election, including such part-time help as is necessary to prepare for the election, to ensure the timely delivery of supplies during early voting and on Election Day, and for the efficient tabulation of ballots at the central counting station. Part-time personnel working in support of the Early Voting Ballot Board and/or central counting station on election night will be compensated at the hourly rate set by Denton County in accordance with Election Code Sections 87.005, 127.004, and 127.006.

If elections staff is required outside of the hours of the office's normal scope of business, the entity(ies) responsible for the hours will be billed for those hours. The Elections Administrator will determine when those hours are necessary, the number of staff and whom are necessary, along with to whom the hours are to be billed. Cost for these hours will be billed at a rate of 1.5 times the staffs hourly rate (See Sections XV #10). The Election Administrator has the right to waive these costs as they see fit.

V. PREPARATION OF SUPPLIES AND VOTING EQUIPMENT

The Elections Administrator shall arrange for all election supplies and voting equipment including, but not limited to, the County's electronic voting system and equipment, official ballots, sample ballots, voter registration lists, and all forms, signs, maps and other materials used by the election judges at the voting locations. The Elections Administrator shall ensure availability of tables and chairs at each polling place and shall procure rented tables and chairs for those polling places that do not have tables and/or chairs. Any additional required materials (required by the Texas Election Code) must be provided by the Participating Authority, and delivered to the Elections Office thirty-three (33) calendar days (October 5, 2017) prior to Election Day. If this deadline is not met, the material must be delivered by the Participating Entity, to all Early Voting and Election Day locations affected, prior to voting commencing. The Elections Administrator shall be responsible for conducting all required testing of the electronic equipment, as required by Chapters 127 and 129 of the Texas Election Code.

At each polling location, joint participants shall share voting equipment and supplies to the extent possible. The Participating Authorities shall share a mutual ballot in those precincts where jurisdictions overlap. Multiple ballot styles shall be available in those shared polling places where jurisdictions do not overlap. The Elections Administrator shall provide the necessary voter registration information, maps, instructions, and other information needed to enable the election judges in the voting locations that have more than one ballot style to conduct a proper election.

Each Participating Authority shall furnish the Elections Administrator a list of candidates and/or propositions showing the order and the exact manner in which the candidate names and/or proposition(s) are to appear on the official ballot (including titles and text in each language in which the authority's ballot is to be printed). **Said list must be provided to the Elections Office within three (3) business days following the last day to file for a place on the ballot** or after the election is ordered, whichever is later. Said list must be in a Word document, the information must be in an upper and lower case format, be in Arial 12 point font, and contain candidate contact information for the purposes of verifying the pronunciation of each of the candidates' names. Each Participating Authority shall be responsible for proofreading and approving the ballot insofar as it pertains to that authority's candidates and/or propositions. Each Participating Authority

shall be responsible for proofing and approving the audio recording of the ballot insofar as it pertains to that authority's candidates and/or propositions. **The approvals must be finalized with the Elections Office within five (5) calendar days of receipt of the proofs, or the provided proofs shall be considered approved.**

The joint election ballots shall list the County's election first. The joint election ballots that contain ballot content for more than one joint participant because of overlapping territory shall be arranged with the appropriate school district ballot content appearing on the ballot following the County's election, followed by the appropriate city ballot content, and followed by the appropriate water district or special district ballot content.

Early Voting by Personal Appearance and on Election Day shall be conducted exclusively on Denton County's Paper on Demand voting system including provisional ballots.

The Elections Administrator shall be responsible for the preparation, testing, and delivery of the voting equipment for the election as required by the Election Code.

The Elections Administrator shall conduct criminal background checks on the relevant employees upon hiring as required by Election Code 129.051(g).

VI. EARLY VOTING

The Participating Authorities agree to conduct joint early voting and to appoint the Election Administrator as the Early Voting Clerk in accordance with Sections 31.097 and 271.006 of the Texas Election Code. Each Participating Authority agrees to appoint the Elections Administrator's permanent county employees as deputy early voting clerks. The participating authorities further agree that the Elections Administrator may appoint other deputy early voting clerks to assist in the conduct of early voting as necessary, and that these additional deputy early voting clerks shall be compensated at an hourly rate set by Denton County pursuant to Section 83.052 of the Texas Election Code. Deputy early voting clerks who are permanent employees of the Denton County Elections Administrator or any Participating Authorities shall serve in that capacity without additional compensation.

Early Voting by personal appearance will be held at the locations, dates, and times listed in Attachment "B" of this document. Any qualified voter of the Joint Election may vote early by personal appearance at any one of the joint early voting locations. All requests for Temporary Early Voting Locations will be considered, and determined based on the availability of sites and if it is within the Election Code parameters. All costs for temporary sites including coverage by Election Administration staff will be borne by the requesting authority. The Elections Administrator will determine when those hours are necessary, the number of staff and whom are necessary along with to whom the hours are to be billed. Cost for these hours will be billed at a rate of 1.5 times the staffs hourly rate (See Sections XV #10). The Election Administrator has the right to waive these costs as they see fit.

As Early Voting Clerk, the Elections Administrator shall receive applications for early voting ballots to be voted by mail in accordance with Chapters 31 and 86 of the Texas Election Code. Any requests for early voting ballots to be voted by mail received by the participating authorities shall be forwarded immediately by fax or courier to the Elections Administrator for processing. The address of the Early Voting Clerk is as follows:

Frank Phillips, Early Voting Clerk
Denton County Elections
PO Box 1720
Denton, TX 76202
Email: elections@dentoncounty.com

Any requests for early voting ballots to be voted by mail, and the subsequent actual voted ballots that are sent by a contract carrier (ie. UPS, FedEx, etc.) shall be delivered to the Early Voting Clerk at the Denton County Elections Department physical address as follows:

Frank Phillips, Early Voting Clerk

Denton County Elections
701 Kimberly Drive, Suite A101
Denton, TX 76208
Email: elections@dentoncounty.com

The Elections Administrator shall post on the county website each Participating Authority's early voting report on a daily basis and a cumulative final early voting report following the close of early voting. In accordance with Section 87.121(g) of the Election Code, the daily reports showing the previous day's early voting activity will be posted to the county website no later than 8:00 a.m. each business day.

VII. EARLY VOTING BALLOT BOARD

Denton County shall appoint an Early Voting Ballot Board (EVBB) to process early voting results from the Joint Election. The Presiding Judge, with the assistance of the Elections Administrator, shall appoint two or more additional members to constitute the EVBB. The Elections Administrator shall determine the number of EVBB members required to efficiently process the early voting ballots.

VIII. CENTRAL COUNTING STATION AND ELECTION RETURNS

The Elections Administrator shall be responsible for establishing and operating the central counting station to receive and tabulate the voted ballots in accordance with the provisions of the Texas Election Code and of this agreement.

The participating authorities hereby, in accordance with Section 127.002, 127.003, and 127.005 of the Texas Election Code, appoint the following central counting station officials:

Counting Station Manager:	Brandy Grimes, Elections Manager
Tabulation Supervisor:	Jason Slonaker, Technology Resources Coordinator
Presiding Judge:	Sally Hampton, Denton County Republican Party
Alternate Judge:	Sandy Swan, Denton County Democratic Party

The counting station manager or their representative shall deliver timely cumulative reports of the election results as precincts report to the central counting station and are tabulated. The manager shall be responsible for releasing unofficial cumulative totals and precinct returns from the election to the joint participants, candidates, press, and general public by distribution of hard copies at the central counting station and by posting to the Denton County Election's website. To ensure the accuracy of reported election returns, results printed on the tapes produced by Denton County's voting equipment will not be released to the participating authorities at the remote collection sites or by phone from individual polling locations.

The Elections Administrator will prepare the unofficial canvass reports that are necessary for compliance with Election Code Section 67.004, after all precincts have been counted, and will deliver a copy of the unofficial canvass to each Participating Authority as soon as possible after all returns have been tabulated, via the Denton County Election's website. Each Participating Authority shall be responsible for the official canvass of its respective election(s), and shall notify the Elections Administrator, or their designee, of the date of the canvass, no later than three days after Election Day.

The Elections Administrator will prepare the electronic precinct-by-precinct results reports for each Participating Authority to upload to the Secretary of State as required by Section 67.017 of the Election Code.

The Elections Administrator shall be responsible for conducting the post-election manual recount required by Section 127.201 of the Texas Election Code unless a waiver is granted by the Secretary of State. Notification and copies of the recount, if waiver is denied, will be provided to each Participating Authority and the Secretary of State's Office.

IX. PARTICIPATING AUTHORITIES WITH TERRITORY OUTSIDE DENTON COUNTY

The Elections Administrator shall administer only the Denton County portion of the elections held by the Participating Authorities.

X. RUNOFF ELECTIONS

Each Participating Authority shall have the option of extending the terms of this agreement through its runoff election, if applicable. In the event of such runoff election, the terms of this agreement shall automatically extend unless the Participating Authority notifies the Elections Administrator in writing within three (3) business days of the original election.

Each Participating Authorities shall reserve the right to reduce the number of early voting locations and/or Election Day voting locations in a runoff election.

Each Participating Authority agrees to order any runoff election(s) at its meeting for canvassing the votes from the November 7, 2017 election and to conduct its drawing for ballot positions at or immediately following such meeting in order to expedite preparations for its runoff election.

Each Participating Authority eligible to hold runoff elections agrees that the date of the runoff election, if necessary, shall be Tuesday, December 12, 2017, with early voting being held in accordance with the Election Code.

XI. ELECTION EXPENSES AND ALLOCATION OF COSTS

The Participating Authorities agree to share the costs of polling places with Denton County. If a polling location is shared by more than one Participating Authority, the costs shall be pro-rated equally among the participants utilizing that polling place.

Costs for Early Voting by Personal Appearance shall be allocated based upon the actual costs associated with each early voting site. Each Participating Authority shall be responsible for a pro-rata portion of the actual costs associated with the early voting sites located within their jurisdiction. Participating Authorities that do not have a regular (non-temporary) early voting site within their jurisdiction shall pay a pro-rata portion of the nearest regular early voting site.

Costs for Early Voting by Mail shall be allocated according to the actual number of ballots mailed to each Participating Authority's voters.

Each Participating Authority agrees to pay the Elections Administrator an administrative fee equal to ten percent (10%) of its total billable costs in accordance with Section 31.100(d) of the Texas Election Code.

The Denton County Elections Administrator shall deposit all funds payable under this contract into the appropriate fund(s) within the county treasury in accordance with Election Code Section 31.100.

Failure on the part of the Participating Authority to meet the deadlines outlined in this agreement may result in additional charges, including but not limited to, overtime costs for Denton County employees.

XII. WITHDRAWAL FROM CONTRACT DUE TO CANCELLATION OF ELECTION

Any Participating Authority may withdraw from this agreement and the Joint Election should it cancel its election in accordance with Sections 2.051 - 2.053 of the Texas Election Code.

XIII. RECORDS OF THE ELECTION

The Elections Administrator is hereby appointed general custodian of the voted ballots and all records of the Joint Election as authorized by Section 271.010 of the Texas Election Code.

Access to the election records shall be available to each Participating Authority as well as to the public in accordance with applicable provisions of the Texas Election Code and the Texas Public Information Act. The election records shall be

stored at the offices of the Elections Administrator or at an alternate facility used for storage of county records. The Elections Administrator shall ensure that the records are maintained in an orderly manner so that the records are clearly identifiable and retrievable.

Records of the election shall be retained and disposed of in accordance with the provisions of Section 66.058 of the Texas Election Code. If records of the election are involved in any pending election contest, investigation, litigation, or open records request, the Elections Administrator shall maintain the records until final resolution or until final judgment, whichever is applicable. It is the responsibility of each Participating Authority to bring to the attention of the Elections Administrator any notice of pending election contest, investigation, litigation or open records request which may be filed with the appropriate Participating Authority.

XIV. RECOUNTS

A recount may be obtained as provided by Title 13 of the Texas Election Code. By signing this document, the presiding officer of the contracting Participating Authorities agree that any recount shall take place at the offices of the Elections Administrator, and that the Elections Administrator shall serve as Recount Supervisor, and the Participating Authority's official or employee who performs the duties of a secretary under the Texas Election Code shall serve as Recount Coordinator.

The Elections Administrator agrees to provide advisory services to each Participating Authority as necessary to conduct a proper recount.

XV. MISCELLANEOUS PROVISIONS

1. It is understood that to the extent space is available, other districts and political subdivisions may wish to participate in the use of the County's election equipment and voting places, and it is agreed that the Elections Administrator may contract with such other districts or political subdivisions for such purposes and that in such event there may be an adjustment of the pro-rata share to be paid to the County by the Participating Authorities.

2. The Elections Administrator shall file copies of this document with the Denton County Judge and the Denton County Auditor in accordance with Section 31.099 of the Texas Election Code.

3. Nothing in this contract prevents any party from taking appropriate legal action against any other party and/or other election personnel for a breach of this contract or a violation of the Texas Election Code.

4. This agreement shall be construed under and in accord with the laws of the State of Texas, and all obligations of the parties created hereunder are performable in Denton County, Texas.

5. In the event that one of more of the provisions contained in this Agreement shall for any reason be held to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provision hereof and this agreement shall be construed as if such invalid, illegal, or unenforceable provision had never been contained herein.

6. All parties shall comply with all applicable laws, ordinances, and codes of the State of Texas, all local governments, and any other entities with local jurisdiction.

7. The waiver by any party of a breach of any provision of this agreement shall not operate as or be construed as a waiver of any subsequent breach.

8. Any amendments of this agreement shall be of no effect unless in writing and signed by all parties hereto.

9. Failure for a participating authority to meet the deadlines as outline in this contract or on the calendar (Attachment C) may result in additional charges, including but not limited to, overtime charges, etc.

10. Elections Staffing Hourly Rate (includes all benefit pay):

Absentee Voting Coordinator	$29.520
Voter Registration Clerk	$21.784 - $23.394
Technology Resources Coordinator	$30.665
Elections Technician	$23.040 - $24.304
Voter Registration Coordinator	$31.990
Training Coordinator	$30.002
Election Coordinator	$31.780

XVI. COST ESTIMATES AND DEPOSIT OF FUNDS

The total estimated obligation for each Participating Authority under the terms of this agreement is listed below. The exact amount of each Participating Authority's obligation under the terms of this agreement shall be calculated after the November 7, 2017 election (or runoff election, if applicable). Final invoices for will be sent out within 30 days of the final canvas of the election. The Participating Authority's obligation shall be paid to Denton County within 15 days after the receipt of the final invoice from the Elections Administrator, or their designee.

The total estimated obligation and required deposit for each Participating Authority under the terms of this agreement shall be provided within 45 days after the last deadline for ordering an election:

Political Subdivision	Estimated Cost
City of Dallas	$8917.70
City of Denton	$37967.38
City of Highland Village	$8917.70
City of Lewisville	$19879.75
City of Pilot Point	$8313.80
City of The Colony	$16827.80
Aubrey ISD	$27629.58
Little Elm ISD	$38452.70
Denton County MUD 4	$4811.18
Denton County MUD 5	$4811.18

XVII. SIGNATURE PAGE (separate page)
Rev. 8.29.2017km

Dallas

Schedule A

Denton County Elections Contract Worksheet

Election Costs	Estimated	Actual
Early Voting by Personal Appearance (EVPA) Expenses:		
EVPA Polling Place(s)-includes workers, etc.	4715.00	
Early Voting Ballot Board Personnel	400.00	
Early Voting by Mail (EVM) Expenses:		
EVM Ballots (cost per thousand+envelope kits)	360.00	
EVM Ballot Postage	345.00	
* - based on 300 Ballots		
Election Day (ED) Expenses:		
ED Polling Place(s)	1787.00	
ED Polling place rental/custodial		
General Expenses of the Election:		
Programing per Election	400.00	
Legal Notices	100.00	
Worksheet Total Expense	8107.00	

		Actual	Amount Paid	Ck #/Date Received
Election Total	8107.00			
Election Service Fee	810.70			
Election Total Cost	8917.70			

Balance Due

Office Use :				
	Equipment	Programming	Administration	Total
Fund 46				
Fund 01-3177				

XVII. JOINT CONTRACT ACCEPTANCE AND APPROVAL

IN TESTIMONY HEREOF, this agreement has been executed on behalf of the parties hereto as follows, to-wit:

(1) It has on the _____ day of _____, 2017 been executed by the Denton County Elections Administrator pursuant to the Texas Election Code so authorizing;
(2) It has on the _____ day of _____, 2017 been executed on behalf of the CITY OF DALLAS pursuant to an action of the DALLAS CITY COUNCIL so authorizing;

ACCEPTED AND AGREED TO BY DENTON COUNTY ELECTIONS ADMINISTRATOR:

APPROVED:

_____
Frank Phillips, CERA

ACCEPTED AND AGREED TO BY THE CITY OF DALLAS:

APPROVED:

_____
CITY MANAGER

APPROVED AS TO FORM:

_____
CITY ATTORNEY

ATTACHMENT A

(ELECTION DAY POLLING LOCATIONS)

Denton County
Election Day Locations - November 7, 2017 Special Election

Precinct	Voter Reg	Polling Place	Address	City	Zip
2000	3,856	Timberglen Recreation Center	3810 Timberglen Rd.	Dallas	75287
2001	4,086	Timberglen Recreation Center	3810 Timberglen Rd.	Dallas	75287
2002	5,092	Timberglen Recreation Center	3810 Timberglen Rd.	Dallas	75287

ATTACHMENT B

(EARLY VOTING SCHEDULE/LOCATIONS)

November 7, 2017
Constitutional Amendment Election
Early Voting

Early Voting Locations dates and times:

Monday - Friday	October 23 – 27	8am – 5pm
Saturday	October 28	7am – 7pm
Sunday	October 29	1pm – 6pm
Monday – Friday	October 30 – November 3	7am – 7pm

Steven E Copeland Government Center
1400 FM 424, Cross Roads

Justin Municipal Complex
415 N. College Ave., Justin

Denton County Elections Administration
701 Kimberly Dr., Denton

Highland Village Municipal Complex
1000 Highland Village Rd., Highland Village

Flower Mound Police and Court Building
4150 Kirkpatrick, Flower Mound

Frisco Fire Station #7
330 W Stonebrook Pkwy., Frisco

The Colony Annex Building
6804 Main St., The Colony

Little Elm Library
100 W Eldorado Pkwy., Little Elm

Denton County Southwest Courthouse
6200 Canyon Falls Dr., Flower Mound

Lewisville Municipal Annex
1197 W. Main Street, Lewisville

Carrollton Public Library
4220 N. Josey, Carrollton

Timberglen Library
18505 Midway Rd., Dallas

Pilot Point Senior Center
310 S Washington St., Pilot Point

Corinth City Hall
3300 Corinth Pkwy., Corinth

Frisco Fire Station #4
4485 Cotton Gin, Frisco

Krum ISD Administration Building
1200 Bobcat Blvd., Krum

Aubrey ISD Building
415 Tisdell Ln., Aubrey

Lake Dallas City Hall
212 Main Street, Lake Dallas

The following early voting locations will *ONLY* be open the dates and times listed:

Sanger Church of Christ	Monday - Friday	October 23 – 27	8am – 5pm
400 N Locust St., Sanger	Saturday	October 28	7am – 7pm
	Monday – Tuesday	October 30 – 31	7am – 7pm
	Wednesday	November 1	7am – 5pm
	Thursday – Friday	November 2 - 3	7am – 7pm

Denton Civic Center	Monday - Friday	October 23 – 27	8am – 5pm
321 E McKinney, Denton	Monday – Friday	October 30 – November 3	7am – 7pm

November 7, 2017
Constitutional Amendment Election
Early Voting

The following early voting locations will *ONLY* be open the dates and times listed:

Little Elm ISD Temporary Sites

Prestwick STEM Academy 3101 Stonefield, The Colony	Monday – Wednesday	October 23 – 25	7am – 7pm
Little Elm Athletic Complex 1151 E Eldorado Pkwy., Little Elm	Thursday Friday Monday - Tuesday	October 26 October 27 October 30 – 31	4:30pm – 8pm 5pm – 10pm 5pm – 8:30pm
Little Elm High School 1900 Walker Rd., Little Elm	Wednesday Thursday	November 1 November 2	4pm – 9pm 7am – 7pm
Chavez Elementary 2600 Hart Rd., Little Elm	Friday	November 3	4pm – 9pm

Aubrey ISD Temporary Sites

Monaco Elementary 9350 Cape Cod Blvd., Aubrey	Friday	October 27	7am – 7pm
Aubrey Middle School 815 W Sherman, Aubrey	Monday	October 30	7am – 7pm
Brockett Elementary 900 Chestnut St., Aubrey	Tuesday	October 31	7am – 7pm
Aubrey High School 510 Spring Hill Rd., Aubrey	Thursday	November 2	7am – 7pm

ATTACHMENT C

CALENDAR

Denton County Election Calendar

11/7/2017

Date	Day of Week	Days Before Election	Event
July-22	Saturday	108	First day to file application for place on ballot or write-in candidacy
August-21	Monday	78	Last day for ordering a general election
August-21	Monday	78	Last day for filing application for place on ballot for general election
August-21	Monday	78	Post notice of drawing for order of names on ballot (recommended) - need 72 hours notice
August-25	Friday	74	Last day for a write-in candidate to declare candidacy in the general or special election
August-28	Monday	71	Last day for candidate or write-in to withdraw
September-04	Monday	64	Labor Day (County Office Closed)
September-08	Friday	60	Last day to deliver notice or order of having an election to the voter registrar (electronic version only - Word doc or PDF)
September-11	Monday	57	Ballot language, list of candidates in drawing order, and list of declared write-in candidates **DUE to COUNTY by 12 NOON** (in English and Spanish in a Word doc); Upper and lower case/NO ALL CAPS
September-15	Friday	53	Deadline for ballot and audio approvals **DUE to COUNTY by 12 NOON**
September-19	Tuesday	49	Internal Logic and Accuracy Test
September-20	Wednesday	48	Public Test
September-23	Saturday	45	First date to mail early, military, and overseas ballots
October-09	Monday	29	Last day for submitting voter registration application
October 23-27	Mon-Fri		Early voting by personal appearance; 8 am - 5 pm
October-27	Friday	11	Last day to accept mail ballot application
October-28	Saturday		Early Voting - 7 am - 7 pm
October-29	Sunday		Early voting; 1 pm - 6 pm
Oct 30-Nov 3	Mon-Fri		Early voting; 7 am - 7 pm
November-07	Tuesday	0	Election Day
			Period for official canvass - all provisional ballots, military ballots and overseas ballots must be received and reviewed by the EVBB (do not plan to canvass until November 17 - 20)
November-13	Monday	+6	Last day County may review provisional ballots and deadline for ID provisional voter to "cure" provisional ballot. EVBB will meet to handle overseas and provisional ballots.
November-16	Thursday	+9	Last day for the EVBB to convene for counting the provisional ballots
November-20	Monday	13	Last day for conducting official canvass
December-07	Thursday	+30	Last day to file electronic precinct-by-precinct returns with SOS
December-12	Tuesday		Runoffs, if necessary
Rev. 8.17.2017			

Deputy Early Voting Clerks

NOT AVAILABLE AT THIS TIME

ELECTION JUDGES/ALTERNATES

NOT AVAILABLE AT THIS TIME

AGENDA ITEM # 71

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: City Secretary

CMO: Bilierae Johnson, 670-3738

MAPSCO: N/A

SUBJECT

A resolution authorizing the Mayor to appoint an Ad Hoc City Council canvassing committee to review the returns of the November 7, 2017 special election, and submit a canvass report to the full City Council on Monday, November 20, 2017 - Financing: No cost consideration to the City

BACKGROUND

Chapter IV, §9, of the City Charter provides that the City Council shall canvass and certify the results of a city election in accordance with the provisions of the Texas Election Code. Section 67.003(a) of the Texas Election Code provides the canvass must occur "not earlier than the eighth day or later than the eleventh day after election day". For the November 7, 2017 special election, the canvass could be held any time between Wednesday, November 15, 2017, through Monday, November 20, 2017. The eleventh day falls on Saturday, November 18, 2017; therefore, the next business day is Monday, November 20, 2017.

This action authorizes the Mayor to appoint an Ad Hoc canvassing committee to meet, review and accept the returns of the November 7, 2017 special election. The approved canvass report is to be submitted to the full City Council at a special called meeting on Monday, November 20, 2017. A special meeting of the city council will be required in order to receive the canvassing, in accordance 67.004(a) of the Texas Election Code.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, the City Council has ordered a special election to be held on Tuesday, November 7, 2017; and

WHEREAS, Section 67.003(a) of the Texas Election Code provides that the canvass must occur "not earlier than the eighth day or later than the eleventh day after election day"; and

WHEREAS, the canvassing period for the November 7, 2017 special election is Wednesday, November 15, 2017, through Monday, November 20, 2017; and

WHEREAS, the eleventh day falls on Saturday, November 18, 2017 extending the last day to canvass to Monday, November 20, 2017.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the canvass of the City of Dallas special election held on Tuesday, November 7, 2017, be set for not earlier than 8:30 a.m. Monday, November 20, 2017.

SECTION 2. That the Mayor shall appoint four members of the City Council to an Ad Hoc canvassing committee to meet prior to the time set for the canvass to examine the precinct election returns and prepare a report of the results of the election for presentation to the full City Council.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 72

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Raquel Favela, 671-5257

MAPSCO: 46T

SUBJECT

Authorize an amendment to Resolution No. 16-1094, previously approved on June 22, 2016, with Southfair Community Development Corporation, a certified Community Housing Development Organization, for a housing development loan in the amount of $112,000 to **(1)** increase the number of units from two to six; **(2)** increase the amount of funding from $112,000 to $712,000; and **(3)** extend the loan agreement from June 30, 2017 to August 31, 2018 to complete construction of six affordable single family homes located in the 2800-2900 block of South Boulevard - Not to exceed $600,000 - Financing: HOME Investment Partnership Program Grant Funds

BACKGROUND

In June 2017, Annie Evans, Executive Director of Southfair Community Development Corporation (Southfair), requested an increase in the number of units and funding up to $712,000 for the housing development loan for construction costs for the development of four additional housing units located in the 2800-2900 block of South Boulevard.

Southfair has pre-sold one of the original two units and construction is underway on both units. Southfair owns the additional five lots and has obtained private financing with several lenders for a portion of the construction costs. Southfair is in the process of surveying and engineering the lots. Upon completion, the properties will have a 15-year deed restriction to maintain affordability with households up to 80 percent of area median family income.

The City will provide HOME funds to gap the construction costs for six homes to be built out. The homes will be 3 bedroom with 2 baths and 1 car garage with approximately 1,400 square feet.

BACKGROUND (continued)

This action will authorize an amendment to Resolution No. 16-1094, previously approved on June 22, 2016, with Southfair Community Development Corporation, a certified Community Housing Development Organization to **(1)** increase the number of units from two to six; **(2)** increase the amount of funding from $112,000 to $712,000; and **(3)** extend the loan agreement from June 30, 2017 to August 31, 2018 to complete construction of six affordable single family homes located in the 2800-2900 block of South Boulevard.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 25, 2014, City Council authorized the final adoption of the FY 2014-15 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development Grant Funds by Resolution No. 14-1001 (amended and reconsidered by Resolution No. 14-1314 on August 13, 2014) which included the Community Housing Development Organization Development Loans in the HOME Investment Partnership Funds.

On June 10, 2015, City Council authorized a housing development loan with Southfair Community Development Corporation, a certified Community Housing Development Organization, for construction of two affordable single family homes located at 2800 Park Row Avenue by Resolution No. 15-1079.

On June 22, 2016, City Council authorized the final adoption of the FY 2016-17 HUD Consolidated Plan Budget for the U.S. Department of Housing and Urban Development Grant Funds, which included the Community Housing Development Organization Development Loans in the HOME Investment Partnership Funds by Resolution No. 16-1066.

On June 22, 2016, City Council authorized an amendment to Resolution No. 15-1079, previously approved on June, 10, 2015, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization, for a housing development loan from June 30, 2016 to June 30, 2017 for construction of two housing units located at 2800 Park Row Avenue by Resolution No. 16-1094.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

FISCAL INFORMATION

HOME Investment Partnership Program Grant Funds - $600,000

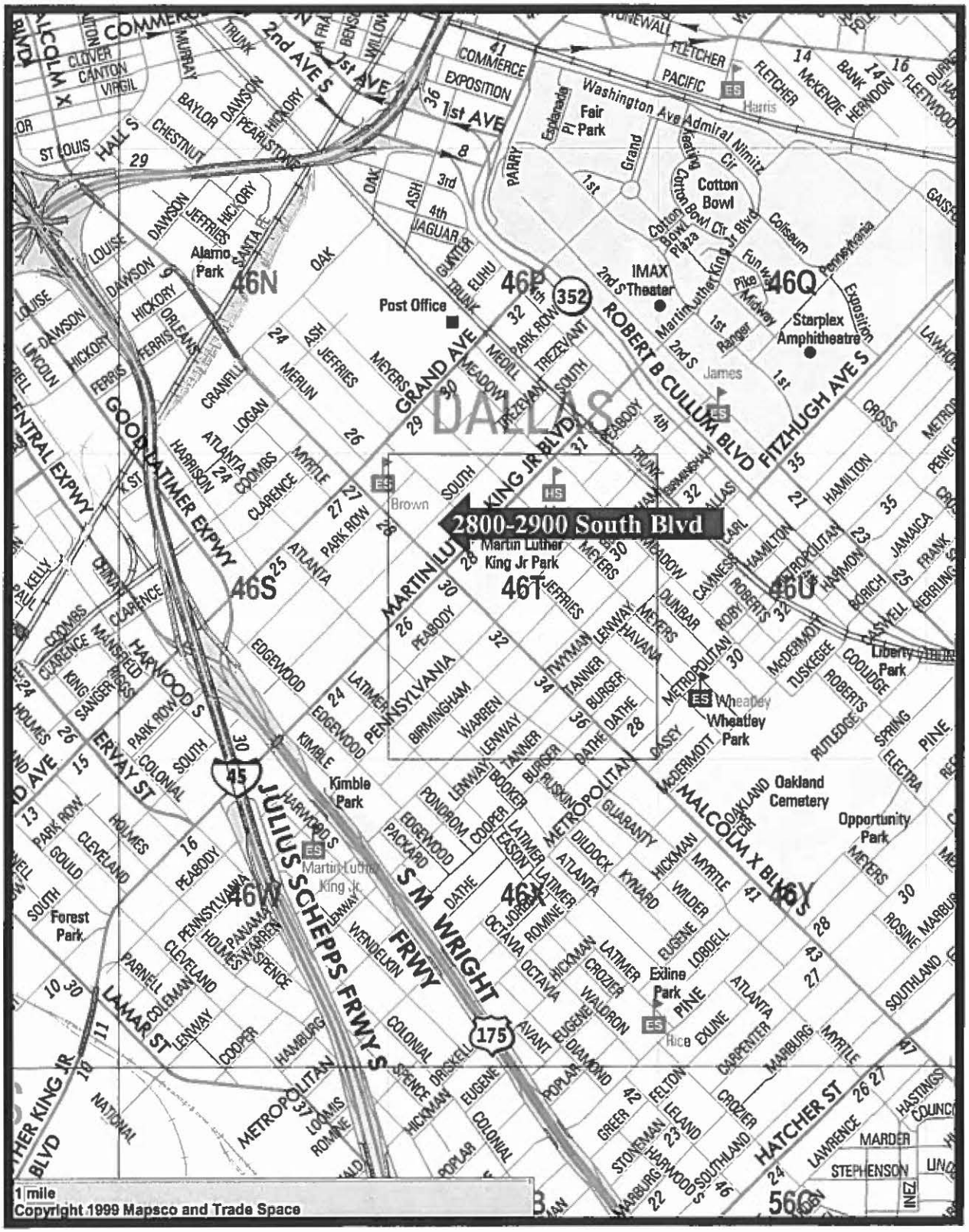
OWNER/DEVELOPER

Southfair Community Development Corporation

Annie Evans-Jones, Executive Director

MAP

Attached


2800-2900 South Blvd
DALLAS
Martin Luther King Jr Park
Kimble Park
Wheatley Park
Exline Park
Fair Park
Alamo Park
Forest Park
Liberty Park
Opportunity Park
Oakland Cemetery
Cotton Bowl
Starplex Amphitheatre
IMAX Theater
Post Office
Brown
James
Harris
Martin Luther King Jr
Rice
Wheatley
Exline
46N
46P
46Q
46S
46T
46U
46W
46X
46Y
56C
GRAND AVE
ROBERT B CULLUM BLVD
FITZHUGH AVE S
MARTIN LUTHER KING JR BLVD
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MALCOLM X BLVD
HATCHER ST
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HARWOOD S
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Copyright 1999 Mapsco and Trade Space

MAPSCO 46T

WHEREAS, the development of owner occupied affordable housing units for households with varied income levels is a high priority of the City of Dallas to create more housing choices; and

WHEREAS, on June 25, 2014, City Council authorized the final adoption of the FY 2014-15 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development Grant Funds by Resolution No. 14-1001 (amended and reconsidered by Resolution No. 14-1314 on August 13, 2014) which included the HOME Investment Partnership Program, Community Housing Development Organization (CHDO) Development Loan funds; and

WHEREAS, on June 10, 2015, City Council authorized a housing development loan with Southfair Community Development Corporation (Southfair), a certified Community Housing Development Organization, for construction of two affordable single family homes located at 2800 Park Row Avenue, in an amount not to exceed $112,000, by Resolution No. 15-1079; and

WHEREAS, on June 22, 2016, City Council authorized the final adoption of the FY 2016-17 HUD Consolidated Plan Budget for the U.S. Department of Housing and Urban Development Grant Funds by Resolution No. 16-1066; and

WHEREAS, on June 22, 2016, City Council authorized an amendment to Resolution No. 15-1079, previously approved on June, 10, 2015, to extend the loan agreement with Southfair, a certified Community Housing Development Organization, for a housing development loan in the amount of $112,000, from June 30, 2016 to June 30, 2017 for construction of two housing units located at 2800 Park Row Avenue by Resolution No. 16-1094; and

WHEREAS, the City desires for Southfair to develop affordable housing units for varied income families.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager is hereby authorized to amend Resolution No. 16-1094, previously approved on June 22, 2016, with Southfair Community Development Corporation, a certified Community Housing Development Organization, approved as to form by the City Attorney, in the amount of $112,000 to **(1)** increase the number of units from two to six; **(2)** increase the amount of funding from $112,000 to $712,000; and **(3)** extend the loan agreement from June 30, 2017 to August 31, 2018 to complete construction of six affordable single family homes located in the 2800-2900 block of South Boulevard.

SECTION 2. That the terms of the loan agreement include:

(a) Southfair must execute an amended note payable for $712,000 to the City of Dallas for the loan.
(b) Southfair will execute a lien through a Deed of Trust and deed restriction for a 15-year term for the affordable units.
(c) Southfair will use the funds to gap the construction costs for up to six units and developer fee up to $15,000 per unit and will remit any proceeds to the City after paying the interim construction lien and allowable closing costs.
(d) Southfair will have until August 31, 2018 to fully complete the project.
(e) Southfair must build and occupy six units to families with incomes at or below 80 percent of area median family income.
(f) The City will subordinate first lien position to the interim construction lender.
(g) The City will release Southfair's lien on a partial basis as each eligible household is approved for the units.

SECTION 3. That the City Manager, approved as to form by the City Attorney, is authorized to execute releases of liens and terminate deed restrictions on the property upon compliance with the loan terms and deed restrictions.

SECTION 4. That the Chief Financial Officer is hereby authorized to disburse funds in accordance with this resolution, as follows:

Southfair Community Development Corporation Vendor 345471

Fund	Department	Unit	Object	Program	Encumbrance	Amount
HM04	HOU	2579	3015	HM02PROW	HOU2356G158	$ 23,741
HM05	HOU	4384	3015	HM02PROW	HOU2356G158	$141,936
HM06	HOU	3974	3015	HM02PROW	HOU2356G158	$ 19,999
HM09	HOU	658B	3015	HM02PROW	HOU2356G158	$384,777
HM10	HOU	458C	3015	HM02PROW	HOU2356G158	$ 9,551
HM13	HOU	233F	3015	HM02PROW	HOU2356G158	$ 19,996
					Total not to exceed	$600,000

SECTION 5. That the City Controller is hereby authorized to record notes receivable - developers loan in balance sheet account (033F) and deferred revenue-home loans in (0859) in funds HM04, HM05, HM06, HM09, HM10 and HM13 for the amount of the loan.

SECTION 6. That this resolution does not constitute a binding agreement upon the City or subject the City to any liability or obligation with respect to the loan, until such time as the loan documents are duly approved by all parties and executed.

SECTION 7. That is contract is designated as Contract No. HOU-2016-00001027.

SECTION 8. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 73

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Mayor and City Council

CMO: T.C. Broadnax, 670-3297

MAPSCO: N/A

SUBJECT

Authorize a resolution honoring the achievements of Marvin E. Crenshaw, Roy H. Williams, Michael Daniel and Betsy Julian for their roles in the creation of the 14-1 system for electing members of the Dallas City Council; and directing the City Manager to erect a plaque on the first floor of Dallas City Hall acknowledging the accomplishments of these individuals to the City of Dallas - Financing: No cost consideration to the City (via Council Members Griggs, Medrano, Narvaez, Felder, Greyson)

BACKGROUND

The City of Dallas is governed by an elected body of 14 single member districts and an at-large Mayor, known as 14-1. This form of government is attributed to the tireless efforts of community activists Mr. Marvin E. Crenshaw, and Mr. Roy H. Williams, represented by attorneys Mr. Michael Daniel and Ms. Betsy Julian. It is the desire at this time to honor the efforts of these individuals.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

No cost consideration to the City.

September 13, 2017

WHEREAS, Marvin E. Crenshaw and Roy H. Williams dedicated their lives to the fight for equal rights for minorities in areas such as fair housing, economic disparity, and equal representation in government; and

WHEREAS, Marvin E. Crenshaw and Roy H. Williams were both United States Army veterans, having both served their country in Germany; and

WHEREAS, Marvin E. Crenshaw and Roy H. Williams both successfully fought for an ordinance for the City of Dallas to sever all business ties with companies that did business in or with South Africa and the Soviet Union; and

WHEREAS, Michael Daniel and Betsy Julian have successfully litigated numerous cases concerning renters' rights, such as the 1975 judgement declaring unconstitutional the rules on eviction appeal procedure as set out in the Texas Rule of Civil Procedure, the 1978 judgement against illegal retaliatory evictions, and the 1978 judgement in which it was found that a renter has an implied warranty on the habitability of the dwelling; and

WHEREAS, Michael Daniel and Betsy Julian have also won many cases in racial discrimination in government-supported housing, exclusionary zoning, and voting rights, as well as environment protection; and

WHEREAS, Michael Daniel and Betsy Julian agreed to represent Marvin E. Crenshaw and Roy H. Williams in the lawsuit to reorganize the composition of the Dallas City Council from an 8-3 system to a 14-1 system, which gave minorities better representation on the Dallas City Council; and

WHEREAS, although Roy H. Williams passed away on March 18, 2017, he along with Marvin E. Crenshaw, Michael Daniel and Betsy Julian will continue to stand as examples of those who are not afraid to fight against social injustices.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the efforts of Marvin E. Crenshaw, Roy H. Williams, Michael Daniel and Betsy Julian to provide minorities with the opportunity to serve on the Dallas City Council are applauded by the City of Dallas.

SECTION 2. That the City Manager is hereby directed to erect a plaque with pictures of Marvin E. Crenshaw and Roy H. Williams, on the first floor of Dallas City Hall on the same wall underneath the Dallas City Council pictures, honoring the achievements of Marvin E. Crenshaw and Roy H. Williams.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

Memorandum

RECEIVED
2017 AUG 10 PM 4:19
CITY SECRETARY
DALLAS, TEXAS

CITY OF DALLAS

DATE: August 9, 2017

TO: The Honorable Mike Rawlings, Mayor
T. C. Broadnax, City Manager

SUBJECT: **Request for Placement of Item on Agenda**

In accordance with Section 6.2 (a) of the City Council Rules of Procedures, please direct the following item be placed for City Council consideration:

A resolution honoring the achievements of Roy H. Williams, Marvin Crenshaw, Michael Daniel and Betsy Julian for their roles in the creation of the 14-1 system for electing members of the Dallas City Council and directing the City Manager to erect a plaque on the first floor of Dallas City Hall acknowledging the accomplishments of Roy H. Williams and Marvin Crenshaw to the City of Dallas.

Please move forward with this request and place the item on the next available agenda in accordance with the Texas Open Meetings Act. Thank you for your attention to this request.

c: Honorable Dallas City Council
Larry E. Casto, City Attorney
Craig Kinton, City Auditor
Rosa Rios, City Secretary
Kimberly Bizor Tolbert, Chief of Staff to the City Manager

RESOLUTION

WHEREAS, Mr. Marvin E. Crenshaw and Mr. Roy H Williams dedicated their lives to the flight for equal rights for minorities in areas such as fair housing, economic disparity, and equal representation in government; and

WHEREAS, Marvin Crenshaw and Roy Williams were both United States Army veterans, having both served their country in Germany; and

WHEREAS, Mr. Crenshaw and Mr. Williams both successfully fought for an ordinance for the City of Dallas to sever all business ties with companies that did business in or did business with South Africa and the Soviet Union; and

WHEREAS, Mr. Mike Daniel and Ms. Betsy Julian have successfully litigated numerous cases concerning renters' rights such as the 1085 judgment declaring unconstitutional the rules on eviction appeal procedure as set out in the Texas Rule of Civil Procedure, the 1978 judgment against illegal retaliatory evictions, and the 1978 judgment in which it was found that a renter has an implied warranty on the habitability of the dwelling; and

WHEREAS, Mr. Daniel and Ms. Julian have also won many cases in racial discrimination in government-supported housing, exclusionary zoning and voting rights, as well as environmental protection; and

WHEREAS, Mr. Daniel and Ms. Julian agreed to represent Mr. Crenshaw and Mr. Williams in the lawsuit to reorganize the composition of the Dallas City Council from an 8-3 system to a 14-1 system, which gave minorities better representation on the Dallas City Council; and

WHEREAS, although Mr. Williams passed away on March 18, 2017, he along with Mr. Crenshaw and Mr. Daniel and Ms. Julian will continue to stand as examples of those who are not afraid to fight against social injustices.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1: That the efforts of Marvin E. Crenshaw, Roy H. Williams, Mike Daniel and Betsy Julian to provide minorities with the opportunity to serve on the Dallas City Council are applauded by the City of Dallas.

Section 2: That the City Manager is hereby directed to erect a plaque with pictures of Roy Williams and Marvin Crenshaw honoring their achievement. This plaque will be placed under the pictures of Dallas City Council Members on the first floor of Dallas City Hall.

Section 3: That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

AGENDA ITEM # 74

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Mayor and City Council

CMO: T.C. Broadnax, 670-3297

MAPSCO: N/A

SUBJECT

Consideration and adoption of a resolution prohibiting the spending of any City of Dallas taxpayer funds on travel to North Carolina and products or services provided by any person or company principally residing in North Carolina - Financing: No cost consideration to the City (via Council Members Medrano, Clayton, Griggs, Narvaez, Kingston)

BACKGROUND

Due to the state of North Carolina's continued de jure discrimination against trans people, Council Members are requesting action by the Council prohibiting the spending of any City of Dallas taxpayer funds on travel to North Carolina and products or services provided by any person or company principally residing in North Carolina.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

No cost consideration to the City.

Memorandum

RECEIVED
2017 AUG -8 PM 1:21
CITY SECRETARY

CITY OF DALLAS

DATE August 4, 2017

TO The Honorable Michael S. Rawlings, Mayor

SUBJECT North Carolina Spending Ban

Due to the state of North Carolina's continued de jure discrimination against trans people, please place an item on the next available council agenda for consideration and adoption of a resolution prohibiting the spending of any City of Dallas taxpayer funds on travel to North Carolina and products or services provided by any person or company principally residing in North Carolina.

c: Honorable Dallas City Council
T.C. Broadnax, City Manager
Larry E. Casto, City Attorney
Craig Kinton, City Auditor
Rosa Rios, City Secretary
Kimberly Bizor Tolbert, Chief of Staff to the City Manager

AGENDA ITEM # 75

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Mayor and City Council

CMO: T.C. Broadnax, 670-3297

MAPSCO: N/A

SUBJECT

Consideration and adoption of an ordinance amending Chapter 15A, Elections, to limit both direct and indirect expenditures, in favor or against, in any city council race to the direct expenditure limit - Financing: No cost consideration to the City (via Council Members Kingston, Felder, Medrano, Clayton, Griggs)

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

No cost consideration to the City.

Memorandum

RECEIVED
2017 AUG -8 PM 1:21
CITY SECRETARY

CITY OF DALLAS

DATE August 8, 2017

TO The Honorable Michael S. Rawlings, Mayor

SUBJECT Political Action Committee Expenditure Reform

Please place an item on the next available council agenda for consideration and adoption of an ordinance amending Chapter 15A, Elections, to limit both direct and indirect expenditures, in favor or against, in any city council race to the direct expenditure limit.

ADAM MEDRANO

c: Honorable Dallas City Council
T.C. Broadnax, City Manager
Larry E. Casto, City Attorney
Craig Kinton, City Auditor
Rosa Rios, City Secretary
Kimberly Bizor Tolbert, Chief of Staff to the City Manager

AGENDA ITEM # 76

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Housing & Neighborhood Revitalization

CMO: Raquel Favela, 671-5257

MAPSCO: 56H

SUBJECT

A public hearing to receive comments on the proposed sale of eight unimproved properties acquired by the taxing authorities from the Sheriff to Dallas Neighborhood Alliance for Habitat, a qualified non-profit organization; and, at the close of the public hearing, authorize the City Manager to: **(1)** quitclaim eight unimproved properties to Dallas Neighborhood Alliance for Habitat, under the House Bill 110 process of the City's Land Transfer Program; and **(2)** release the City's non-tax liens included in the foreclosure judgment together with post-judgment non-tax liens, if any (list attached) - Revenue: $8,585

BACKGROUND

The House Bill (HB)110 process of the City's Land Transfer Program, in accordance with Section 2-26 of the Dallas City Code ("Code") and with Section 253.010 of the Texas Local Government Code, permits the City to sell land, that it acquired from the Sheriff through tax foreclosure and which it holds, as a trustee, for itself and the other taxing jurisdictions, to a qualified non-profit organization for the purpose of providing affordable housing, subject to the consent of the other taxing jurisdictions.

Property eligible for the HB110 process of the City's Land Transfer Program must be sold by quitclaim deed that includes a possibility of reverter and right of re-entry, triggered under certain conditions, including if construction of affordable housing is not completed on the property within three years of the non-profit's receipt of the quitclaim deed. The quitclaim deed must also include deed restrictions that require the desired development of the property and maintain the affordability of the property as required by the Code. Per the Code, the sales price of each property is $1,000 for up to 7,500 square feet of land plus $0.133 for each additional square foot of land, which amount is distributed by the City to both the City and the other taxing jurisdictions in accordance with Section 34.06 of the Texas Tax Code, plus an amount equal to the actual fees charged for recording the Sheriff's deed and the quitclaim deed in the real property records.

BACKGROUND (continued)

Prior to the approval of any sale, the Code requires that the City Council provide certain notices to the public and hold a public hearing to receive comments on the proposed sale of the land.

Dallas Neighborhood Alliance for Habitat (DNAH) submitted a proposal to construct eight single-family homes containing approximately 1,378 square feet on eight unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached to the resolution, for purchase by a low to moderate income homebuyers at a proposed sales price of $95,000 to $110,000 with construction to begin in May 2020.

This item calls for a public hearing to allow the public an opportunity to comment on the proposed sale of eight unimproved properties to DNAH, and, at the close of the public hearing, authorizes the sale of the properties to DNAH, by quitclaim deed and the release of the City's non-tax liens included in the foreclosure judgment and the post-judgment non-tax liens, if any.

In conformance with the Code, at least ten calendar days prior to the public hearing, a sign indicating the time and place of the public hearing was placed on the property, notification of the public hearing was mailed to property owners within 200 feet of the property, and notice of the public hearing was published in the Dallas Morning News.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On April 12, 2017, City Council authorized a public hearing to receive comments on the proposed sale by quitclaim deed of eight unimproved properties acquired by the taxing authorities from the Sheriff to Dallas Neighborhood Alliance for Habitat by Resolution No. 17-0588.

City Council was briefed by memorandum regarding this matter on April 28, 2017.

On May 10, 2017, this item was deferred by Councilmember Tiffinni A. Young.

On June 14, 2017, this item was deferred by Councilmember Tiffinni A. Young.

FISCAL INFORMATION

Revenue - $8,585

OWNER

Dallas Neighborhood Alliance for Habitat

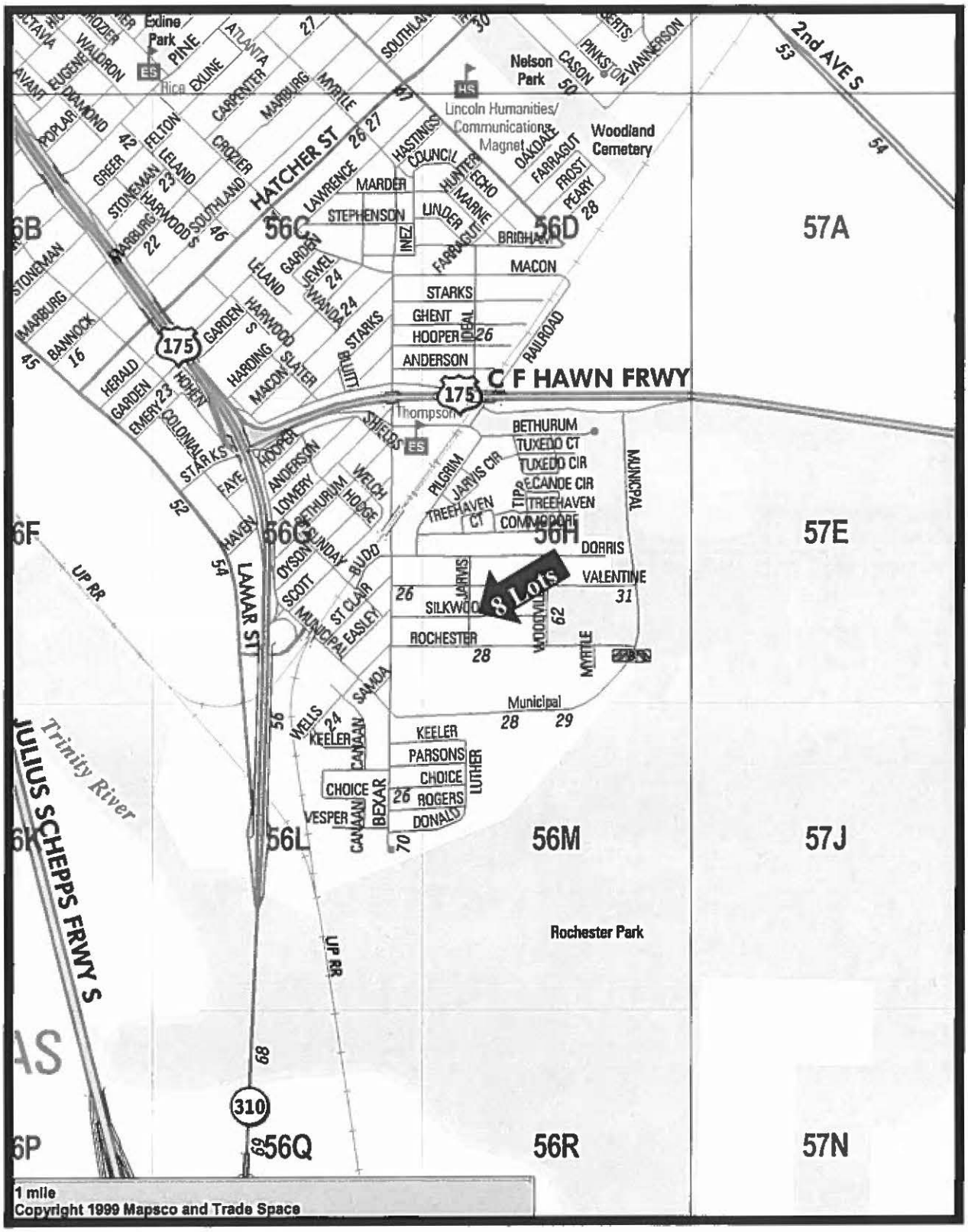
William Hall, Chief Executive Officer

MAP

Attached

Tax Foreclosure and Seizure Property Resale

Parcel No.	Address	Non-Profit Organization	Mapsco	DCAD Amount	Sale Amount	Vac/ Imp	Zoning
1.	2723 Silkwood	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
2.	2726 Silkwood	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
3.	3015 Valentine	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
4.	3027 Valentine	Dallas Neighborhood Alliance for Habitat	56H	$1,600	$1,585.00	V	PD-595
5.	2907 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
6.	2932 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
7.	3000 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595
8.	3014 Rochester	Dallas Neighborhood Alliance for Habitat	56H	$1,000	$1,000.00	V	PD-595


Edline Park
Nelson Park
Lincoln Humanities/ Communications Magnet
Woodland Cemetery
Rice
Thompson
HATCHER ST
LAMAR ST
C F HAWN FRWY
2nd AVE S
UP RR
JULIUS SCHEPPS FRWY S
Trinity River
Rochester Park
8 Lots
56B
56C
56D
57A
56F
56G
56H
57E
56L
56M
57J
56P
56Q
56R
57N
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MAPSCO 56H

WHEREAS, the City's Land Transfer Program, in accordance with Section 2-26 of the Dallas City Code ("Code") and with Section 253.010 of the Texas Local Government Code, permits the City to sell land, that it acquired from the Sheriff through tax foreclosure and which it holds, as a trustee, for itself and the other taxing jurisdictions, to a qualified non-profit organization for the purpose of providing affordable housing, subject to the consent of the other taxing jurisdictions; and

WHEREAS, property eligible for the House Bill (HB)110 process of the City's Land Transfer Program must be sold by quitclaim deed that includes a possibility of reverter and right of re-entry, triggered under certain conditions, including if construction of affordable housing is not completed on the property within three years of the non-profit's receipt of the quitclaim deed; and

WHEREAS, the quitclaim deed must also include deed restrictions that require the desired development of the property and maintain the affordability of the property as required by the Code; and

WHEREAS, per the Code, the sales price of each property is $1,000 for up to 7,500 square feet of land plus $0.133 for each additional square foot of land, which amount is distributed by the City to both the City and the other taxing jurisdictions in accordance with Section 34.06 of the Texas Tax Code, plus an amount equal to the actual fees charged for recording the Sheriff's deed and the quitclaim deed in the real property records; and

WHEREAS, prior to the approval of any sale, the Code requires that the City Council provide certain notices to the public and hold a public hearing to receive comments on the proposed sale of the land; and

WHEREAS, Dallas Neighborhood Alliance for Habitat, submitted a proposal to construct eight single-family homes containing approximately 1,378 square feet on eight unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached hereto and made a part hereof (hereinafter the "property"), for purchase by a low to moderate income homebuyer at a proposed sales price of $95,000 to $110,000 with construction to begin in May 2020; and

WHEREAS, at least ten calendar days prior to the public hearing, a sign indicating the time and place of the public hearing was placed on the property, notification of the public hearing was mailed to property owners within 200 feet of the property, and notice of the public hearing was published in the Dallas Morning News.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That upon receipt of the requisite monetary consideration from Dallas Neighborhood Alliance for Habitat (hereinafter the "non-profit organization") and the approval of the governing bodies of the other affected taxing jurisdictions, the City Manager is hereby authorized to execute a quitclaim deed, approved as to form by the City Attorney and attested by the City Secretary, quitclaiming the property, acquired by the taxing authorities from the Sheriff, to the non-profit organization, subject to the conditions contained in this resolution.

SECTION 2. That the City Manager is hereby authorized to execute instruments, approved as to form by the City Attorney, releasing the City's non-tax liens included in the foreclosure judgment and post-judgment non-tax liens, if any, on the property.

SECTION 3. That the non-profit organization's proposal for the development of affordable housing on the property, described in Exhibit A, is hereby approved.

SECTION 4. That the quitclaim deed shall contain:

(a) A copy or summary of the proposal from the non-profit organization for the property and a requirement that the non-profit organization develop the property in accordance with the proposal, including the timetable specified in the proposal.

(b) A possibility of reverter with right of re-entry if the Director of Housing & Neighborhood Revitalization determines that the non-profit organization:

(i) has failed to take possession of the property within ninety calendar days after receiving the quitclaim deed;

(ii) has failed to complete construction of affordable housing on the property within three years after receiving the quitclaim deed or by the end of any extended development period approved by the City Council in accordance with Section 2-26.6(c) of the Code;

(iii) is not developing the property in compliance with the timetable specified in the non-profit organization's proposal;

(iv) is unable to develop the land in compliance with its proposal because a request for a zoning change has been denied;

(v) has incurred a lien on the property because of violations of the Code or other City ordinances within three years after receiving the quitclaim deed; and

SECTION 4. (continued)

(vi) has sold, conveyed, or transferred the property without the consent of the City and the other affected taxing jurisdictions within three years after receiving the quitclaim deed.

(c) Deed restrictions requiring the purchaser to:

(i) restrict the sale and resale of owner-occupied property to low-income individuals or families for five years after the date the deed from the non-profit organization to the initial homebuyer is filed in the real property records of the county in which the property is located;

(ii) require the non-profit organization to develop all proposed housing units on the property in accordance with the Code and all applicable City ordinances and state and federal laws within three years after receiving the quitclaim deed or by the end of any extended development period approved by the City Council in accordance with Section 2-26.6(c) of the Code, and to obtain inspections and approval of the housing units by the City before initial occupancy; and

(iii) require any low-income individual or family who purchases a housing unit on a property to maintain the housing unit in accordance with the Code and all applicable City ordinances and state and federal laws for a period of five years after the date the deed from the non-profit organization to the initial homebuyer is filed in the real property records of the county in which the property is located.

(d) An indemnification by the non-profit organization of the City and other affected taxing jurisdictions.

(e) A statement and acknowledgment that the quitclaim deed for the property is subject to all redemption rights provided by state law.

SECTION 4. (continued)

(f) The non-profit organization's representation and agreement that it did not purchase the property on behalf of a "prohibited person" and will not sell or lease the property to a "prohibited person" for five years from the date of the quitclaim deed. A "prohibited person" is any party who was named as a defendant in the legal proceedings where the City obtained a final judgment for delinquent taxes and an order to foreclose its tax lien on the property or person in the judgment or seizure tax warrant, or the Sheriff's deed as the owner of the property, authorized seized and ordered sold for delinquent taxes and any municipal health and safety liens.

SECTION 5. That the City Manager is hereby authorized to execute instruments, approved as to form by the City Attorney, releasing the City's possibility of reverter with right of re-entry and terminating the deed restrictions to the property upon compliance with all terms and conditions of Section 2-26 of the Code and the quitclaim deed, including the deed restrictions and the proposal.

SECTION 6. That the non-profit organization shall be responsible for the pro-rata taxes assessed on the property from the date of closing for the remaining part of the then-current calendar year. The property shall be placed back on the tax rolls effective as of the date of execution of the quitclaim deed.

SECTION 7. That any procedures required by Section 2-24 of the Code that are not required by state law are hereby waived with respect to conveyance of the property.

SECTION 8. That the monetary consideration received from the non-profit organization shall be distributed pursuant to the Section 34.06 of the Texas Tax Code.

SECTION 9. That any and all proceeds for the City's sale of the property to the non-profit organization be deposited in General Fund, Fund 0001, Department DEV, Balance Sheet 0519.

SECTION 10. That upon receipt of the monetary consideration from the non-profit organization, the Chief Financial Officer is hereby authorized to disburse proceeds of the sale of the property in accordance with Section 34.06 of the Texas Tax Code, which calculations for disbursement shall be provided by the Director of Sustainable Development and Construction, to the City of Dallas Land Based Receivables, the Dallas County District Clerk and the Dallas County Tax Office from the account specified in Section 9 above.

SECTION 11. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

EXHIBIT "A"

LAND TRANSFER PROPERTIES				
PARCEL NUMBER	**STREET ADDRESS LEGAL DESCRIPTION**	**QUALIFIED PURCHASER**	**NUMBER OF HOMEOWNER UNITS**	**SALE AMOUNT**
1	**2723 Silkwood** Lot 13, Rochester Park Block 1/7072	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
2	**2726 Silkwood** Lot 14, Rochester Park Block 2/7072	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
3	**3015 Valentine** TR 15 - 40x120, 170'FR Woodville Block 7068	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
4	**3027 Valentine** TR 17 - 100x120, 250'FR Woodville Block 7068	Dallas Neighborhood Alliance for Habitat	1	$1,585.00
5	**2907 Rochester** Lot 24, Rochester Park Block 7/7072	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
6	**2932 Rochester** Lot 15, Rochester Park Block 8/7072	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
7	**3000 Rochester** TR 1 - 50x127.5, Rochester and Woodville Block 7070	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
8	**3014 Rochester** TR 4 Block 7070	Dallas Neighborhood Alliance for Habitat	1	$1,000.00
TOTAL				**$8,585.00**

AGENDA ITEM # 77

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 35 U

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict and private school uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street

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

Z167-132(JM)

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER: Z167-132(JM) **DATE FILED:** November 11, 2016

LOCATION: Southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street

COUNCIL DISTRICT: 14 **MAPSCO:** 35 U

SIZE OF REQUEST: ±0.62 acres **CENSUS TRACT:** 7.02

APPLICANT/OWNER: Chapel of the Cross

REPRESENTATIVE: Jack Fiedler, Masterplan

REQUEST: An application for a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict and private school uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District.

SUMMARY: The purpose of this request is to allow a private school to operate at the existing church and parking lot across an alleyway. [St. Timothy's Reformed Episcopal Church School]

CPC RECOMMENDATION: **Approval**, subject to a development plan and conditions.

STAFF RECOMMENDATION: **Approval**, subject to a development plan and conditions.

BACKGROUND INFORMATION:

- The church was originally constructed in 1934, according to DCAD records. Historic aerials begin in 1952 and show an established structure. In 1960, additions were made to the church. The total floor area is 18,269 square feet.

- The church began operating a private school in 2011. A Specific Use Permit (SUP) is required to operate a private school in a residential subdistrict. Additionally, required parking is not allowed across an alleyway in a residential subdistrict. For these reasons, the request was made to allow the parking across the alleyway by creating a PD subdistrict and to make a private school use allowable by right.

- Expected enrollment could reach up to 65 students. At this time, there are 47 students.

- A traffic management plan was not required by the City Engineering Division. A traffic assessment was submitted and found that since no queuing occurs for the school, a traffic management plan was not required to operate drop-off and pick-up by parents.

Zoning History:

There has been one zoning case within the vicinity of the area of request in the last five years.

1. **Z145-147**: On May 13, 2015, City Council approved PDS No. 116 for O-2 Office Subdistrict Uses and MF-2 Multiple-family Subdistrict uses on property within Planned Development District No. 193, the Oak Lawn Special Purpose District, located at the west corner of North Central Expressway and Oliver Street, and the southeast line of McKinney Avenue, south of Oliver Street.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Right-of-Way
Cole Avenue	Minor Arterial	80 feet
Oliver Street	Local	50 feet

Land Use:

	Zoning	Land Use
Site	PD No. 193, MF-2	Church/school
North	PD No. 193, MF-2	Multifamily
East	PD No. 193, MF-2	Multifamily
South	PD No. 193, MF-2	Multifamily
West	PD No. 193, MF-2	Multifamily

Traffic:

The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined that it will not have a detrimental impact on the surrounding street system. A traffic management plan was not required, based on observations made by a traffic engineer and approved by the Engineering Division. As stated in the traffic assessment (attached), "the existing private school referenced (above) does not operate with a typical 'carpool' during drop-off and pick-up times. Based upon our observations conducted on site, the majority of all student drop-off and pick-up occurs within the School's parking lot located across the alley, behind the church/school building."

This observation led to the following conclusion: "Although the School does not unduly effect traffic operations on the public roadway, in order to be proactive, it is my recommendation that the School urge all parents to conduct all passenger loading/unloading from the parking lot and not utilize the public street for loading/unloading of passengers. This self-imposed restriction should be renewed at least once per semester and otherwise, as needed. Notwithstanding this action, we contend that a typical Traffic Management Plan is not warranted for this school."

Comprehensive Plan:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

The request complies with the following land use goals and policies of the Comprehensive Plan:

NEIGHBORHOOD PLUS

Policy 4.2 Support and leverage emerging school quality and school choice programs.

Land Use Compatibility:

Surrounding properties contain multifamily uses. The church has existed in the neighborhood since 1934. In 2011, the church added a private school with 47 students currently enrolled. According to the applicant, the students are from the immediate area, all patrons of the church, and walk/carpool to the school/church site.

This request is tied to a development plan and conditions. The development plan indicates that there is 18,269 square feet of floor area. The floor area includes five kinder/elementary classrooms, three middle school classrooms, and two high school classrooms. The remainder of the space is solely for the church use. A licensed traffic engineer completed an observation of the traffic produced by the existing school and considered the increase in enrollment, yet found that no traffic management plan should be required. The Engineering Division agreed with this finding. The traffic assessment is included in this report. The reasoning behind this finding is due to a lack of queuing. The existing parking lot is located across an alleyway. Therefore, parents have to park to retrieve their children/students of the school. Other than allowing a private school by right, the only other condition being modified by the PD subdistrict is to allow the required parking on a separate lot from the main use.

The parking lot that serves the church and school was constructed shortly after an addition was made to the church in 1962. The existing certificate of occupancy for the church states that no parking is required. Staff was unable to find supporting documents to indicate why the church was not required to have parking. If the parking lot is found to be serving the church for required parking, the proposed private school and church would have to arrange shared parking with the City permitting office in order to obtain a certificate of occupancy for the private school use.

Parking:

Parking required by Sec. 51P 193.107(g)(1)(C) states that one and one-half parking spaces are required for each kindergarten/elementary school classroom, three and one-half parking spaces are required for junior high/middle school classroom, and nine and one-half spaces for each senior high school classroom. The applicant has proposed a maximum of 10 classrooms; five kindergarten/elementary, three junior high/middle, and two high school classrooms. This means that 38 parking spaces are required for the proposed private school use.

Additionally, Sec. 51P 193.107(f)(1)(C) states that for a church use one parking space must be provided for every four fixed seats OR for every 28 sq. ft. of floor area. At the time of this report, the applicant was unable to identify the number of fixed seats or square-footage of church floor area.

According to the development plan submitted, the site has two parking spaces located to the west along the alley frontage. Across the alley, the church has a parking lot with an additional 43 parking spaces. In all, there are 45 parking spaces to fulfill the requirements of the proposed private school and existing church.

In PD No. 193, remote parking on a separate lot is not allowed in a residential district; therefore, the request is made to consider the entire subject area as one lot. This means that the parking across the alley can count for the proposed school and existing church's required parking.

Screening:

Sec. 51P-193.126(a)(3) states that all surface parking must be screened from the street and residentially zoned property by a minimum height of three and one-half feet above the parking surface. A solid wood or masonry fence or wall is an allowed screening method. The subject parking lot across the alleyway has multifamily adjacency and along the north, west, and south boundaries. With no increase to the existing building height, floor area ratio, or non-permeable coverage of the lot, the request will not trigger any screening. Adjacent properties have provided screening walls including chain-link to the south, masonry to the southwest, and solid wood to the west. No screening is provided along Oliver Avenue. The subject parking lot has operated as a parking lot since the 1960s. The property owner cleaned-up the parking lot, which is entirely paved with asphalt.

Landscaping:

With no increase to the existing building height, floor area ratio, or non-permeable coverage of the lot, the request will not trigger any additional landscaping, as required in Sec. 51P 193.126.

CPC Action:
June 22, 2017

Motion I: In considering an application for a Planned Development Subdistrict for MF-2 Multifamily Subdistrict and private school uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street, it was moved to **hold** this case under advisement until September 7, 2017 and direct staff to re-notice and re-advertise for a specific use permit.

Maker: Jung
Second: Housewright
Result: Failed: 4 to 10

For: 4 - Rieves, Houston, Haney, Jung

Against: 10 - Anglin, Davis, Shidid, Anantasomboon, Mack, Housewright, Schultz, Peadon, Murphy, Tarpley
Absent: 1 - Ridley
Vacancy: 0

Motion II: It was moved to recommend **denial** of a Planned Development Subdistrict for MF-2 Multifamily Subdistrict and private school uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street.

Maker: Jung
Second: None
Result: Failed for lack of a second

Motion III: It was moved to recommend **approval** of a Planned Development Subdistrict for MF-2 Multifamily Subdistrict and private school uses, subject to a development plan and conditions with limiting student population to 65 on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street.

Maker: Anglin
Second: Houston
Result: Carried: 13 to 1

For: 13 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Mack, Haney, Housewright, Schultz, Peadon, Murphy, Tarpley

Against: 1 - Jung
Absent: 1 - Ridley
Vacancy: 0

Notices: Area: 200 Mailed: 94
Replies: For: 5 Against: 8

Speakers: For: Dallas Cothrum, 900 Jackson St., Dallas, TX, 75202
Samme Sharley Smith, 4344 Travis St., Dallas, TX, 75205
Alonzo See III, 6507 Bob-O-Link Dr., Dallas, TX, 75214
Finley Carin, 4031 Prescott Ave., Dallas, TX, 75205
For (Did not speak): Duncan Frissell, 12680 Hillcreast Rd., Dallas, TX, 75230
Jennifer Lee, 9506 Moss Farm Ln., Dallas, TX, 75243
Melaine Coley, 4650 Cole Ave., Dallas, TX, 75205
Christine Javed, 14255 Preston Rd., Dallas, TX, 75254
Pauline Anderson, 230 E. Fifth St., Dallas, TX, 75205
William Brummett, 802 Pebble Ridge Dr., Lewisville, TX, 75067
Christine Del Rosario, 3900 Swiss Ave., Dallas, TX, 75204
Stephanie Pickett, 7026 Vivian Ave., Dallas, TX, 75223
Matt Duffy, 3308 Chanldler Ct., Irving, TX, 75062
Steve Lord, 4500 Westridge Ave., Fort Worth, TX, 76116
Andrew Dittman, 1114 Midway Dr., Richardson, TX, 75081
Mikel Del Rosario, 3900 Swiss Ave., Dallas, TX, 75204
Michael D. Vinson, 304 Glenn Ave., Rockwall, TX, 75087
Jim Cole, 4333 Cole Ave., Dallas, TX, 75205
Thomas Smith, 9418 Timberleaf Dr., Dallas, TX, 75243
Matthew Banek, 9305 Nottingham Ct., Rockwall, TX, 75088
Davis Bucy, 7043 Helsem Way, Dallas, TX, 75230
Kathleen Smith, 9418 Timberleaf Dr., Dallas, TX, 75243
John Thorpe, 8505 Hackney Ln., Dallas, TX, 75238
Christine Boonzaaijer, 4329 Cole Ave., Dallas, TX, 75205
Aaron Caughran, 6310 Vanderbilt Ave., Dallas, TX, 75214
Allison Steinberg, 4339 Buena Vista St., Dallas, TX, 75205
Lilian Archbold, 908 Chimney Hill Trl., Southlake, TX, 76092
Edwin Archbold, 908 Chimney Hill Trl., Southlake, TX, 76091
Joe Hernerding, 3966 McKinney Blvd., Dallas, TX, 75204
John Boonzaaijer, 4329 Cole Ave., Dallas, TX, 75205
Lois Roth, 12680 Hillcrest Rd., Dallas, TX, 75230
Against: None

List of Owners

The Chapel of the Cross
A Reformed Episcopal Church

4333 Cole Avenue Dallas, Texas 75205 214-521-6062 www.TheChapeloftheCross.com

REFORMED EPISCOPAL
AΩ

Specific Use Permit for a Private School

Officers:

Rector	The Rev. John P. Boonzaaijer
Sr. Warden	Edwin Archbold
Jr. Warden	Dave Windrick
Treasurer	Elizabeth See
Secretary	Joshua Funk

in the low Church Episcopal tradition.

Z167-132

CPC Recommended PDS Conditions

"ARTICLE

PD

"Division S-__. PD Subdistrict __.

SEC. S-__.101. LEGISLATIVE HISTORY.

PD Subdistrict __ was established by Ordinance No. _____, passed by the Dallas City Council on _____.

SEC. S-__.102. PROPERTY LOCATION AND SIZE.

PD Subdistrict __ is established on property generally located on the southwest corner of Cole Avenue and Oliver Street, on both sides of the alley on the southwest side of Oliver Street. The size of PD Subdistrict __ is approximately 0.78 acres.

SEC. S-__.103. DEFINITIONS AND INTERPRETATIONS.

(a) Unless otherwise stated, the definitions and interpretations in Chapter 51 and Part I of this article apply to this division. If there is a conflict, this division controls. If there is a conflict between Chapter 51 and Part I of this article, Part I of this article controls.

(b) In this division, SUBDISTRICT means a subdistrict of PD No. 193.

(c) Unless otherwise stated, all references to articles, divisions, or sections in this division are to articles, divisions, or sections in Chapter 51.

(d) This Subdistrict is considered to be a residential zoning district.

SEC. S-_____.104. EXHIBIT.

The following exhibit is incorporated into this division: Exhibit S-____A: development plan.

SEC. S-_____.105. DEVELOPMENT PLAN.

(a) Development and use of the Property for a private school must comply with the development plan (Exhibit S- A). If there is a conflict between the text of this division and the development plan, the text of this division controls.

(c) For all other uses, no development plan is required, and the provisions of Section 51-4.702 regarding submission of or amendments to a development plan, site analysis plan, conceptual plan, development schedule, and landscape plan do not apply.

SEC. S-__.106. MAIN USES PERMITTED.

(a) Except as provided in this section, the only main uses permitted in this subdistrict are those main uses permitted in the MF-2 Multiple Family Subdistrict, subject to the same conditions applicable in the MF-2 Multiple Family Subdistrict, as set out in Part I of this article. For example, a use permitted in the MF-2 Multiple Family Subdistrict only by specific use permit (SUP) is permitted in this subdistrict only by SUP; a use subject to development impact review (DIR) in the MF-2 Multiple Family Subdistrict is subject to DIR in this subdistrict; etc.

(b) The following use is permitted by right:

-- Private school.

SEC. S-__.107. ACCESSORY USES.

(a) As a general rule, an accessory use is permitted in any subdistrict in which the main use is permitted. Some specific types of accessory uses, however, due to their unique nature, are subject to additional regulations in Section 51P-193.108. For more information regarding accessory uses, consult Section 51P-193.108.

(b) The following accessory uses are not permitted:

- Private stable.
- Amateur communication tower.
- Open storage.

SEC. S-__.108. YARD, LOT, AND SPACE REGULATIONS.

(Note: The yard, lot, and space regulations in this section must be read together with the yard, lot, and space regulations in Part I of this article. If there is a conflict between this section and Part I of this article, this section controls.)

(a) In general. Except as provided in this section, the yard, lot, and space regulations for the MF-2 Multiple Family Subdistrict apply.

(b) Height for a private school. Maximum structure height is 36 feet.

SEC. S-__.109. OFF-STREET PARKING AND LOADING.

(a) Consult Part I of this article for the specific off-street parking and loading requirements for each use.

SEC S-__.110. ENVIRONMENTAL PERFORMANCE STANDARDS.

See Article VI

SEC. S-__.111. LANDSCAPING.

(a) Landscaping and screening must be accordance with Part 1 of this article.

(b) Plant materials must be maintained in a healthy, growing condition.

SEC. S-__.112. SIGNS

(a) In general. Signs must comply with the provisions for non-business zoning districts in Article VII.

(b) Church.

(1) For signage purposes, the entire subdistrict is considered as one lot.

SEC. S-____.113. ADDITIONAL PROVISIONS.

(a) Maximum enrollment for a private school use is 65 students.

(b) For parking purposes, this subdistrict is considered one lot.

(c) The Property must be properly maintained in a state of good repair and neat appearance.

(d) Development and use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the city.

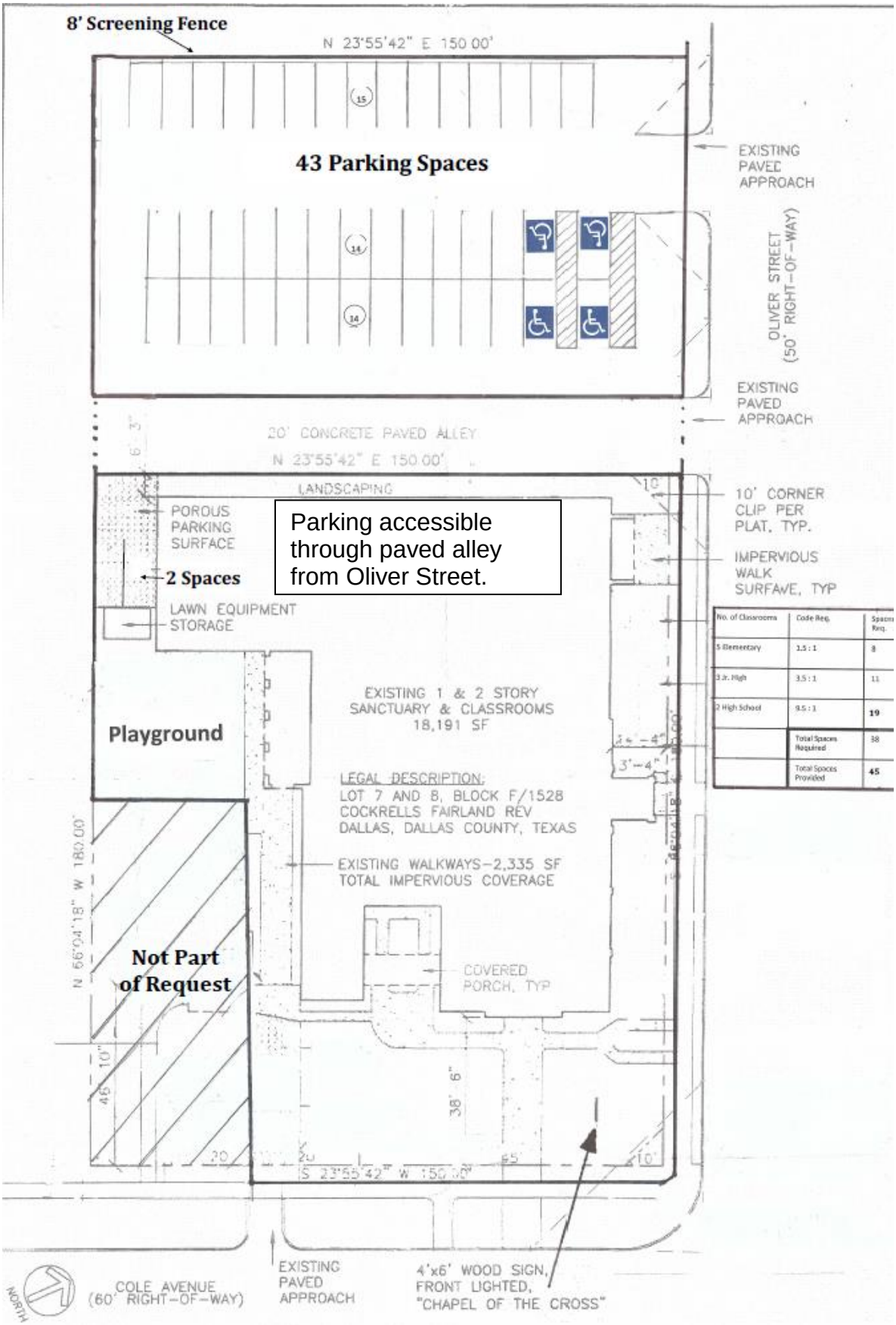
(e) Development and use of the Property must comply with Part I of this article.

SEC. S-__.114. COMPLIANCE WITH CONDITIONS.

(a) All paved areas, permanent drives, and drainage structures, if any, must be constructed in accordance with standard city specifications, and completed to the satisfaction of the city.

(b) The building official shall not issue a building permit to authorize work, or a certificate of occupancy to authorize the operation of a use, in this subdistrict until there has been full compliance with this division, the Dallas Development Code, the construction codes, and all other ordinances, rules, and regulations of the city.

Proposed Development Plan



No. of Classrooms	Code Req.	Spaces Req.
5 Elementary	1.5 : 1	8
3 Jr. High	3.5 : 1	11
2 High School	9.5 : 1	19
	Total Spaces Required	38
	Total Spaces Provided	45

Traffic Assessment

Pacheco Koch
7557 Rambler Road, Suite 1400
Dallas, Texas 75231-2388
(972) 235-3031 www.pkce.com
TX. REG: ENGINEERING FIRM F-14439
TX. REG. SURVEYING FIRM LS-10193805-00

MEMORANDUM

To: Gabriel Dowell, District Engineer – City of Dallas Mobility and Street Services Department, Transportation Safety Operations

From: Steve E. Stoner, P.E., PTOE

CC: Dallas, Cothrum, Karl Crawley, Jack Fiedler – Masterplan

Date: April 17, 2017

Subject: **Z167-132 - Saint Timothy School on Cole Avenue at Oliver Street**
PK#3205-17.074

Gabriel, per our conversation on Thursday, April 13, the existing private school referenced above does not operate with a typical 'carpool' during drop-off and pick-up times. Based upon our observations conducted on site, the majority of all student drop-off and pick-up occurs within the School's parking lot located across the alley, behind the church/school building (see attached exhibit to illustrate). Isolated events of drop-off and pick-up occurred along the curbside of Oliver Street, however this does not restrict the flow of traffic along Oliver street. (NOTE: On-street parking or standing is permitted. Also, School enrollment is approximately 50 students, so the overall volume of traffic generated by the School is very low compared to most schools. The current traffic volume on Oliver Street is also very low – less than 1,000 vehicles per day.)

Although the School does not unduly effect traffic operations on the public roadway, in order to be proactive, it is my recommendation that the School urge all parents to conduct all passenger loading/unloading from the parking lot and not utilize the public street for loading/unloading of passengers. This self-imposed restriction should be renewed at least once per semester and otherwise, as needed. Notwithstanding this action, we contend that a typical Traffic Management Plan is not warranted for this school.

Please contact me if you have any questions regarding this correspondence.

END OF MEMO

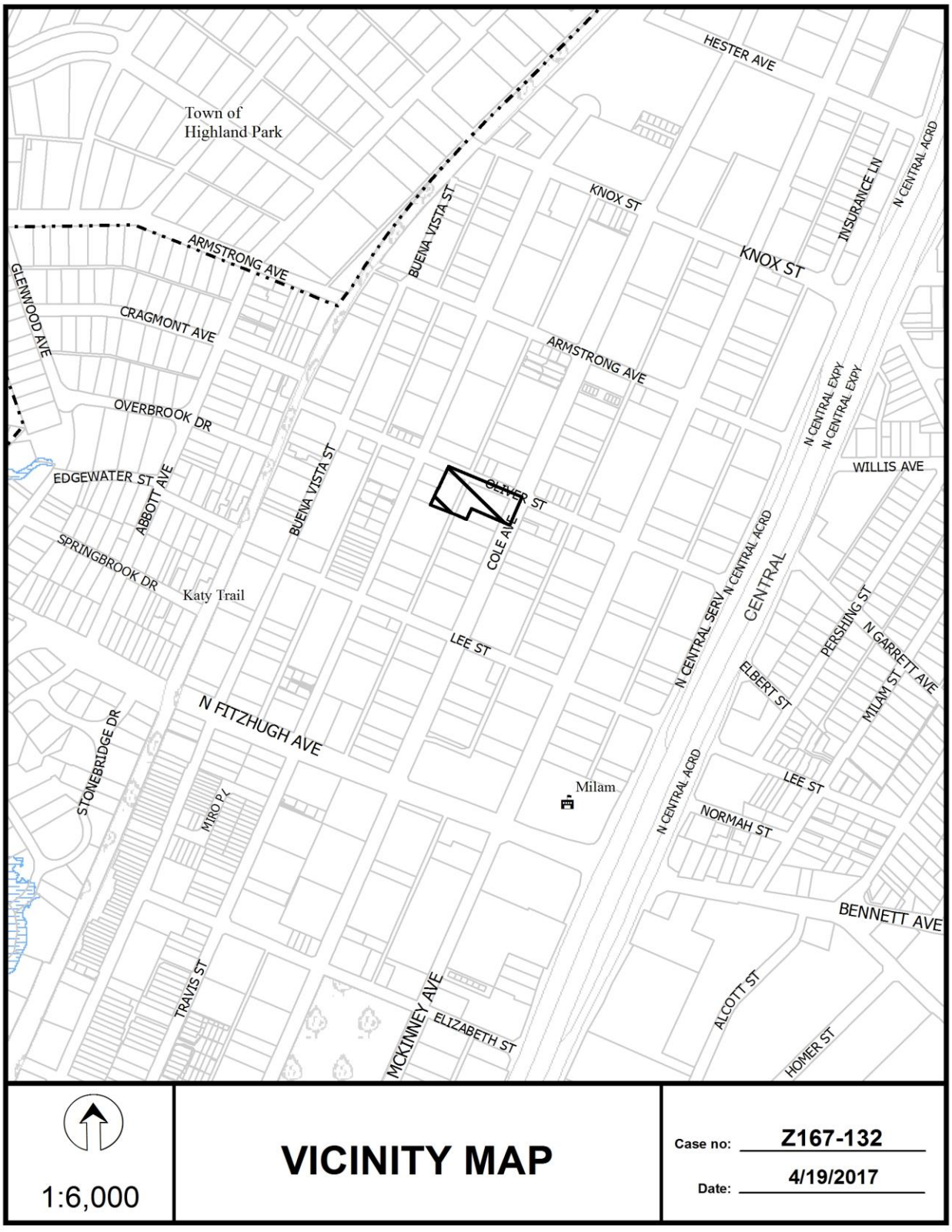
Exhibit 1. Saint Timothy School - Traffic Access and Circulation
4333 Cole Avenue
PK #3205-17.074

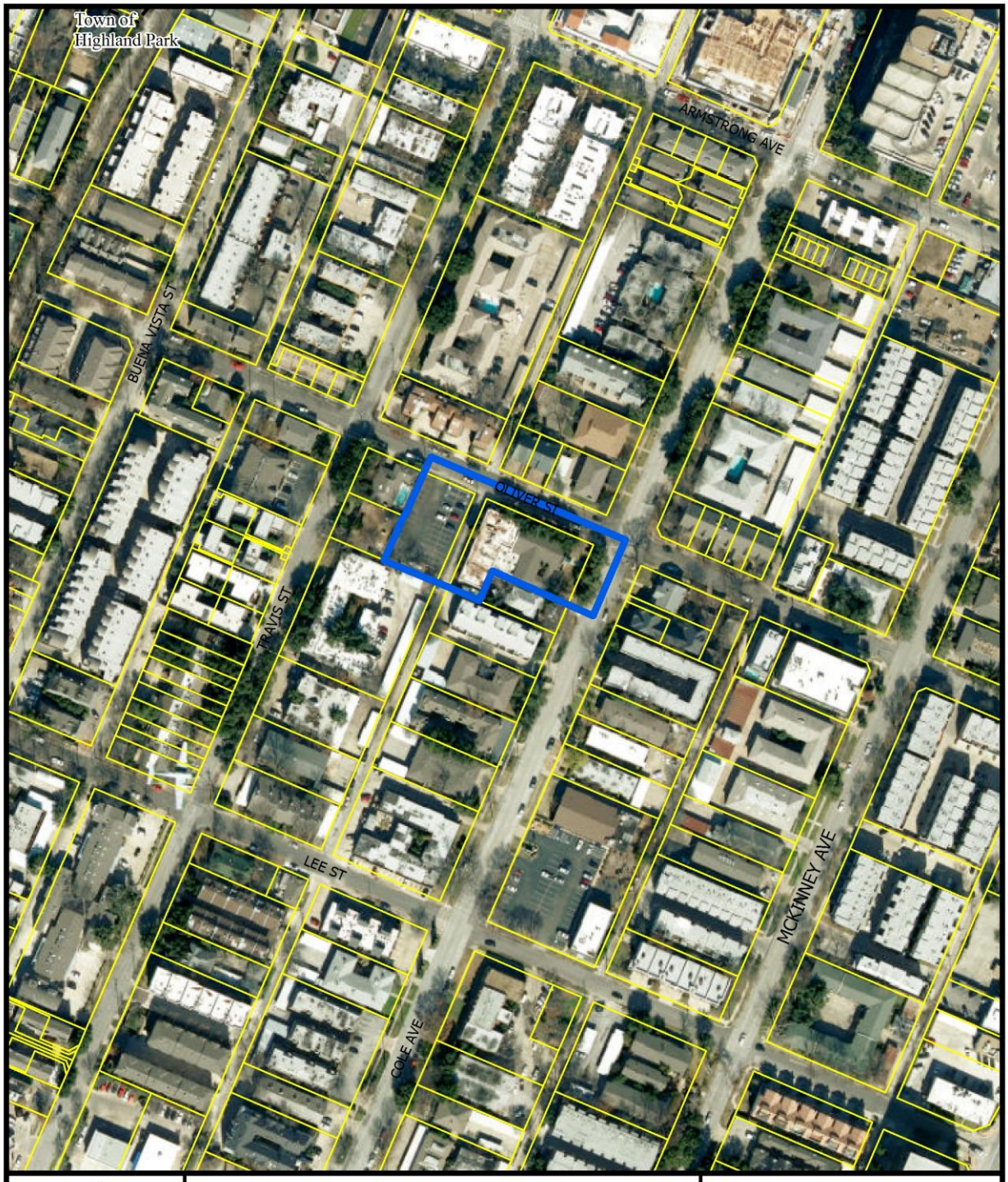
Munoz, Jennifer

From:	Dowell, Gabriel
Sent:	Tuesday, April 25, 2017 3:08 PM
To:	Munoz, Jennifer
Subject:	FW: Saint Timothy School/The Chapel of the Cross
Attachments:	3205-17.074 TMP Memo 2017-04-17.pdf

Jennifer,

I have been working with Steve Stoner and the school and the above memo should be included in the zoning file. Staff concurs with this memo and the case may move forward without a TMP.


HESTER AVE
Town of
Highland Park
KNOX ST
INSURANCE LN
N CENTRAL ACRD
BUENA VISTA ST
ARMSTRONG AVE
GLENWOOD AVE
CRAGMONT AVE
OVERBROOK DR
EDGEWATER ST
ABBOTT AVE
SPRINGBROOK DR
Katy Trail
OLIVER ST
COLE AVE
N CENTRAL EXPY
WILLIS AVE
N CENTRAL SERV
CENTRAL
PERSHING ST
N GARRETT AVE
MILAM ST
ELBERT ST
LEE ST
N FITZHUGH AVE
STONEBRIDGE DR
MIRO PL
Milam
NORMAH ST
BENNETT AVE
TRAVIS ST
MCKINNEY AVE
ELIZABETH ST
ALCOTT ST
HOMER ST
1:6,000
VICINITY MAP
Case no: Z167-132
Date: 4/19/2017



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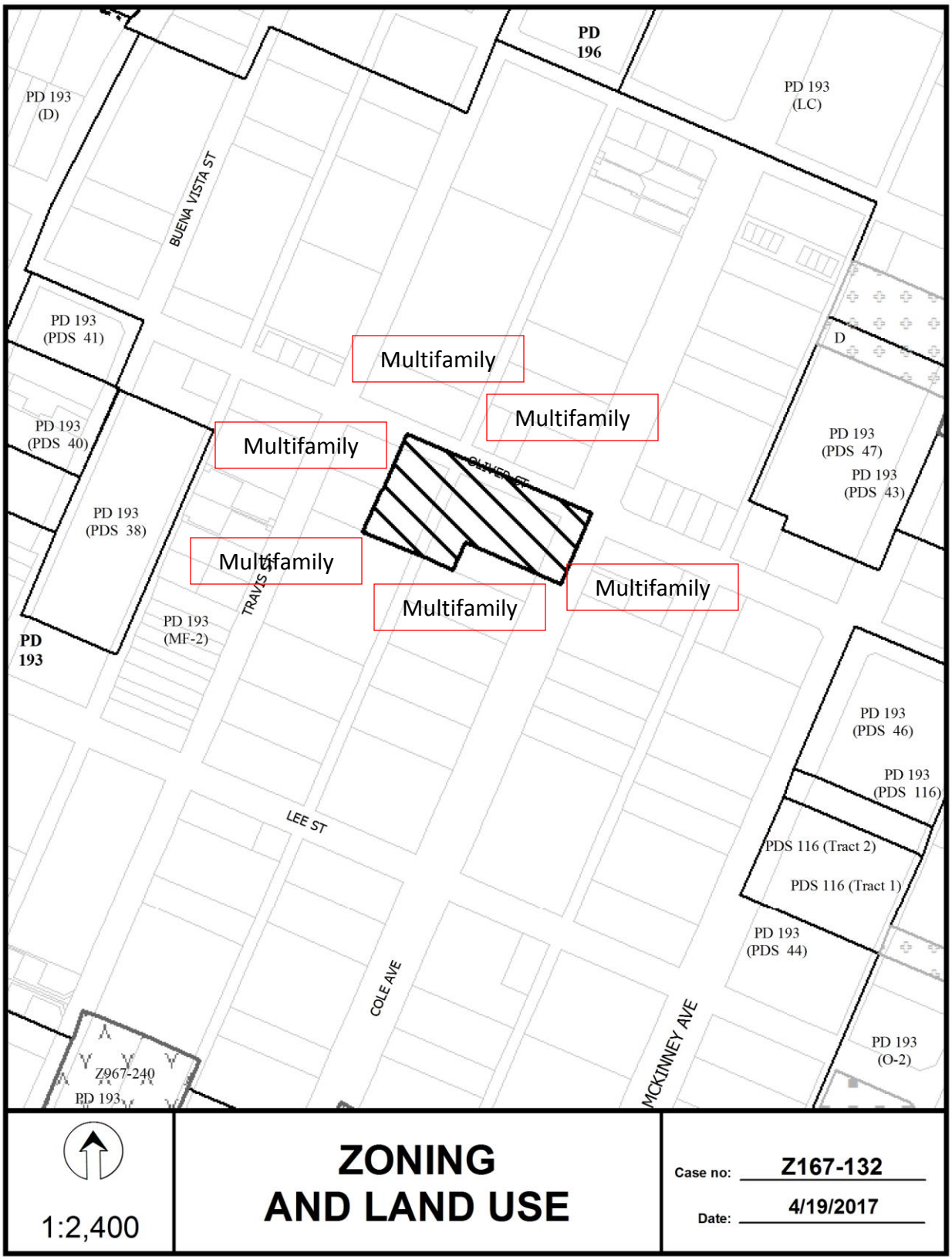
AERIAL MAP

Case no: Z167-132

Date: 4/19/2017


PD 196
PD 193 (D)
PD 193 (LC)
BUENA VISTA ST
PD 193 (PDS 41)
PD 193 (PDS 40)
PD 193 (PDS 38)
PD 193 (MF-2)
PD 193
Multifamily
Multifamily
Multifamily
Multifamily
Multifamily
Multifamily
OLIVER ST
TRAVIS
LEE ST
COLE AVE
MCKINNEY AVE
D
PD 193 (PDS 47)
PD 193 (PDS 43)
PD 193 (PDS 46)
PD 193 (PDS 116)
PDS 116 (Tract 2)
PDS 116 (Tract 1)
PD 193 (PDS 44)
PD 193 (O-2)
Z967-240
PD 193
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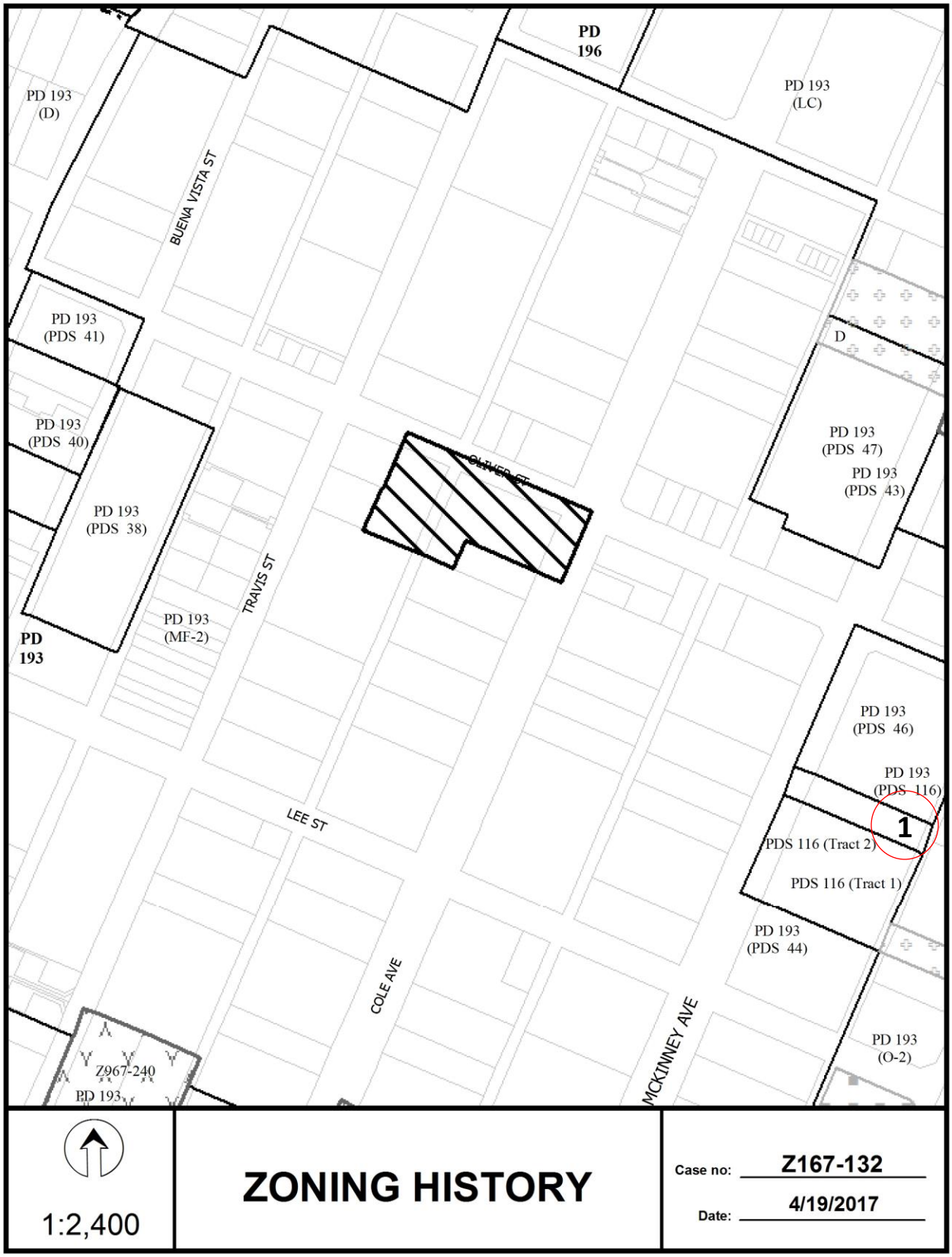
ZONING AND LAND USE
Case no: Z167-132
Date: 4/19/2017


PD 196
PD 193 (D)
PD 193 (LC)
BUENA VISTA ST
PD 193 (PDS 41)
PD 193 (PDS 40)
PD 193 (PDS 38)
PD 193 (PDS 47)
PD 193 (PDS 43)
D
OLIVER ST
TRAVIS ST
PD 193 (MF-2)
PD 193
PD 193 (PDS 46)
PD 193 (PDS 116)
1
LEE ST
PDS 116 (Tract 2)
PDS 116 (Tract 1)
PD 193 (PDS 44)
COLE AVE
MCKINNEY AVE
PD 193 (O-2)
Z967-240
PD 193
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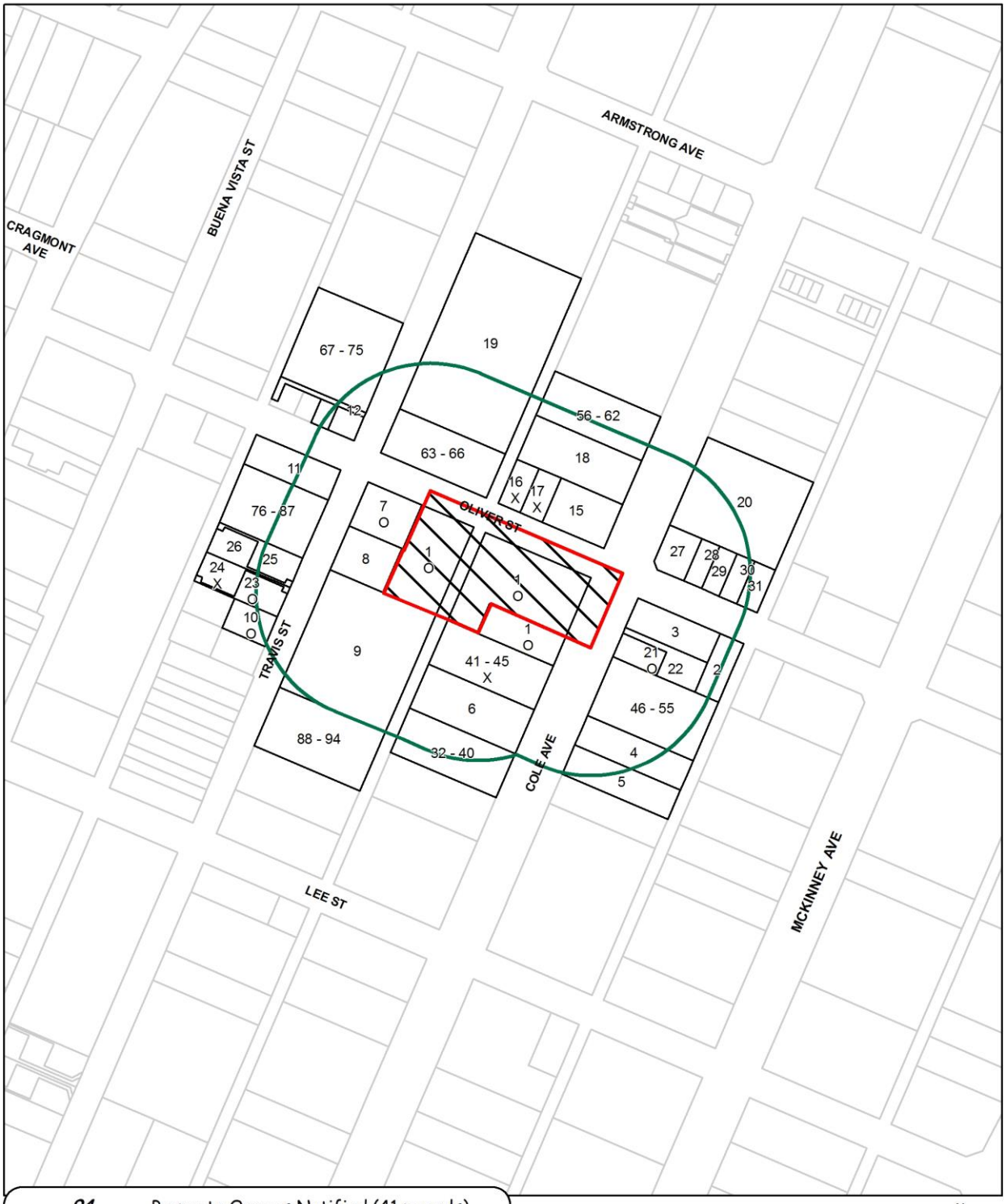
ZONING HISTORY
Case no: Z167-132
Date: 4/19/2017

CPC Responses



94	Property Owners Notified (41 parcels)
5	Replies in Favor (7 parcels)
8	Replies in Opposition (4 parcels)
200'	Area of Notification
6/22/2017	Date

Z167-132
CPC

N
W E
S

1:2,400

06/21/2017

Reply List of Property Owners

Z167-132

94 Property Owners Notified ***5 Property Owners in Favor*** ***8 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
O	1	4333	COLE AVE	CHAPEL OF THE CROSS INC
	2	3119	OLIVER ST	PERRYMILLER DAVIDSON A
	3	4346	COLE AVE	FALCONE A W FAMILY LTD PS THE
	4	4326	COLE AVE	MRJ PPTY LP
	5	4322	COLE AVE	MALT INVESTMENTS INC
	6	4321	COLE AVE	WIMBERLEY JOHN E
O	7	4344	TRAVIS ST	BURKHEAD SAMUEL SHARLEY
	8	4338	TRAVIS ST	GARVEY GREGORY H
	9	4320	TRAVIS ST	MORRIS GEORGE C ET AL
O	10	4327	TRAVIS ST	REIS JAMES R
	11	4345	TRAVIS ST	OSTERMANN & ASSOCIATES
	12	4401	TRAVIS ST	CHEATHAM CHARLES L & DIANE
	13	4401	TRAVIS ST	CLARK BEN H
	14	4401	TRAVIS ST	KHALIL SAADIA
	15	4403	COLE AVE	MCKENZIE JOE & MIKI FAMILY TRUST
X	16	3212	OLIVER ST	DENTON BOB M & CYNTHIA J
X	17	3210	OLIVER ST	MORGAN REX M
	18	4407	COLE AVE	MONTES JURA LLC
	19	4418	TRAVIS ST	BERRYSET II UPTOWN
	20	4408	COLE AVE	IPENEMA INVESTMENTS LTD
O	21	4342	COLE AVE	BENDA HEIDI JO
	22	4344	COLE AVE	NORTH STAR TEXAS INTERESTS LTD
O	23	4331	TRAVIS ST	JOSAL LANCE K & KAREN F
X	24	4333	TRAVIS ST	PENICK DOUGLAS HUYETT
	25	4337	TRAVIS ST	SHELDON REALTY DEVELOPMENT LTD
	26	4335	TRAVIS ST	CURBO PAUL S & JULIA H CURBO

06/21/2017

Reply	*Label #*	*Address*		*Owner*
	27	3132	OLIVER ST	WUERTZ TROY D
	28	3128	OLIVER ST	PRESCOTT JOY A
	29	3124	OLIVER ST	HALL VINCENT VINELL JR
	30	3120	OLIVER ST	INGRAM DEBORAH LYNN
	31	3116	OLIVER ST	THOELE STACEY ANN
	32	4315	COLE AVE	SHUST DAVID
	33	4315	COLE AVE	BAGG DAVID S
	34	4315	COLE AVE	JOSEPH JESSICA J
	35	4315	COLE AVE	CORNWELL DEBORA L
	36	4315	COLE AVE	MARBERRY HELAINE
	37	4315	COLE AVE	ROGERS DANA DRIVER
	38	4315	COLE AVE	SWAN PAMELA
	39	4315	COLE AVE	STRIPLING TAURA
	40	4315	COLE AVE	LIM SEAH H
X	41	4325	COLE AVE	WILCOX CRISTINA
X	42	4325	COLE AVE	BRILES JANCY LASHAE
X	43	4325	COLE AVE	MCMORDIE FRANK FOSTER IV
X	44	4325	COLE AVE	CANTERBURY JOHN J
X	45	4325	COLE AVE	WYNNE JACQUELYN R
	46	4330	COLE AVE	CANSON CHRIS
	47	4330	COLE AVE	ALPHA JEMK LLC
	48	4330	COLE AVE	TUNNELL FORREST & JONI
	49	4330	COLE AVE	HELLAND MARNA
	50	4330	COLE AVE	LOWDER ROXANNE
	51	4330	COLE AVE	CORCORAN THOMAS K &
	52	4330	COLE AVE	BRIGGS WILLIAM S
	53	4330	COLE AVE	AUSTIN JO LYNN &
	54	4330	COLE AVE	HUTCHENS CARROLL
	55	4330	COLE AVE	MURPHY THERESA R
	56	4409	COLE AVE	BARRETT SHEPHERD
	57	4409	COLE AVE	KONUPCIK YVETTE V

06/21/2017

Reply	*Label #*	*Address*		*Owner*
	58	4409	COLE AVE	GRIERSON JEFFREY GORDON &
	59	4409	COLE AVE	LIM SEAH H
	60	4409	COLE AVE	BOLANOS MARIO A
	61	4409	COLE AVE	CASE STEFANI MARGARET
	62	4409	COLE AVE	ALARAKHIA ZAHARA
	63	3226	OLIVER ST	BUNKS SABRINA & AL TAYLOR
	64	3224	OLIVER ST	EDGAR FREDERICK JR &
	65	3222	OLIVER ST	TYLKA TYLER J & COURTNEY T HAUGEN
	66	3220	OLIVER ST	EDWARDS LLOYD M &
	67	4409	TRAVIS ST	4409 TRAVIS LLC
	68	4409	TRAVIS ST	CUBBAGE DABNEY
	69	4409	TRAVIS ST	KNOBLER DAMARIS Y
	70	4409	TRAVIS ST	HILLIARD A JAY
	71	4409	TRAVIS ST	IPENEMA INVESTMENTS LTF
	72	4409	TRAVIS ST	SIEGEL JACQUELINE
	73	4409	TRAVIS ST	WALKUP SABITA
	74	4409	TRAVIS ST	ROWELL STEPHEN B & ANN M
	75	4409	TRAVIS ST	SCHNALLINGER DOROTHY E
	76	4343	TRAVIS ST	MA QINYI &
	77	4343	TRAVIS ST	MA QINYI &
	78	4343	TRAVIS ST	UPHAM NOWELL C
	79	4343	TRAVIS ST	KOSTECKI NICOLE L
	80	4343	TRAVIS ST	RIVERS BRIAN T
	81	4343	TRAVIS ST	UPHAM NOWELL
	82	4343	TRAVIS ST	FIRST WESTERN CAPITAL LLC
	83	4343	TRAVIS ST	MAH JEFFERY
	84	4343	TRAVIS ST	BOONE JULIA L &
	85	4343	TRAVIS ST	ALLISON RYAN
	86	4343	TRAVIS ST	ISAAC AMELIA L
	87	4343	TRAVIS ST	FIRST WESTERN CAPITAL LLC
	88	4314	TRAVIS ST	IPENEMA INVESTMENTS LTF

06/21/2017

Reply	*Label #*	*Address*		*Owner*
	89	4314	TRAVIS ST	ALLEN LAMAR III
	90	4314	TRAVIS ST	GARDNER DAVID L TR
	91	4314	TRAVIS ST	GARDNER DAVID L TR
	92	4314	TRAVIS ST	TAITE RALPH DOUGLAS
	93	4314	TRAVIS ST	LE MARY T & THANH H
	94	4314	TRAVIS ST	WALKER CYNTHIA

AGENDA ITEM # 78

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 6

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 22 N; P

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting an IM Industrial Manufacturing District and an ordinance granting a Specific Use Permit for a metal salvage facility on property zoned an IR Industrial Research District on the east side of Luna Road, north of Ryan Road
Recommendation of Staff and CPC: Approval of an IM Industrial Manufacturing District and approval of a Specific Use Permit for a metal salvage facility use for a three-year period, subject to a site plan and conditions
Z167-248(OTH)

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER: Z167- 248(OTH) **DATE FILED:** March 17, 2017

LOCATION: On the east side of Luna Road, north of Ryan Road.

COUNCIL DISTRICT: 6 **MAPSCO:** 22 N; P

SIZE OF REQUEST: Approx. 18.407 acres **CENSUS TRACT:** 99.00

OWNER: West Shield Partners, LLC

APPLICANT: Venture Metals

REPRESENTATIVE: Robert Baldwin

REQUEST: An application for an IM Industrial Manufacturing District and a Specific Use Permit for a metal salvage facility on property zoned an IR Industrial Research District.

SUMMARY: The applicant is proposing to utilize the property for a metal salvage facility.

CPC RECOMMENDATION: **Approval** of an IM Industrial Manufacturing District and **approval** of a Specific Use Permit for a metal salvage facility use for a three-year period, subject to a site plan and conditions.

STAFF RECOMMENDATION: **Approval** of an IM Industrial Manufacturing District and **approval** of a Specific Use Permit for a metal salvage facility use for a three-year period, subject to a site plan and conditions.

BACKGROUND:

- The site is currently developed with two structures and has been used for a steel fabricating plant since 1963. The property changed ownership last year and the applicant proposes to use it for a metal salvage facility.

- There are two existing structures on the property. A 202,232 square-foot building on the northern portion of the property, and a 14,117 square-foot building to the south of the larger one.

- The applicant proposes to use 50 percent of the existing combined floor area for the operations of the metal salvage facility and the remainder of the existing structures will be used for storage.

Zoning History: There have been four zoning change requests in the area within the last five years.

1. Z145-236 On August 12, 2015, the City Council approved an IM Industrial Manufacturing District with deed restrictions volunteered by the applicant, and Specific Use Permit No. 2096 for a metal salvage facility, on property located on the south side of Ryan Road, east of Luna Road.

2. Z145-122 On March 25, 2015, City Council approved an amendment to Specific Use Permit No. 2003 for an industrial (outside) not potentially incompatible use limited to a concrete batch plant located on the northeast corner of Luna Road and Ryan Road.

3. Z123-305 On September 22, 2015, the City Council approved a CS Commercial Service District with deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District on property located on the southeast corner of Cullum Lane and Harry Hines Boulevard.

4. Z123-210 On May 28, 2014, the City Council approved an ordinance granting an IM Industrial Manufacturing District and a Specific Use Permit for a potentially incompatible industrial (outside) use for concrete crushing on property zoned an IR Industrial Research District on the east line of Luna Road, north of Ryan Road.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW
Luna Road	Principal Arterial	60 feet
Ryan Road	Local	50 feet

Traffic:

The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined it will not significantly impact the surrounding street system.

STAFF ANALYSIS:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

Land Use Element

GOAL 1.2 Promote Desired Development

Policy 1.2.1 Use Vision Building Blocks as a general guide for desired development patterns.

This area is identified in the comprehensive plan as an Industrial Area Building Block. The request is characteristic of the building block because the use is located near main roads. Industrial areas are developed with low density buildings, industrial yards, and surface parking for trucks and cars. Residential uses are not compatible with this building block. The subject site is entirely surrounded by industrial uses and zoning consistent with the Industrial Area Building Block.

Surrounding Land Uses:

	Zoning	Land Use
Site	IR	Vacant
North	IM, SUP No. 2078	Concrete or asphalt crushing
East	IR, IM	Industrial, warehouse
West	IR and SUP No. 2003	Concrete plant, undeveloped
South	IR, IM, SUP No. 2096	Metal salvage facility, industrial, outside storage

Land Use Compatibility:

The site is currently developed with two structures which the applicant proposes to use for a metal salvage facility and warehouse. The property can be accessed from Ryan Road to the south and from Luna Road to the west. Staff could not find a CO for the current use of the property.

The surrounding uses are industrial, with a concrete or asphalt crushing plant to the north; industrial and warehouse to the east; metal salvage facility, industrial and outside storage to the south, industrial and outside storage to the south, and undeveloped and a concrete plant to the west.

The applicant had originally requested the approval of a PD so the property could be used for a metal salvage facility by right, a use allowed by SUP only in an Industrial Manufacturing District

Staff recommended an IM Industrial Manufacturing District with an SUP for a metal salvage facility for a three-year period to the applicant. Uses that are not permitted in an IR District are allowed in an IM District by SUP or subject to residential adjacency review. Staff's opinion was that the applicant had not provided special circumstances that warranted the use by right in a PD. Due to the intensity of the use, staff suggested alternative rezoning and an SUP to provide periodic review of the use.

The property south of the proposed site obtained a zoning change from an IR District to an IM District with deed restrictions volunteered by the applicant and an SUP for a metal salvage facility.

At City Plan Commission on June 8, 2017, this case was held under advisement and staff was directed to re-advertise and re-notice for an Industrial Manufacturing District and a Specific Use Permit for a metal salvage facility use rather than the originally requested PD for IR Industrial Research uses and metal salvage facility use by right.

The following requirements established by Code for a metal salvage facility must be met:

1. This use must have a visual screen of at least nine feet in height which consists of a solid masonry, concrete, or corrugated sheet metal wall, or a chain link fence with metal strips through all links.

2. The owner of a metal salvage facility shall not stack objects higher than eight feet within 40 feet of the visual screen. The owner of a metal salvage facility may stack objects one foot higher than eight feet for each five feet of setback from the 40-foot point.

3. If an inoperable or wrecked motor vehicle remains outside on the premises for more than 24 hours, the premises is an outside salvage or reclamation use. However, a premise is not an outside salvage or reclamation use if the premise stores not more than four inoperable or wrecked motor vehicles each of which having a valid state registration, current safety inspection certificate, and

documentary record of pending repairs or other disposition, and if the premise has a current certificate of occupancy for a motor vehicle related use.

4. A minimum distance of 500 feet is required between a metal salvage facility and an R, R(A), D, D(A), TH, TH(A), CH, MF, MF(A), MH, or MH(A) district.

The proposed SUP conditions are consistent with the requirements outlined in Chapter 51A. A revised site plan notes the required screening, as well.

The general provisions for a Specific Use Permit in Section 51A-4.219 of the Dallas Development Code specifically state: (1) The SUP provides a means for developing certain uses in a manner in which the specific use will be consistent with the character of the neighborhood; (2) Each SUP application must be evaluated as to its probable effect on the adjacent property and the community welfare and may be approved or denied as the findings indicate appropriate; (3) The city council shall not grant an SUP for a use except upon a finding that the use will: (A) complement or be compatible with the surrounding uses and community facilities; (B) contribute to, enhance, or promote the welfare of the area of request and adjacent properties; (C) not be detrimental to the public health, safety, or general welfare; and (D) conform in all other respects to all applicable zoning regulations and standards.

Development Standards:

District	Setbacks		Density	Height	Lot Coverage	Special Standards	Primary Uses
Existing							
	Front	**Side/Rear**					
IR Industrial research	15’	30’ adjacent to residential OTHER: No Min.	2.0 FAR overall 0.75 office/ retail 0.5 retail	200’ 15 stories	80%	Proximity Slope Visual Intrusion	Industrial, wholesale distribution & storage, supporting office & retail
Proposed							
IM Industrial manufacturing	15’ 0’ on minor	30’ adjacent to residential OTHER: No Min.	2.0 FAR overall 0.75 office/ retail 0.5 retail	110’ 8 stories	80%	Proximity Slope Visual Intrusion	Industrial, wholesale distribution & storage, supporting office & retail

Parking:

Pursuant to the Dallas Development Code, off-street and loading required parking must be provided in accordance with Division 51A-4.200 for the specific off-street parking and loading requirements for each use. The Development Code allows parking for a metal salvage facility use to be established in the SUP, otherwise, a minimum of five parking spaces must be provided. The applicant is proposing 35 parking spaces as shown in the proposed site plan. The SUP conditions note the five required spaces.

Landscaping:

The applicant is not proposing any new construction on the site; therefore, the request does not trigger any landscaping.

List of Partners

Applicant:

Venture Metals

Michael Uhrick, CEO

Mark Chazanow, President

Preston Dargan, Vice President

Owner:

West Shield Partners, LLC

Michael Uhrick, CEO

Mark Chazanow, President

Preston Dargan, Vice President

CPC Action:
July 20, 2017

Motion: It was moved to recommend **approval** of a IM Industrial Manufacturing District and **approval** of a Specific Use Permit for a metal salvage facility use for a three-year period, subject to a site plan and staff's recommended conditions on property zoned an IR Industrial Research District, on the east side of Luna Road, north of Ryan Road.

Maker: Anantasomboon
Second: Davis
Result: Carried: 14 to 0

For: 14 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Mack, Haney, Jung, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 1 - Housewright
Vacancy: 0

Notices: Area: 500 Mailed: 19
Replies: For: 1 Against: 0

Speakers: For: Rob Baldwin, 3904 Elm St., Dallas, TX, 75226
Against: None

CPC Recommended SUP Conditions

1. USE: The only use authorized by this specific use permit is a metal salvage facility.

2. SITE PLAN: Use and development of the Property must comply with the attached site plan.

3. TIME LIMIT: This specific use permit expires on (three years).

4. INGRESS-EGRESS: Ingress and egress must be provided in the location shown on the attached site plan. No other ingress or egress is permitted.

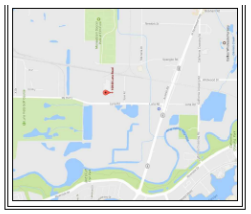
5. PARKING: A minimum of five off-street parking spaces are required.

6. SCREENING: A minimum 9-foot-high solid screening fence must be maintained along the boundary of the Property, as shown on the attached site plan.

7. MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.

8. GENERAL REQUIREMENTS: Use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the City of Dallas.

Proposed Site Plan

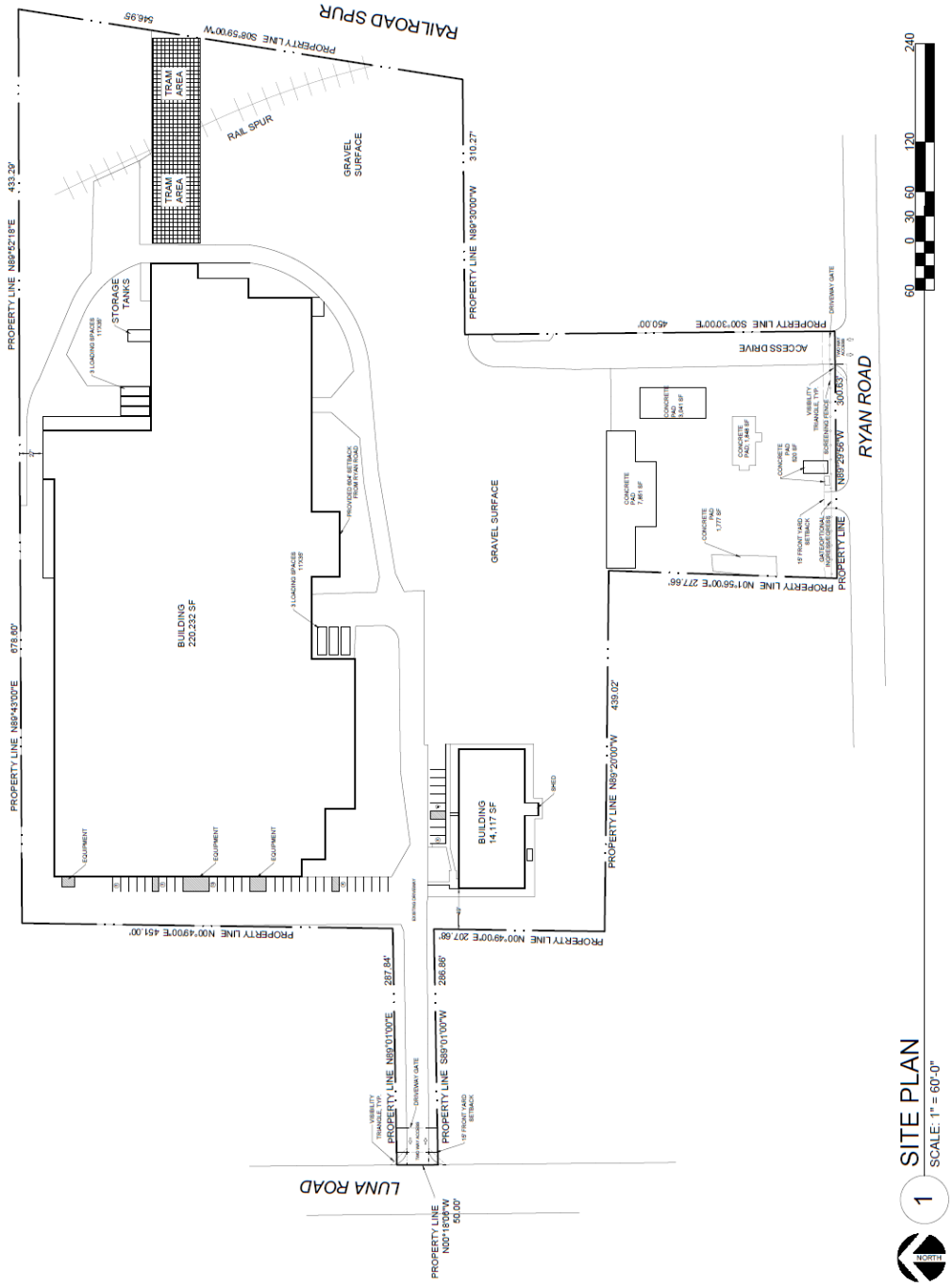


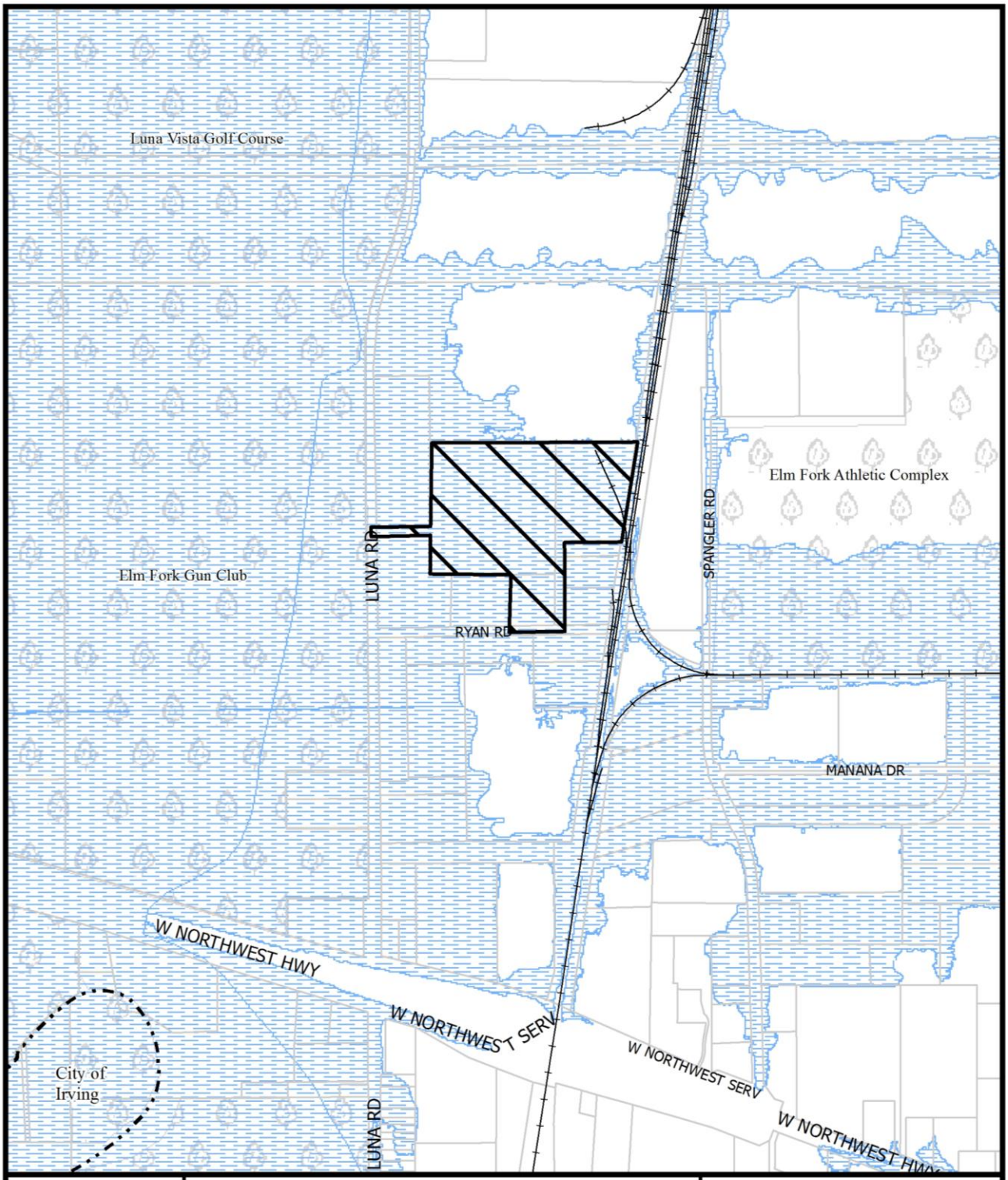
VICINITY MAP
NTS

SITE DATA TABLE
10848 LUNA ROAD
SUP FOR METAL SALVAGE FACILITY
IM INDUSTRIAL MANUFACTURING DISTRICT

TOTAL SITE AREA	18.407 AC	
LAND USE	METAL SALVAGE FACILITY	
TOTAL FLOOR AREA	234,349 SF	
YARD, LOT, SPACE	REQUIRED	PROVIDED
FRONT SETBACK	0 FT	604 FT FROM RYAN ROAD
SIDE SETBACK	0 FT	27 FT
SIDE SETBACK	0 FT	49 FT
REAR SETBACK	0 FT	0 FT
	MAX.	PROVIDED
FLOOR AREA RATIO	2:1	0.3:1
BUIDING HEIGHT	110 FT	50 FT
BUILDING STORIES	8	2
LOT COVERAGE	80%	30%
PARKING		
MINIMUM REQUIRED	5	
PARKING PROVIDED	35	

NOTE: OUTSIDE STORAGE AREAS AND OUTSIDE ACTIVITY AREAS MUST BE SCREENED IN ACCORDANCE WITH SEC. 51A-4.203(3). SUBJECT TO FLOODPLAIN APPROVAL. OUTSIDE STORAGE AREAS MUST COMPLY WITH THE HEIGHT RESTRICTIONS WITHIN 40 FT OF A REQUIRED SCREENING FENCE.



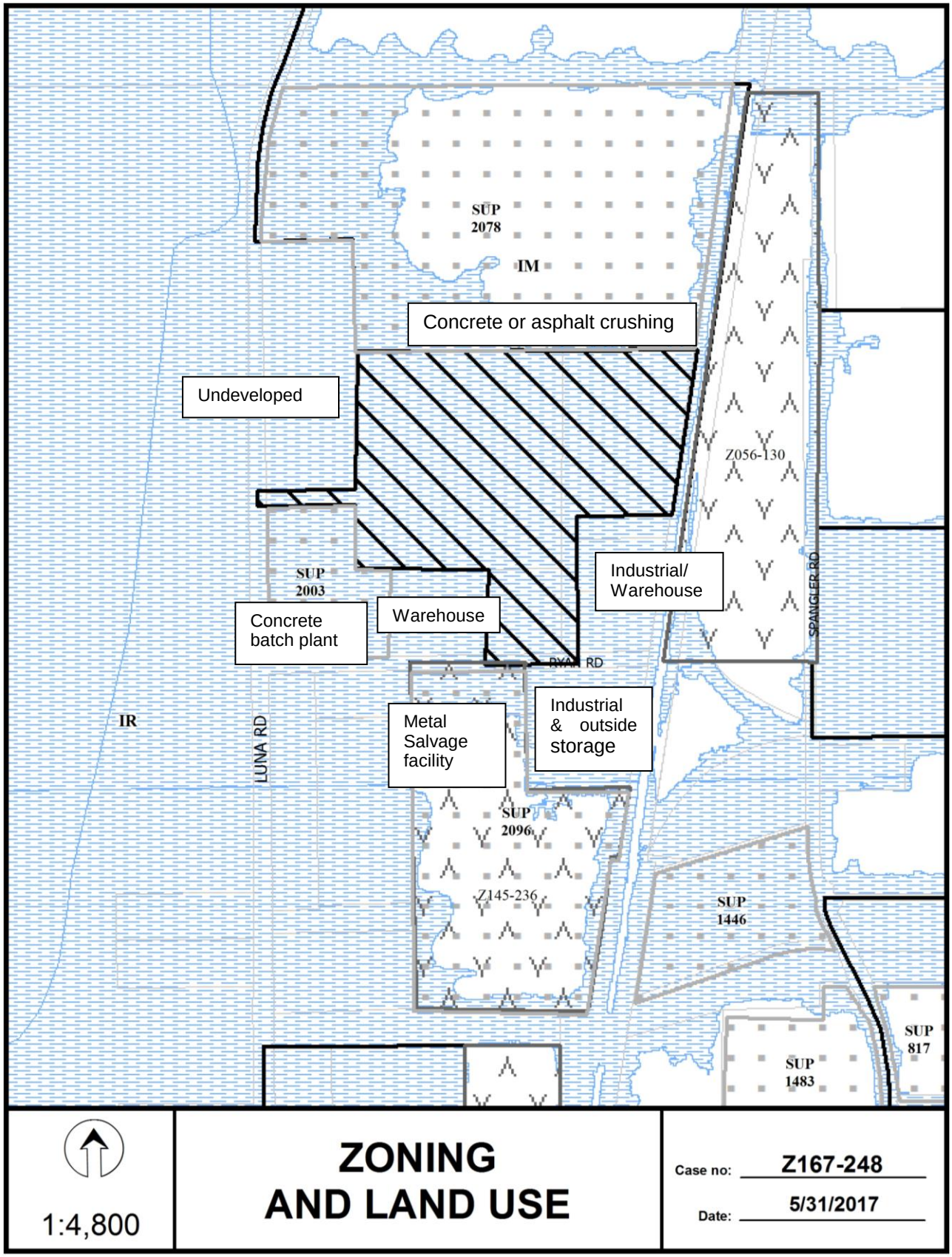

Luna Vista Golf Course
Elm Fork Gun Club
Elm Fork Athletic Complex
LUNA RD
SPANGLER RD
RYAN RD
MANANA DR
W NORTHWEST HWY
W NORTHWEST SERV
W NORTHWEST SERV
W NORTHWEST HWY
LUNA RD
City of Irving
1:8,400
VICINITY MAP
Case no: Z167-248
Date: 5/31/2017

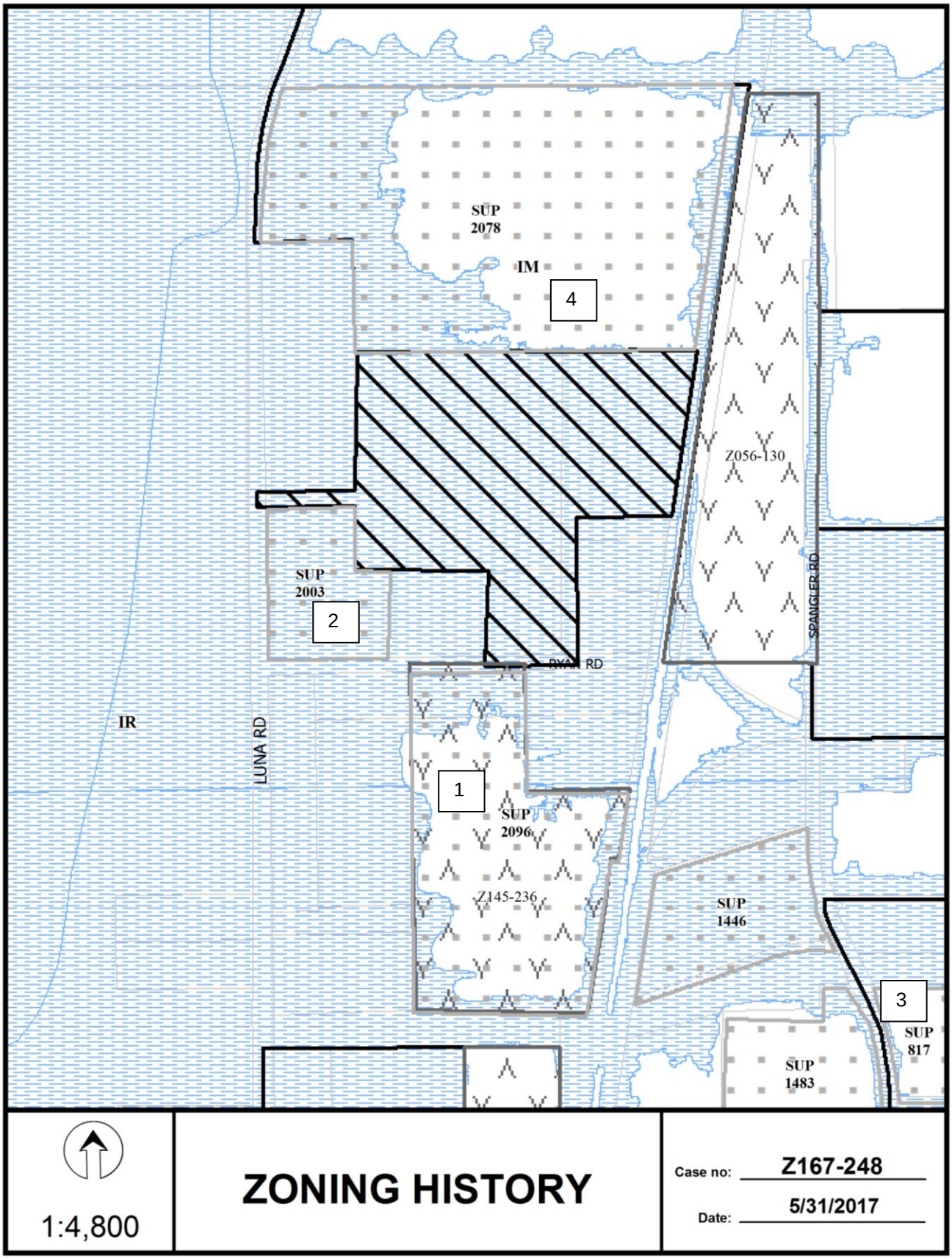
1:4,800

AERIAL MAP

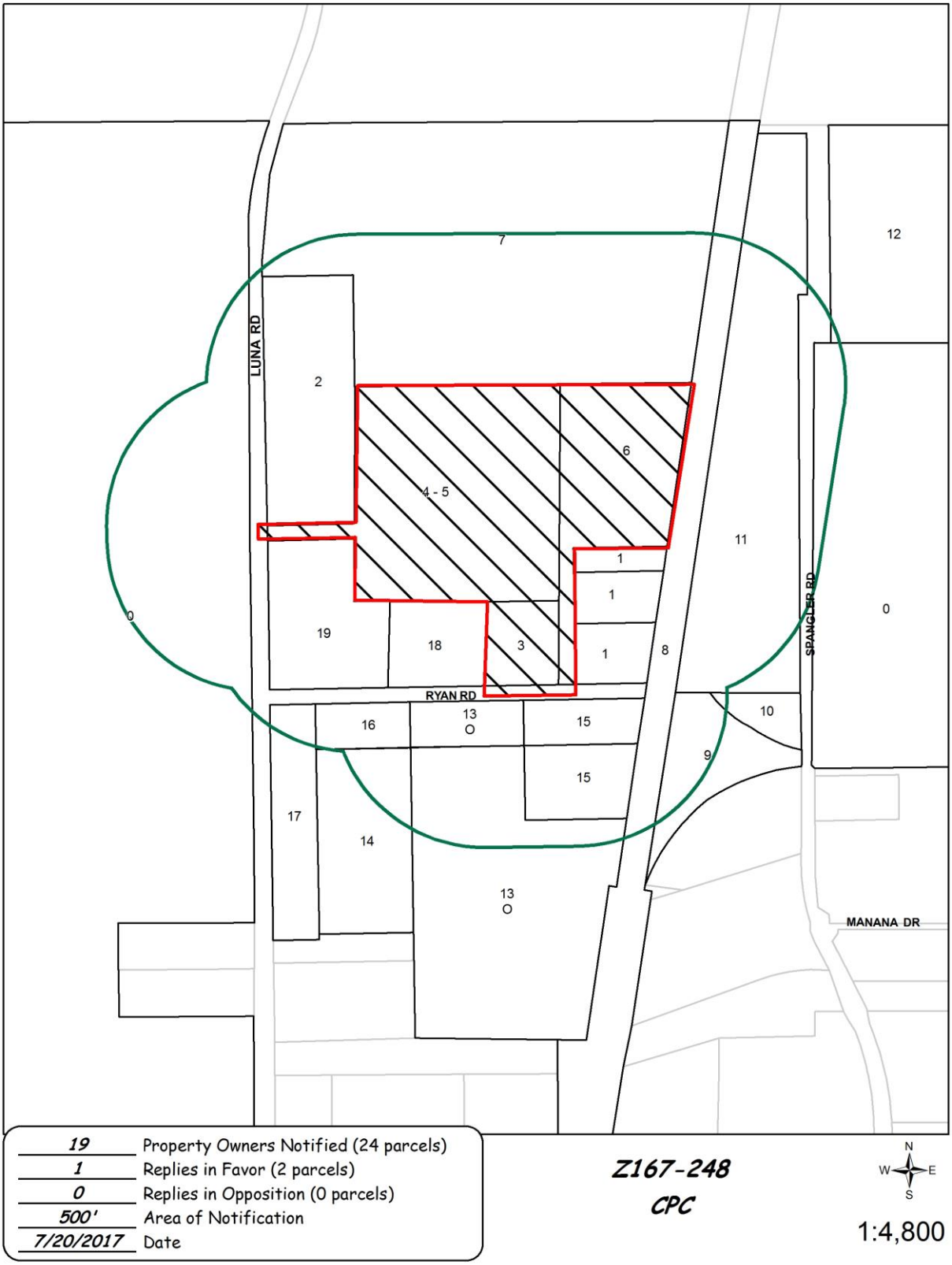
Case no: Z167-248

Date: 5/31/2017


SUP 2078
IM
Concrete or asphalt crushing
Undeveloped
Z056-130
SUP 2003
Concrete batch plant
Warehouse
Industrial/ Warehouse
SPANGLER RD
RYAN RD
IR
LUNA RD
Metal Salvage facility
Industrial & outside storage
SUP 2096
Z145-236
SUP 1446
SUP 817
SUP 1483
1:4,800
ZONING AND LAND USE
Case no: Z167-248
Date: 5/31/2017


SUP
2078
IM
4
Z056-130
SPANGLER RD
SUP
2003
2
RYAN RD
IR
LUNA RD
1
SUP
2096
Z145-236
SUP
1446
3
SUP
817
SUP
1483
1:4,800
ZONING HISTORY
Case no: Z167-248
Date: 5/31/2017

CPC Responses



07/19/2017

Reply List of Property Owners

Z167-248

19 Property Owners Notified ***1 Property Owners in Favor*** ***0 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	1891	RYAN RD	DALLAS TUBE LLC
	2	10850	LUNA RD	LUNA VANOD B TRUST PART M
	3	1865	RYAN RD	ONEAL METALS LP
	4	10848	LUNA RD	ONEAL METALS LP
	5	10848	LUNA RD	ONEAL STEEL BLDGS CO
	6	1885	RYAN RD	ONEAL METALS LP
	7	10850	LUNA RD	TCI LUNA VENTURES LLC
	8	2300	AL LIPSCOMB WAY	BNSF RAILWAY
	9	10737	SPANGLER RD	ANANI LLC
	10	10737	SPANGLER RD	RODRIGUEZ MARIO ALBERTO
	11	10801	SPANGLER RD	TX COOLEY SUB III LLC
	12	10940	SPANGLER RD	TRICYCLE LANE LLC
O	13	1860	RYAN RD	RYAN STREET DEVELOPERS LLC
	14	1840	RYAN RD	RUCKER HUGH W &
	15	1880	RYAN RD	ARCADIAN PROPERTIES &
	16	1840	RYAN RD	JCR TEAM LLC
	17	10750	LUNA RD	RUCKER HUGH W ET AL
	18	1839	RYAN RD	NILCO ENTERPRISES INC
	19	10808	LUNA RD	SHMAISANI ISSAM AL

AGENDA ITEM # 79

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 13

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 26 L

SUBJECT

A public hearing to receive comments regarding an application for and a resolution terminating existing deed restrictions on property zoned a CR Community Retail District on the east line of Greenville Avenue, north of Walnut Hill Lane
Recommendation of Staff and CPC: Approval
Z167-290(SM)

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER:	Z167-290(SM)	**DATE FILED:**	May 2, 2017
LOCATION:	On the east line of Greenville Avenue, north of Walnut Hill Lane		
COUNCIL DISTRICT:	13	**MAPSCO:**	26 L
SIZE OF REQUEST:	Approx. 1.485 acres	**CENSUS TRACT:**	78.15

OWNER / APPLICANT: SEB Group, LLC

REPRESENTATIVE: Rob Baldwin

REQUEST: An application to terminate existing deed restrictions on property zoned a CR Community Retail District.

SUMMARY: The request is to terminate the current deed restrictions. The current deed restrictions require an evergreen screening hedge on the northern boundary and a six foot high solid screening fence on the eastern boundary. The applicant requests the termination of these restrictions to facilitate a drive through lane for the existing structures.

CPC RECOMMENDATION: **Approval**

STAFF RECOMMENDATION: **Approval**

BACKGROUND INFORMATION:

- The building contains two structures, the rear building was constructed approximately in 1963, according to the applicant's representative, and the front retail building was completed February 9, 1987, according to permit records.

- The front building has obtained various Certificates of Occupancy for a liquor store since at least 1993, according to permit records.

- On July 17, 1985, City Council accepted the deed restrictions that the applicant requests to terminate in conjunction with a request for a GR General Retail District.

- A to-go only restaurant occupied a portion of the rear building in 2007 and is currently vacant.

- The front building was recently subdivided into two suites where the liquor store decreased in size and the remainder of the building is vacant. The applicant requests the termination of the existing deed restrictions in order to facilitate a drive through lane for a restaurant in the vacant portion of the front building.

Zoning History: There have been two zoning cases in the vicinity in the past five years.

1. **Z145-183**: On May 25, 2016, City Council approved Planned Development District No. 961 for MU-2 Mixed Use District and mini-warehouse uses and a Specific Use Permit No. 2192 for a mini-warehouse.

2. **Z167-282**: On June 22, 2017, the City Plan Commission will consider an application to amend Planned Development District No. 790 to increase the allowable square footage.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Proposed Dimension; ROW
Greenville Avenue	Principal Arterial	Minimum-6 lane-Divided; 100 feet

Traffic: The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined that it will not have a detrimental impact on the surrounding street system.

Comprehensive Plan:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

There are no goals or policies supporting or opposing the request.

Land Use Compatibility:

	Zoning	Land Use
Site	CR with deed restrictions	Retail
North	R-7.5(A)	ONCOR overhead utilities and Harry Moss Soccer Park
East	R-7.5(A)	Harry Moss Off-Road Biking Trail
South	CR with deed restrictions	Auto Service Center
West	P(A), CR with deed restrictions	ONCOR overhead utilities with surface parking, tennis courts for a country club, liquor store

Surrounding properties include an ONCOR overhead utility line adjacent to the request site to the north, Dallas Parks and Recreation Department actively manages the properties to the north and east, and an auto service center abuts the property to the south. The west line of Greenville Avenue contains the Royal Oaks Country Club and a liquor store.

The area of request consists of two, one-story retail buildings, the rear building is vacant and the front building contains a liquor store and a vacant suite. The fence on the eastern boundary and an evergreen hedge on the northern boundary are not in place currently. The applicant reports that there is not enough space between the northern facade of the front building and the property line to fit a drive through lane and an evergreen screening hedge.

Staff supports the termination of the existing deed restrictions because, although the adjacent zoning district is residential, it is occupied by park and recreational facilities and therefore, screening is not needed.

Parking:

The current deed restrictions do not restrict parking and therefore the termination of the existing deed restrictions will not change the site's parking requirements.

Landscaping:

Landscaping must be provided in accordance with the landscaping requirements in Article X, as amended. Although the adjacent properties are zoned residential, a residential landscape buffer and screening are not required because they are occupied with a park use.

Prior CPC Action – June 22, 2017:

Motion: It was moved to recommend **approval** of the termination of existing deed restrictions on property zoned a CR Community Retail District on the east line of Greenville Avenue, north of Walnut Hill Lane.

Maker: Rieves
Second: Davis
Result: Carried: 13 to 0

For: 13 - Anglin, Rieves, Houston*, Davis, Anantasomboon, Mack, Haney*, Jung, Housewright, Schultz, Peadon, Murphy, Tarpley

Against: 0
Absent: 1 - Ridley
Vacancy: 0
Conflict: 1 - Shidid

*out of the room, shown voting in favor

Notices: Area: 300 Mailed: 8
Replies: For: 0 Against: 0

Speakers: For: Rob Baldwin, 3904 Elm St., Dallas, TX, 75226
Against: None

List of Officers

SEB Group, LLC

SEBASTIAN AHMADI, sole member

Existing Deed Restrictions

(1) That the owners shall install, provide and maintain in good condition an evergreen screening hedge at least 3.5 feet in height along the northern boundary line of the above described tract.

(2) That the owners shall construct and maintain in good condition a six (6) foot high solid screening fence along the eastern boundary line of the above described tract.

(3) That said evergreen screening hedge and solid screening fence shall be constructed and in place prior to the granting of Certificates of Occupancy for the use of any improvements to be constructed on the above described property after the date hereof.

Termination of Deed Restrictions

TERMINATION OF DEED RESTRICTIONS

THE STATE OF TEXAS)
) KNOW ALL PERSONS BY THESE PRESENTS:
COUNTY OF DALLAS)

I.

The undersigned, SEB Group, LLC ("the Owner"), is the owner of the following described property ("the Property"), being all of Lot 21, City Block 14/6139, City of Dallas ("City"), Dallas County, Texas, and being that same tract of land conveyed to the Owner by Guy Vince, Inc. and Goodie Goodie Drive In Inc. by deed dated February 23, 2016, and recorded in Instrument Number 201600048162 in the Deed Records of Dallas County, Texas.

II.

The Property was impressed with certain deed restrictions ("restrictions") as shown in an instrument dated July 25, 1985, signed by Guy Vince Inc. and Goodie Goodie Drive In, Inc. and recorded in Volume 85146, Page 1529 , of the Deed Records of Dallas County, Texas, a true and correct copy of which is attached to this instrument as Exhibit A and made a part of this instrument.

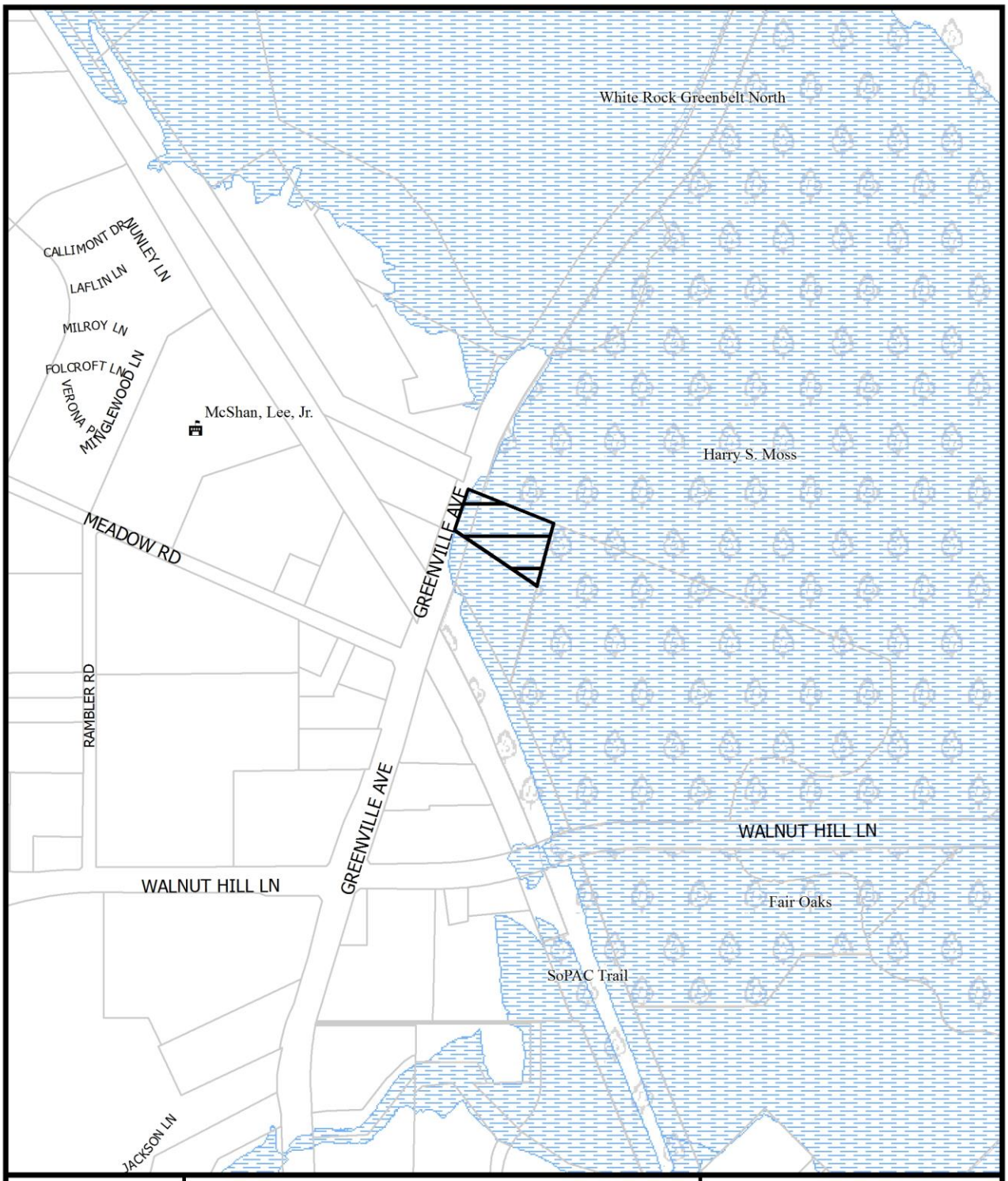
III.

The Owner does hereby terminate and release the following restrictions as they apply to the Property, to wit:

(1) That the owners shall install, provide and maintain in good condition an evergreen screening hedge at least 3.5 feet in height along the northern boundary line of the above described tract.

(2) That the owners shall construct and maintain in good condition a six (6) foot high solid screening fence along the eastern boundary line of the above described tract.

(3) That said evergreen screening hedge and solid screening fence shall be constructed and in place prior to the granting of Certificates of Occupancy for the use of any improvements to be constructed on the above described property after the date hereof.



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VICINITY MAP

Case no: Z167-290

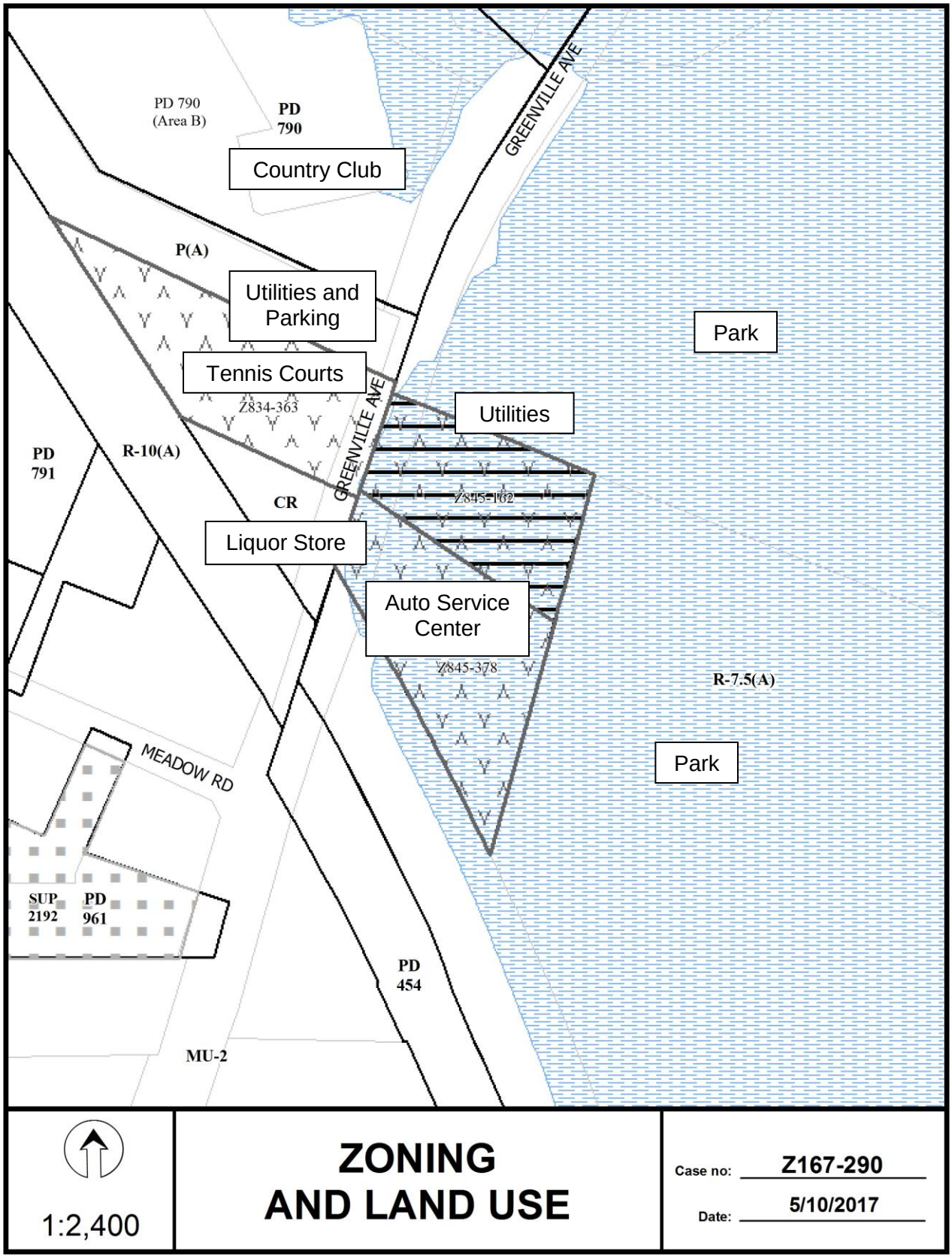
Date: 5/10/2017

1:2,400

AERIAL MAP

Case no: Z167-290

Date: 5/10/2017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P(A)
Utilities and
Parking
Park
Tennis Courts
Z834-363
Utilities
GREENVILLE AVE
PD
791
R-10(A)
Z845-162
CR
Liquor Store
Auto Service
Center
Z845-378
R-7.5(A)
Park
MEADOW RD
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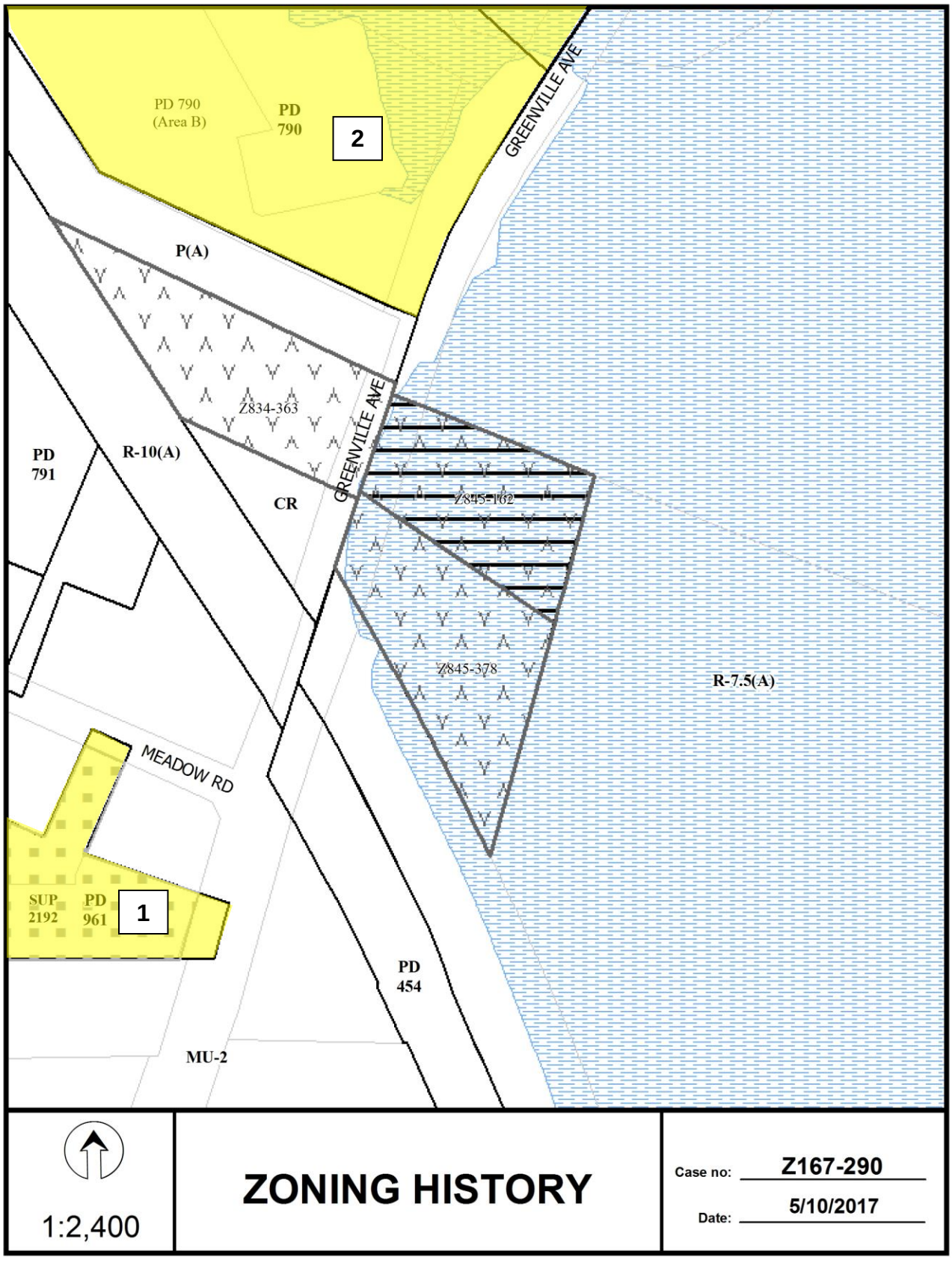
ZONING
AND LAND USE
Case no: Z167-290
Date: 5/10/2017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ZONING HISTORY
Case no: Z167-290
Date: 5/10/2017

CPC Responses
6
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3
7 - 8
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1
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GREENVILLE AVE
MEADOW RD
8 Property Owners Notified (10 parcels)
0 Replies in Favor (0 parcels)
0 Replies in Opposition (0 parcels)
300' Area of Notification
6/22/2017 Date
Z167-290
CPC
N
W
E
S
1:2,400

06/21/2017

Reply List of Property Owners

Z167-290

8 Property Owners Notified ***0 Property Owners in Favor*** ***0 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	7606	GREENVILLE AVE	SEB GROUP LLC
	2	7804	GREENVILLE AVE	TEXAS UTILITIES ELEC CO
	3	7740	GREENVILLE AVE	ROYAL OAKS DEVELOPMENT CO
	4	7735	GREENVILLE AVE	EXPRESS BEER FOOD GAS INC
	5	7580	GREENVILLE AVE	OH JUNG AE
	6	7915	GREENVILLE AVE	ROYAL OAKS COUNTRY CLUB
	7	401	S BUCKNER BLVD	DART
	8	401	S BUCKNER BLVD	DART

AGENDA ITEM # 80

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 10

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 27 P; Q; T; U

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school on the north corner of Chiswell Road and Bellewood Drive

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

Z167-294(WE)

HONORABLE MAYOR & CITY COUNCIL WEDNESDAY, SEPTEMBER 13, 2017
ACM: Majed Al-Ghafry

FILE NUMBER:	Z167-294(WE)	**DATE FILED:**	May 8, 2017
LOCATION:	On the north corner of Chiswell Road and Bellewood Drive		
COUNCIL DISTRICT:	10	**MAPSCO:**	27 P; Q; T; U
SIZE OF REQUEST:	Approx. 10.06 acres	**CENSUS TRACT:**	130.04

APPLICANT/ OWNER: Richardson Independent School District

REPRESENTATIVE: Karl Crawley, Masterplan

REQUEST: An application for an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school

SUMMARY: The purpose of this request is to allow for an addition to the White Rock Elementary School. The Richardson Independent School District is planning to expand the campus by an additional 56,250 square feet. The expansion will include twelve classrooms, a gymnasium, new cafeteria, specialty classrooms, library and an outdoor play area.

CPC RECOMMENDATION: **Approval**, subject to a revised development plan, revised traffic management plan and conditions.

STAFF RECOMMENDATION: **Approval**, subject to a revised development plan, revised traffic management plan and conditions.

BACKGROUND INFORMATION:

- On September 20, 2007, the City Council approved Planned Development District No. 581 for a public school other than an open-enrollment charter school.

- On February 26, 2014, the City Council approved an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school. The PDD amendment permitted the constructions of four additional classrooms and an increase in the administration facility floor area.

- The request site is developed with a one-story, 73,750-square-foot elementary school. The increase in the total floor area for the campus expansion is approximately 56,250 square feet of floor area and will include twelve classrooms, a gymnasium, new cafeteria, specialty classrooms, library and an outdoor play area.

- The land uses surrounding the request site consist of single family uses.

Zoning History: There has been one recent zoning change requested in the area in the past five years.

1. Z134-136 On February 26, 2014, the City Council approved an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW	Proposed ROW
Chiswell Road	Local	36 ft.	60 ft.
Bellewood Drive	Local	36 ft.	60 ft.

Traffic: The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined that the proposed development will not have a negative impact on the surrounding street system.

In 2016 an updated Traffic Management Plan (TMP) was submitted and a revised TMP report was submitted with this current application. The Engineering Division has reviewed and supports the revised TMP. As with all TMPs, the applicant is required to submit a traffic study to the director each even-numbered year, to determine if the TMP is being implemented effectively.

Surrounding Land Uses:

	Zoning	Land Use
Site	PDD No. 581	Elementary School
North	R-7.5(A)	Single Family
South	R-7.5(A)	Single Family
East	R-7.5(A)	Single Family
West	R-7.5(A)	Single Family

COMPREHENSIVE PLAN: The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request. The Plan identifies the request site as being in a Residential Building Block.

STAFF ANALYSIS:

Land Use Compatibility:

The request site currently has an enrollment of 938 students in grades K-6th. The school is located within a residential neighborhood south of Walnut Hill Lane between Audelia Road and White Rock Trail. Due to existing and projected growth in the area over the next several years, the Richardson ISD (RISD) is planning to add 12 new classrooms to the existing building. The additional classrooms are scheduled to be in place by August 2018.

The proposed amendments do not negatively affect the compatibility of the surrounding area.

Development Standards:

DISTRICT	SETBACKS		Density	Height	Lot Coverage	Special Standards	PRIMARY Uses
	Front	Side/Rear					
R-7.5(A) Single Family	25'	5'	1 Dwelling Unit/ 7,500 sq. ft.	30'	45%		Single family
PDD No. 581 Single Family	30'	30'	130,000 sq. ft.	40'	60%		Single family, elementary school

Landscaping: In September 2000, a development plan/landscape plan was approved that showed various landscaping materials on campus. The applicant has indicated that they will comply with the landscaping in accordance with Article X, as amended, but will not comply with the screening provisions for off-street parking and specific landscape requirements that pertain to the perimeter landscape buffer strip and solid screening when adjacent to residential uses.

The code states that off-street parking must provide screening to separate the parking area from;

(a) a contiguous residential uses or vacant lot if either in an A, A(A), R, R(A), D, D(A), TH, TH(A), CH, MF, MF(A), MH, or MH(A) district and the parking area serves a non-residential uses; or

(b) a contiguous single family use or duplex use or a vacant lot if either in an R, R(A), D, D(A), TH, TH(A), or CH district and the parking area serves a multifamily use.

The screening provision also references the type of materials that are required for screening the off-street parking. The materials must be brick, stone, or concrete masonry, stucco, concrete, wood wall or fence that is not less than six feet in height.

Staff will need to discuss the proposed screening requirements for the off-street parking for the open-enrollment charter school with our engineers and arborist. The south eastern portion of the school, along Bellewood Drive, is located within a floodplain and will have to be raised approximately two feet to accommodate the required off-street parking. The Engineering Division and arborist can recommend the best option for screening materials in the floodplain for the open-enrollment charter school.

Parking: The requirement for off-street parking for an elementary school is one and one-half space for each kindergarten/elementary school classroom. The maximum number of classrooms will increase from 40 classrooms to 52 classrooms. The number of required off-street parking spaces for the proposed school is 78 spaces and the applicant is proposing to provide 91 off-street parking spaces.

CPC Action (August 3, 2017)

Motion: It was moved to recommend **approval** of an amendment to Planned Development District No. 581 for a public school other than an open-enrollment charter school, subject to a revised development plan, revised traffic management plan and revised conditions to include screening of off-street parking be required, as approved by the Director, and be counted as a design standard on the north corner of Chiswell Road and Bellewood Drive.

Maker: Housewright
Second: Rieves
Result: Carried: 14 to 0

For: 14 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Mack, Jung, Housewright, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 1 - Haney
Vacancy: 0

Notices: Area: 500 Mailed: 195
Replies: For: 25 Against: 3

Speakers: For: Karl Crawley, 900 Jackson St., Dallas, TX, 75200
Dean Stellar, 1201 N. Bowser Rd., Richardson, TX, 75081
Michael Longanecker, 6968 Blackwood Dr., Dallas, TX, 75231
For (Did not speak): Daniel R. Day, 9624 Crestedge Dr., Dallas, TX, 75238
Jesse Boling, 3126 Noble Ln., Garland, TX, 75044
Against: None
Staff: Phil Erwin, Chief Arborist, Sustainable Development and Construction

LIST OF BORAD OF TRUSTEES
Richardson Independent School District

Trustees

- Place 1 Jean Bono
- Place 2 Kim Caston
- Place 3 Karen Clardy
- Place 4 Katie Patterson
- Place 5 Eron Linn
- Place 6 Justin Bono
- Place 7 Kristin Kuhne

CPC PROPOSED PDD CONDITIONS

ARTICLE 581.

PD 581.

SEC. 51P-581.101. LEGISLATIVE HISTORY.

PD 581 was established by Ordinance No. 24397, passed by the Dallas City Council on September 27, 2000. Ordinance No. 24397 amended Ordinance No. 19455, Chapter 51A of the Dallas City Code, as amended.

SEC. 51P-581.102. PROPERTY LOCATION AND SIZE.

PD 581 is established on property located at the north corner of Chiswell Road and Bellewood Drive. The size of PD 581 is approximately 10.0639 acres.

SEC. 51P-581.103. DEFINITIONS AND INTERPRETATIONS.

(a) Unless otherwise stated, the definitions and interpretations in Chapter 51A apply to this article.

(b) Unless otherwise stated, all references to articles, divisions, or sections in this article are to articles, divisions, or sections in Chapter 51A.

(c) This district is considered to be a residential zoning district.

SEC. 51P-581.103.1. EXHIBITS.

The following exhibits are incorporated into this article:

(1) Exhibit 581A: development and landscape plan.

(2) Exhibit 581B: traffic management plan.

SEC. 51P-581.104. MAIN USES PERMITTED.

(a) Agricultural uses.

-- Crop production.

(b) Commercial and business service uses.

-- None permitted.

(c) Industrial uses.

-- Temporary concrete or asphalt batching plant. *[By special authorization of the building official.]*

(d) Institutional and community service uses.

-- Adult day care facility. *[SUP]*
-- Cemetery or mausoleum. *[SUP]*
-- Child-care facility. *[Limited use with no maximum floor area; separate main entrance permitted.]*
-- Church.
-- College, university, or seminary. *[SUP]*
-- Community service center. *[SUP]*
-- Convent or monastery. *[SUP]*
-- Foster home. *[SUP]*
-- Library, art gallery, or museum. *[SUP]*
-- Private school. *[SUP]*
-- Public school.

(e) Lodging uses.

-- None permitted.

(f) Miscellaneous uses.

-- Carnival or circus (temporary). *[By special authorization of the building official.]*
-- Temporary construction or sales office.

(g) Office uses.

-- None permitted.

(h) Recreation uses.

-- Country club with private membership. *[SUP]*
-- Private recreation center, club, or area. *[SUP]*
-- Public park, playground, or golf course.

(i) Residential uses.

-- Handicapped group dwelling unit. *[Consider as if in an R-7.5(A) Single Family District.]*
-- Private school dormitory.
-- Single family.

(j) Retail and personal service uses.

-- None permitted.

(k) Transportation uses.

-- Private street or alley. *[SUP]*
-- Transit passenger shelter. *[Consider as if in an R-7.5(A) Single Family District.]*
-- Transit passenger station or transfer center. *[SUP]*

(l) Utility and public service uses.

-- Electrical substation. *[SUP]*
-- Local utilities.
-- Police or fire station. *[SUP]*
-- Radio, television, or microwave tower. *[SUP]*
-- Tower/antenna for cellular communication. *[Consider as if in an R-7.5(A) Single Family District.]*
-- Utility or government installation other than listed. *[SUP]*

(m) Wholesale, distribution, and storage uses.

-- Recycling drop-off container. *[Consider as if in an R-7.5(A) Single Family District.]*
-- Recycling drop-off for special occasion collection. *[Consider as if in an R-7.5(A) Single Family District.]*

SEC. 51P-581.105. ACCESSORY USES.

(a) As a general rule, an accessory use is permitted in any district in which the main use is permitted. Some specific types of accessory uses, however, due to their unique nature, are subject to additional regulations in Section 51A-4.217. For more information regarding accessory uses, consult Section 51A-4.217.

(b) The following accessory uses are not permitted in this district:

-- Accessory helistop.
-- Accessory medical/infectious waste incinerator.
-- Accessory outside display of merchandise.
-- Accessory outside sales.
-- Accessory pathological waste incinerator.

(c) In this district, the following accessory use is permitted by SUP only:

-- Accessory community center (private).

SEC. 51P-581.106. DEVELOPMENT PLAN.

(a) For a public school use, development and use of the Property must comply with the development [~~and landscape plan~~] (Exhibit 581A). In the event of a conflict between the provisions of this article and the development and landscape plan, the provisions of this article control.

(b) For all other permitted uses, no development plan is required, and the provisions of Section 51A-4.702 regarding submission of or amendments to a development plan, site analysis plan, conceptual plan, development schedule, and landscape plan do not apply.

SEC. 51P-581.107. YARD, LOT, AND SPACE REGULATIONS.

(Note: The yard, lot, and space regulations in this section must be read together with the yard, lot, and space regulations in Division 51A-4.400. In the event of a conflict between this section and Division 51A-4.400, this section controls.)

(a) Front yard.

(1) For a public school use, minimum front yard is 30 feet. Retaining walls are allowed in the front yard.

(2) For all other permitted uses, minimum front yard is 25 feet.

(b) Side and rear yard.

(1) For a public school use, minimum side and rear yard is 30 feet. Retaining walls are allowed in the side and rear yard.

(2) For all other permitted uses, minimum side and rear yard for single family structures is five feet; minimum side yard for other permitted structures is 10 feet; and minimum rear yard for single family structures is 15 feet.

(c) Density. No maximum dwelling unit density.

(d) Height.

(1) For a public school use, maximum structure height is 40 feet.

(2) Except as provided in Section 51A-4.408, maximum structure height for all other permitted uses is 30 feet.

(e) Lot coverage.

(1) For a public school use, maximum lot coverage is 60 percent.

(2) For all other permitted uses, maximum lot coverage is 45 percent for residential structures and 25 percent for nonresidential structures.

(3) Aboveground parking structures are included in lot coverage calculations; surface parking lots and underground parking structures are not.

(f) Lot size.

(1) Minimum lot size for residential use is 7,500 square feet.

(2) No minimum lot size for all other permitted uses.

(g) Stories.

(1) For a public school use, maximum number of stories above grade is one.

(2) For all other permitted uses, no maximum number of stories.

(h) Floor area.

(1) For a public school use other than an open-enrollment charter school, maximum floor area is [~~78,000~~] 130,000 square feet. The floor area must be located as shown on the development and landscape plan.

(2) For all other permitted uses, no maximum floor area.

SEC. 51P-581.108. OFF-STREET PARKING AND LOADING.

(a) Except as provided in this section, [~~C~~]consult the use regulations in Division 51A-4.200 for specific off-street parking and loading requirements for each use.

(b) For a public school other than an open-enrollment charter school, parking is allowed in the required yard setbacks.

(c) Section 51A-4.301(f)(1), (2) and (3), Screening provisions for off-street parking does not apply.

SEC. 51P-581.108.1 TRAFFIC MANAGEMENT PLAN

(a) In general. Operation of a public school other than an open-enrollment charter school must comply with the traffic management plan (Exhibit 581B).

(b) Traffic study.

(1) The Property owner or operator shall prepare a traffic study evaluating the sufficiency of the traffic management plan. The initial traffic study must be submitted to the director by **June 2017**. After the initial traffic study, the Property owner or operator shall submit biennial updates of the traffic study to the director by March 1 of each [~~even~~] odd-numbered year.

(2) The traffic study must be in writing, performed by a licensed engineer, based on a minimum of four samples taken on different school days at different drop-off and pick-up times over a two-week period, and must contain an analysis of the following:

(A) ingress and egress points;

(B) queue lengths;

(C) number and location of personnel assisting with loading and unloading of students;

(D) drop-off and pick-up locations;

(E) drop-off and pick-up hours for each grade level;

(F) hours for each grade level;

(G) circulation;

(3) Within 30 days after submission of a traffic study, the director shall determine if the current traffic management plan is sufficient.

(A) If the director determines that the current traffic management plan is sufficient, the director shall notify the applicant in writing.

(B) If the director determines that the current traffic management plan results in traffic hazards or traffic congestion, the director shall require the Property owner to submit an amended traffic management plan. If the Property owner fails to submit an amended traffic management plan within 30 days, the director shall notify the city plan commission.

(c) Amendment process.

(1) A traffic management plan may be amended using the minor plan amendment fee and public hearing process in Section 51A-1.105(k)(3).

(2) In order to amend a traffic management plan, the Property owner or operator must provide data showing the number of students who live within walking distance of the school, how many students actually walk to school, and how many students use public transportation.

(3) The city plan commission shall authorize changes in a traffic management plan if the proposed amendments improve queuing or traffic circulation; eliminate traffic hazards; or decrease traffic congestion.

SEC. 51P-581.109. ENVIRONMENTAL PERFORMANCE STANDARDS.

See Article VI.

SEC. 51P-581.110. LANDSCAPING.

(a) For a public school [~~use~~] other than an open-enrollment charter school, landscaping [~~must be provided as shown on the development and landscape plan~~] must be provided in accordance with Article X, as amended with the following exceptions: [~~If there is a conflict~~

~~between the text of this article and the development and landscape plan, the text of this article controls.~~]

(1) required solid screening is not required along residential adjacency.

(b) Screening of off-street parking. Screening of off-street parking is required, as approved by the director, and can be counted as a design standard.

[~~(b)~~](c) Plant materials must be maintained in a healthy, growing condition.

[~~(c)~~](d) For all other permitted uses, landscaping must be provided in accordance with Article X, as amended.

SEC. 51P-581.111. SIGNS.

(a) Except as provided below, signs must comply with the provisions for non-business zoning districts contained in Article VII.

(b) The detached premise signs shown on the development and landscape plan may not exceed 90 square feet in effective area and nine feet in height.

SEC. 51P-581.112. ADDITIONAL PROVISIONS.

(a) The entire Property must be properly maintained in a state of good repair and neat appearance.

(b) Development and use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the city.

(c) In this planned development district, a lot for a single family use may not be supplied or metered by more than one electrical utility service or meter. The board of adjustment may grant a special exception to authorize more than one electrical utility service and more than one electrical meter on a lot in this planned development district when, in the opinion of the board, the special exception will:

(1) not be contrary to the public interest;

(2) not adversely affect neighboring properties; and

(3) not be used to conduct a use not permitted in this district.

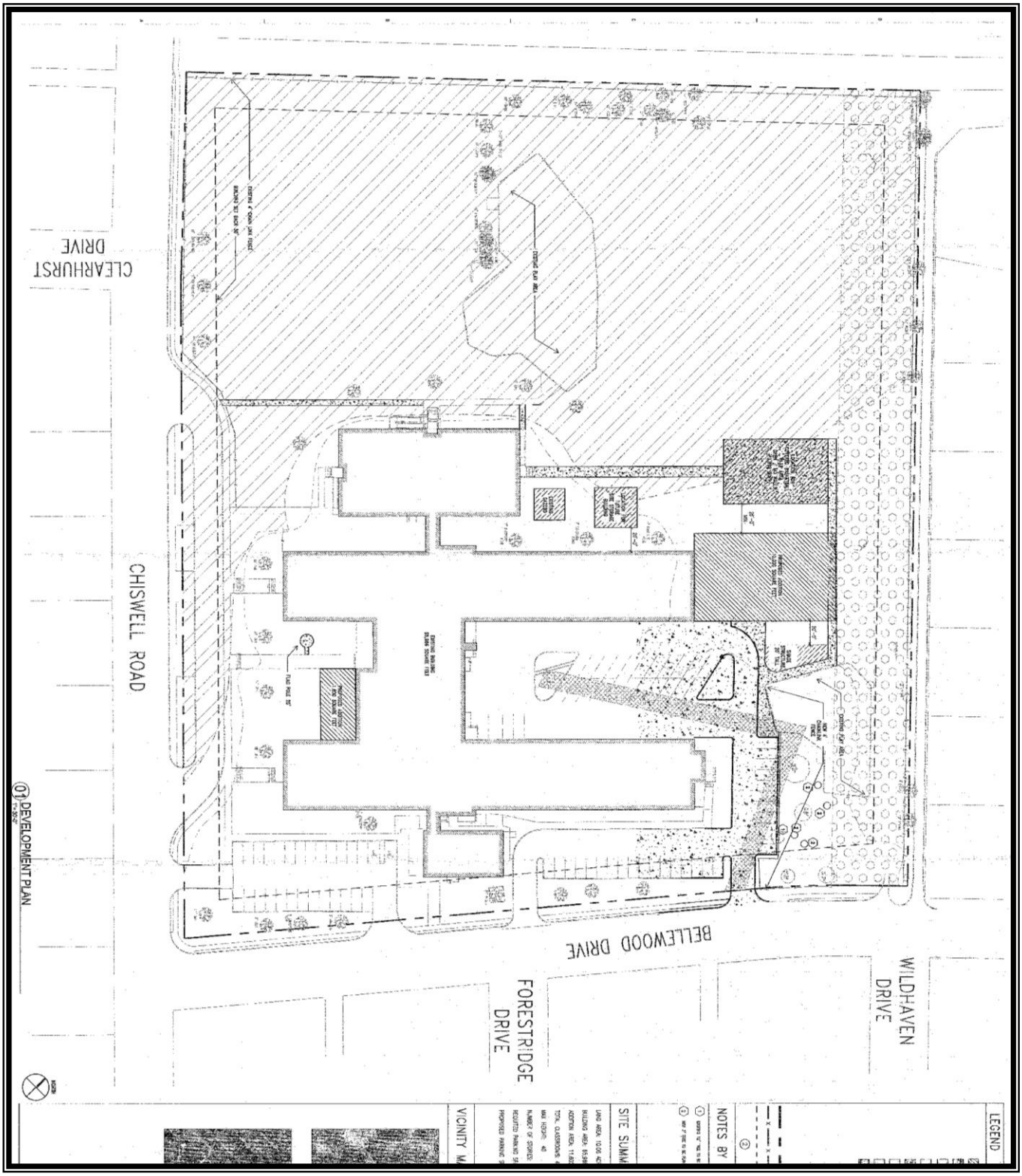
(d) Mandatory perimeter landscape buffer is not required;

SEC. 51P-581.113. COMPLIANCE WITH CONDITIONS.

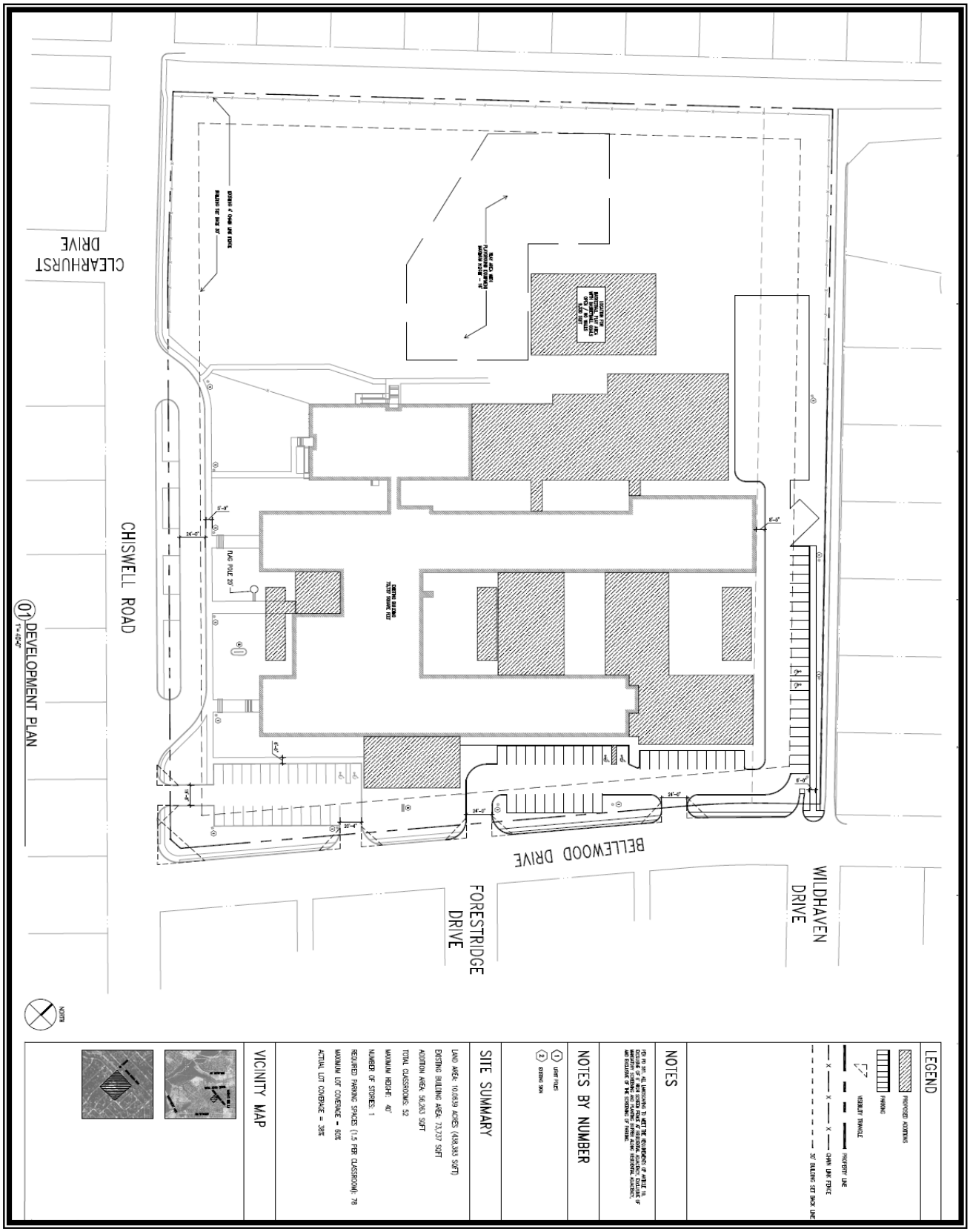
(a) All paved areas, permanent drives, streets, and drainage structures, if any, must be constructed in accordance with standard city specifications, and completed to the satisfaction of the director of public works and transportation.

(b) The building official shall not issue a building permit or a certificate of occupancy for a use in this planned development district until there has been full compliance with this article, the Dallas Development Code, the construction codes, and all other ordinances, rules, and regulations of the city.

EXISTING DEVELOPMENT / LANDSCAPE PLAN



PROPOSED DEVELOPMENT PLAN



TRAFFIC MANAGEMENT PLAN

Richardson ISD
White Rock Elementary School
Dallas, Texas

July 27, 2017

Prepared for

Richardson ISD

07/27/2017

AVO 32832

HALFF

1201 North Bowser Road
Richardson, Texas 75081

TBPE Firm Registration No. 312

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I. INTRODUCTION

Halff Associates, Inc. (Halff) is a full service architectural/engineering firm based in Richardson, Texas with licensed engineers specializing in traffic and transportation. Halff was retained by Richardson ISD (Client) to prepare an updated Traffic Management Plan (TMP) for White Rock Elementary School located in Dallas, Texas. A TMP for this school was last prepared and submitted in June of 2016 for the addition of one portable building containing two classrooms.

White Rock Elementary School currently has an enrollment of 938 students in grades K-6th. The school is located within a residential neighborhood south of Walnut Hill Lane between Audelia Road and White Rock Trail. Figure 1 below is a map detailing the site location. A copy of the TMP has been included in the Appendix as Exhibit 1.

** Trafficware Synchro 8 screenshot reprinted with permission from Microsoft Bing Maps*

Figure 1 – Site Location Map

Due to existing and projected growth in the area over the next several years, the Richardson ISD (RISD) is planning to add 12 new classrooms to the existing building. The additional classrooms are scheduled to be in place by August 2018. With the increase in projected student population, an update to the current TMP for the school is required as part of the Planned Development (PD) submittal. With this TMP submittal, the school is agreeing to implement the management plan strategies as presented and will be self-accountable unless the City of Dallas deems further measures are appropriate or necessary.

II. TRAFFIC MANAGEMENT PLAN

The purpose of the Traffic Management Plan (TMP) is to have established procedures for traffic flow and circulation around the elementary school related to student drop-off and pick-up operations. Use of a TMP helps improve traffic/student safety and helps maximize the efficiency of drop-off and pick-up operations, reducing delays during those time periods. The analysis summarized in this report identifies critical elements of the TMP such as available queuing space that is both on and off site, circulation patterns for the school facilities, and the projected trip generation (and estimated queuing) during the morning and afternoon peaks. For a TMP to be successful, it requires effort and compliance by school administration, staff, students, and parents.

2.1 Operational Characteristics

Based on information from Richardson ISD and recent AM / PM peak period observations, the following are existing and projected conditions for the school:

	Existing Conditions	Projected Conditions
Enrollment (K – Grade 6)	938 students	1,150 students
Daily Schedule:	Start: 7:50 AM Dismissal: 3:00 PM	Start: 7:50 AM Dismissal: 3:00 PM
Travel Modes: AM Peak Hour	by School Bus <5% by Walking ~20% by Drop-off on site ~55% by Drop-off / park and walk off site <25%	by School Bus <5% by Walking ~20% by Drop-off on site ~55% by Drop-off / park and walk off site <25%
Travel Modes: PM Peak Hour	by School Bus <5% by Walking <30% by Pick-up on site ~30% by Pick-up / park and walk off site <40%	by School Bus <5% by Walking <30% by Pick-up on site ~30% by Pick-up / park and walk off site <40%

It should be noted that the drop-off and pick-up operations at this school are unique from other elementary schools in that a large percentage of the parents drive to the school area then park on residential streets in the area and walk children to the school in the morning and park and walk in the afternoon to pick up children. There are also parents who drop off and pick up along the adjacent streets. The parents that drop-off and pick-up on the streets were included with the parents that park and walk to represent a number of vehicles that never enter the site.

Although the operating times of the school are established, not all students enter/exit the site at the same time. Other activities at the school (such as breakfast program, after school tutoring, student clubs, etc.) may cause students to arrive/leave at times outside the normal class times. Occasional special events at the school may generate traffic peaks

that are outside of the normal drop-off and pick-up times. While these special events were not reviewed as part of the TMP, measures or recommendations discussed may be applicable.

2.2 Existing Traffic Conditions

2.2.1 Site Access and Circulation

White Rock Elementary School has frontage on two residential streets. To the southwest of the school (which is the front side of the school) is Chiswell Road, which is a two-lane residential road 36 feet in width adjacent to the school property. Access to the one-way main loop drive (counterclockwise flow) is located on Chiswell Road. Along the southeast edge of the site is Bellewood Drive, which also is a two-lane residential street and is 36 feet in width adjacent to the school site. On the south corner of the site is a staff/visitor parking lot with driveways on both Chiswell Road and Bellewood Drive. Along the southeast side of the school and around in back of the school is staff parking, which is accessed via two driveways on Bellewood Drive. The easternmost driveway on Bellewood Drive provides access to both the staff parking lots and the second designated drop-off / pick-up location on the backside of the school. The drive aisle along the southeast side of the school is also the unloading and loading area for two (2) small Special Education buses.

2.2.2 Passenger Drop-Off and Pick-Up Operations

Following the 2014 TMP update, the second loop (back loop) located in the back of the school has been operational providing another on-site location for the drop-off and pick-up of school children. The back loop has helped to distribute the vehicle demand for drop-off and pick-up on the site reducing delays in the front loop.

Halff conducted field observations during the school's AM and PM peak periods on two different days on two different weeks, Tuesday April 18th and Thursday April 27th. The morning observations were conducted between 7:00 AM and 8:00 AM and the afternoon observations were conducted between 2:15 PM and 3:15 PM. The data collected on the two different days was averaged to develop typical numbers for the modes of travel during the morning and afternoon peak periods.

Morning Peak Operations

Currently, the front loop serves as the main on-site location for dropping off children in the morning. It is available for the drop off of all grade levels. There are four staff in the front loop as well as five safety patrol (5th or 6th graders) out front before 7:30 AM to assist students exiting the vehicles. There are also five dads that assist with the management of traffic within the loop as well as assisting students out of the vehicles. Access to the back loop is off of Bellewood Drive. Students are dropped off at the cafeteria doors where there is one staff member on location before 7:30 AM assisting students exiting the vehicles. (There are no safety patrol assigned to the back loop.) The Special Education buses (2) drop off children in the drive aisle located along the

southeast side of the building. (Typically, there are 2-3 staff members to assist in unloading the students.)

The off-site dropping off of students primarily occurs along Bellewood Drive between Chiswell Road and Wildhaven Drive and on northbound Chiswell Road between Bellewood Drive and the front loop entrance. Many parents park and walk children to the school. Areas where this parking occurs include Chiswell Road, Bellewood Drive, Clearhurst Drive, Forestridge Drive and Wildhaven Drive.

The average number of morning vehicle trips related to student arrival (observed) for the two study days is provided in Table 1 below. (It was noted that there was an average number of 179 students walking to school in the morning.)

Table 1 – Vehicle Trips Generated Related to Drop-Off activities (Observed)

Elementary School 938 students	**School AM Peak Period**		
	In	**Out**	**Total**
Drop-off Loop (Front)	244	244	488
Drop-off Loop (Back)	58	58	116
On-Street Drop-off / Park & Walk	112	112	224
Total Trips - Observed	**414**	**414**	**828**

Regarding the queuing of vehicles, the front loop has two lanes allowing simultaneous left and right turns into the loop before going to two drop off points downstream. The average vehicle queue length for the right turn into the loop for the two mornings extended approximately 9-10 vehicles south of Bellewood Drive. Including on-site space and the short space between the loop and Bellewood Drive, the total number of vehicles queued averaged approximately 19 vehicles. The average queue length for the left turn movement into the loop was approximately 13 vehicles (to just south of Clearhurst Drive). Accounting for approximately 10 vehicle queue spaces in the loop, the total approximate maximum queue length for the left turn movement was 23 vehicles.

In the back loop, students are dropped off at the cafeteria doors. The queuing of vehicles in the back loop is totally contained on the site with the average queue length for the two days of 11 vehicles or approximately 275 feet. There was still approximately 160 feet of space between the end of queue and Bellewood Drive.

At both the front and back loops, the queues in the morning are rolling queues. The maximum queues identified occurred at one moment and then start to dissipate.

Afternoon Peak Operations

Currently, the front loop serves as the main on-site location for picking up children in the afternoon, but the vehicle volume is significantly lower when compared to the morning. In the afternoon, the front loop is primarily designated for pick-up of students in grades K-3rd with grades 4th-6th and younger siblings being picked up in the back loop. There are up to eight (8) staff working the front loop as well as five safety patrol (5th or 6th graders) out front before 3:00 PM to assist students into the vehicles. (There are no dads working the front loop in the afternoon.) In the back loop the pick up operations occur at the east end of the south wing of the school. This provides approximately 250 additional feet of on-site queuing than what is available in the morning for drop offs. At the back loop there are up to 4 staff on location before 3:00 PM assisting by calling names ahead to the cafeteria and assisting students into the vehicles. As in the morning, there are no safety patrol assigned to the back loop. The Special Education buses (2) pick up children in the drive aisle located along the southeast side of the building. (Typically, there are 2-3 staff members there to assist loading the students.)

The off-site picking up of students primarily occurs along Bellewood Drive between Chiswell Road and Wildhaven Drive. Many parents park and walk to meet the children at the school. Areas where this parking occurs include Chiswell Road, Bellewood Drive, Clearhurst Drive, Forestridge Drive, Wildhaven Drive and Broken Bow Road.

The average number of afternoon vehicle trips related to student pick-up (observed) for the two study days is provided in Table 2 below. (It was noted that there was an average number of 251 students walking from school in the afternoon.)

Table 2 – Vehicle Trips Generated Related to Pick-Up activities (Observed)

Elementary School 938 students	**School PM Peak Period**		
	In	**Out**	**Total**
Pick-up Loop (Front)	54	54	108
Pick-up Loop (Back)	35	35	70
On-Street Pick-up / Park & Walk	123	123	246
Total Trips - Observed	**212**	**212**	**424**

Regarding the queuing of vehicles in the afternoon, vehicles continue to make both right and left turns into the front loop, but do not turn simultaneously. Instead, parents take turns making their turns and pick up in one continuous line. The average queue length for the vehicles making a right turn into the loop was similar to the morning average of 9-10 vehicles queued south of Bellewood Drive. Adding the space for two vehicles between the

loop drive and Bellewood Drive and accounting for the full loop drive, provided a total queue of approximately 22 vehicles. On both days, the queue to make a left turn into the loop was minimal, 1-2 vehicles at the most.

In the back loop, the average queue length was 15 vehicles, all contained within the site. There was over 250 feet of additional queue space available on the site before entering Bellewood Drive.

At both the front and back loops, the queues don't start moving until they start loading students into the vehicles. Once the loading begins, the queues become a rolling queue, similar to what is experienced during the morning peak.

2.3 Projected Traffic Conditions

2.3.1 Site Access and Circulation

Access to the site will remain the same. However, due to the reconstruction of the existing drive aisle and parking area along the southeast side of the building to address flood plain issues, access to the back loop, which will be relocated to the northeast corner of the building, will be from the west drive that aligns with Forest Ridge Drive. The existing east drive that currently serves both the parking area and the back loop will only serve Special Education buses entering the site due to the difference in grades. The front loop on Chiswell Road will not change. The two (2) Special Education buses will continue to unload and load students in the drive located along the southeast side of the building as they do today. (Refer to Exhibit 1 which depicts the proposed plan.)

2.1.1 Passenger Drop-Off and Pick-Up Operations

As part of the expansion, the school is planning to expand and encourage the use of the back loop for the drop off and pick up of students. The front loop will primarily serve grades K-2nd with the back loop serving grades 3rd-6th. The front loop could still be used by anyone to drop off in the morning, but use of the back loop is highly encouraged for grades 3rd-6th.

It is anticipated as the enrollment increases at the school, the pattern of how students arrive at the school in the morning and leave the school in the afternoon will not change. There will still be a large percentage of students that are either dropped-off / picked-up on one of the adjacent streets or parents will continue to park and walk the children to the school in the morning and do the same to pick them up in the afternoon. The school is being designed to provide up to four locations along the north side of the building where students can enter and exit the school in both the morning and afternoon. This is being planned to address the large number of walkers and park and walk students.

Based upon the information provided by the Client, Halff assumed 60 percent of the students would be dropped off in the front loop in the morning with 40 percent being dropped off in the back loop. In the afternoon, the assumption was made there would be an equal 50/50 split of students being picked up in the two loops.

Proposed Morning Peak Operations

As mentioned above, the front loop will primarily serve grades K-2nd, but can be used by anyone for drop off. The plan is to have three staff members work the front loop along with five safety patrol in place by 7:30 AM to assist students exiting the vehicles. There will be 5-6 stations to expedite the unloading of the vehicles. Four dads will also assist with the management of traffic within the loop as well as assisting students out of the vehicles.

The back loop drop-off location at the cafeteria will be set up to receive more students at one time to encourage more drop offs. The plan is to have two staff members work the back loop along with three safety patrol in place by 7:30 AM to assist students exiting the vehicles. There will be two unloading stations to receive students. There will be 2-3 dads working the back loop to manage the traffic flow and assist in the overall operation of the loop drive. The two (2) Special Education buses will continue to drop off in the drive aisle located on the southeast side of the school with 2-3 staff members assisting in unloading students.

The school is being designed to accommodate up to 1,150 students which is a 23 percent increase over the current enrollment of 938. Based upon the breakdown of how students arrive at the school today, the planned uses of the front and back loops and the 23 percent increase in student enrollment, the projected average generated number of morning vehicle trips related to getting students to school is provided in Table 3 below. (The projected numbers are based upon a straight line projection of the existing numbers.) (Based upon the number of students walking to school today, the projected number of walkers is 220.)

Table 3 – Projected Vehicle Trips Generated Related to Drop-Off activities

Elementary School 1,150 students	**School AM Peak Period**		
	In	**Out**	**Total**
Drop-off Loop (Front)	223	223	446
Drop-off Loop (Back)	148	148	296
On-Street Drop-off / Park & Walk	138	138	276
Total Vehicle Trips	**509**	**509**	**1018**

As mentioned above, the front loop is anticipated to operate similarly to the current conditions regarding how it will be staffed as well as the projected volume of vehicles (approximately 21 fewer vehicles entering in the future). Therefore, it is anticipated the projected vehicle queuing on Chiswell Road north and south of the entrance to the loop drive will be about the same, approximately 9-10 vehicles queued south of Bellewood Drive for right turns into the loop and approximately 13 vehicles queued north of the loop drive for left turns into the loop.

Based upon the proposed use for the back loop and the increase in enrollment, there will be an increase in the number of vehicles that will use the loop to drop off students in the morning peak.

Currently, an average of 58 vehicles drop off in the back loop. That number is projected to increase to 148. The existing average queue length is 11 vehicles, approximately 275 feet. For a worst case scenario based upon one staff member unloading vehicles at a single location, the queue will increase to 28 vehicles or approximately 700 feet. In the new plan, with the entrance and exit for the back loop drive located at the existing west drive that aligns with Forest Ridge Drive, there will be approximately 775 feet of queue space on the site before vehicles will start to spill out onto Bellewood Drive. In addition, as mentioned above, the plan is to have two staff members plus three safety patrol assisting the unloading of students at two drop-off locations which will expedite the unloading process. Assuming a conservative 1.5 vehicles can be unloaded at two stations in the same amount of time that one vehicle is unloaded today, the projected 700 foot queue can be reduced to approximately 470 feet which can easily be contained on the site. In addition, there will be 2-3 dads working the back loop to manage the traffic flow and assist in the overall operation of the loop drive.

As previously mentioned, these are moving queues at both loops, unlike the afternoon when vehicles stop and wait until a specific time before they can start moving.

Proposed Afternoon Peak Operations

As previously mentioned, the front loop will primarily serve grades K-2nd and function similarly as it does today. The plan is to have 6-8 staff members work the front loop along with five safety patrol that will be in place by 2:55 PM to assist students entering the vehicles. There will be 5-6 unloading stations to receive students.

In the back loop, currently students are being picked up at the east end of the south wing of the building. The plan includes extending the south wing to the east. Students will now be picked up at the east end of the extension. The pick-up operations will function similarly as they do today. There will be four staff members assisting in calling out names, getting students out of the building and into the cars. (There will be no safety patrol assisting in the afternoon.) Staff will be in place by 2:55 PM. Also, the plan is to have two loading stations, instead of the one that operates today, to expedite the loading process. The two (2) Special Education buses will continue to pick up in the drive aisle located on the southeast side of the school with 2-3 staff members assisting in loading students.

Based upon the breakdown of how students leave the school today, the planned uses of the front and back loops and the 23 percent increase in student enrollment, the projected average generated number of afternoon vehicle trips related to students leaving the school site is provided in Table 4 below. (The projected numbers are based upon a straight line projection of the existing numbers.) (Based upon the number of students walking home today, the projected number of walkers is 309.)

Table 2 – Projected Vehicle Trips Generated Related to Pick-Up activities

Elementary School 1,150 students	School PM Peak Period		
	In	Out	Total
Pick-up Loop (Front)	55	55	110
Pick-up Loop (Back)	55	55	110
On-Street Pick-up / Park & Walk	151	151	302
Total Vehicle Trips	**261**	**261**	**522**

Regarding the queuing of vehicles in the afternoon, the front loop should operate almost identical to how it operates today. (The projected number of vehicles entering the loop is only one more than what currently enters.) Therefore, it is anticipated the vehicle queue lengths will be about the same as they are today, a minimal queue of 1-2 vehicles to make the left turn into the loop drive and 9-10 vehicles queued south of Bellewood Drive to make a right turn into the loop.

The actual operations in the back loop will function similarly to how they operate today. There will be fewer staff members (two), but there will be three safety patrol, which don't exist today, to assist in loading the vehicles. Due to the change of use in the back loop and the projected increase enrollment, there is a projected increase in the number of vehicles picking up (55) from the current average of 35. The existing average maximum queue observed was 15 vehicles or approximately 375 feet. Assuming similar loading operations as exist today, similar number of people loading and one loading station, the projected maximum queue will increase to 24 vehicles or approximately 600 feet.

With the new plan layout, there will be approximately 950 feet of queue space from the location where students are loaded back to Bellewood Drive. Therefore, there should be adequate space on the site to accommodate the projected queue without spilling out onto Bellewood Drive. Since the plan calls for two loading stations instead of the existing one, loading will be more efficient making the projected maximum queue of 24 vehicles a worst case scenario.

At both the front and back loops, the queues don't start moving until they start loading students into the vehicles. Once the loading begins, the queues become a rolling queue, similar to what is experienced during the morning peak.

2.4 Recommendations

Based on the proposed addition of 12 classrooms and changes to the building layout, Halff offers the following recommendations to assist in providing for the safe and efficient movement of pedestrians and vehicles:

- Remove the existing “No Left Turn” symbol sign located on Chiswell Road at the front loop entrance drive for southbound vehicles.

- Remove the existing “No Left Turn” symbol sign located in the front loop exit drive at Chiswell Road.

- Install “No Parking or Standing “7:00 AM – 8:00 AM and “2:15 PM – 3:15 PM School Days” signs on the north side of Bellewood Drive between the alley on the school’s east property line west to the driveway that serves the staff parking / day care van lot.

- School staff should continue to encourage parents to use only designated areas located on-site for pick-up and drop-off activity. Pick-up and drop-off activity on public right-of- way should be discouraged.

- The school administration should continue to train school staff on their duties associated with pick-up and drop-off procedures as outlined in the TMP.

- The school administration should communicate to parents and students regarding expectations and responsibilities related to the TMP throughout the school year as needed. It is particularly important to communicate to parents of new students, who may not be familiar with pick-up/drop-off procedures.

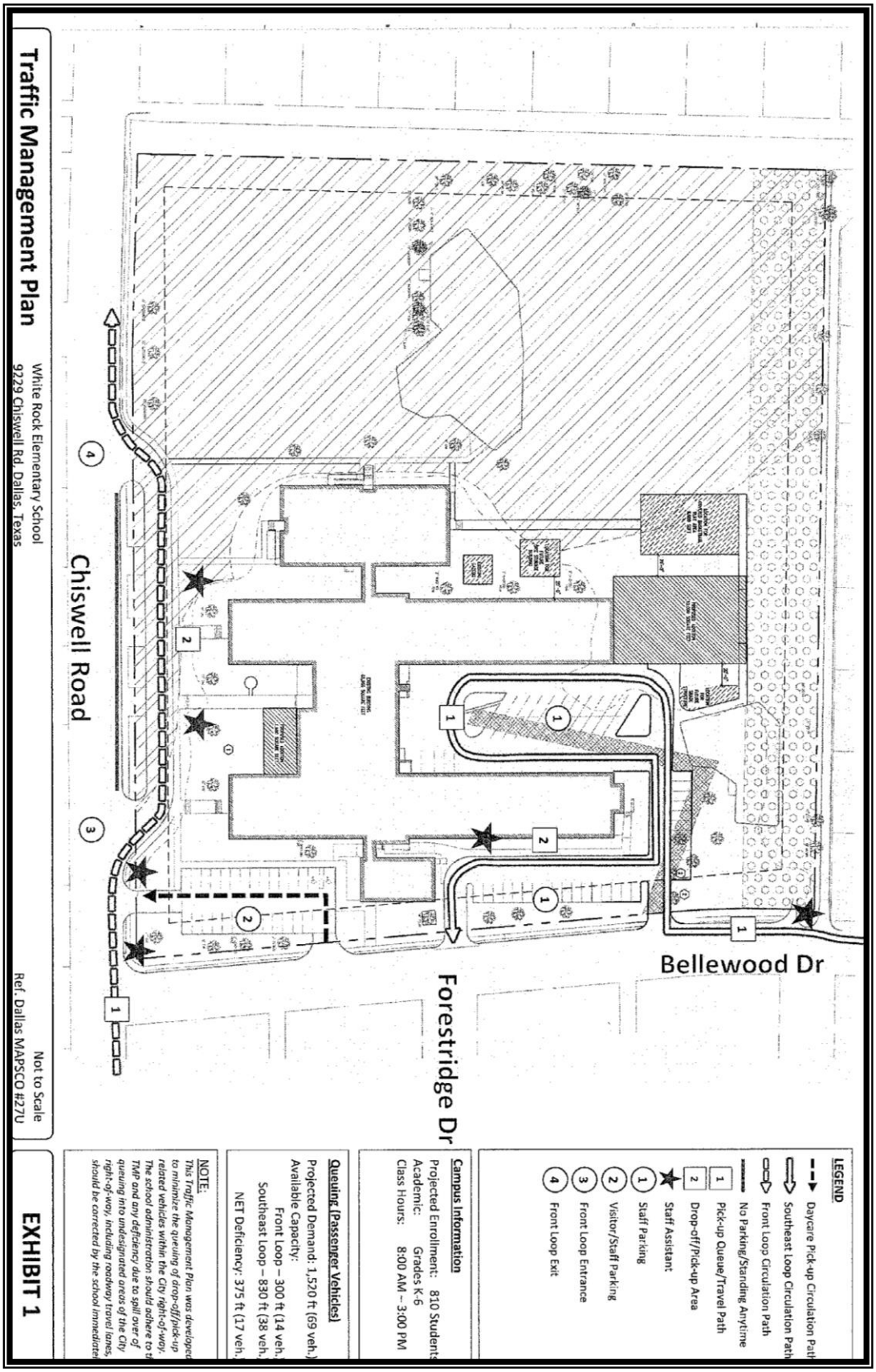
It is recognized that for short periods of time during both the morning and afternoon periods there is significant vehicular traffic and some traffic congestion around the school. However, observations indicate that these conditions are short in duration and traffic dissipates within 15 to 20 minutes in the morning and 20 to 30 minutes in the afternoon. Since the school is located in the middle of a residential area, there is no through traffic in the immediate area to be impacted by the school related traffic. Almost all of the traffic around the school during the morning and afternoon peak periods is school related.

Based on Halff’s observations, the teams that are assembled now for the morning and afternoon operations do a very good job with the unloading and loading of students. Parents appear to be familiar with the operational plans of the TMP and generally adhere to it. Since the operational aspect of the TMP for the proposed addition is basically the same as the existing, it is anticipated the future morning and afternoon peak periods will look very similar to what takes place today, especially in the front loop. There will be more students and more traffic, but with more emphasis on utilizing the back loop and having more available queue space there, the queuing of vehicles is projected to stay within the site as it does today. Exhibit 1 in Appendix A is a graphical representation of the TMP.

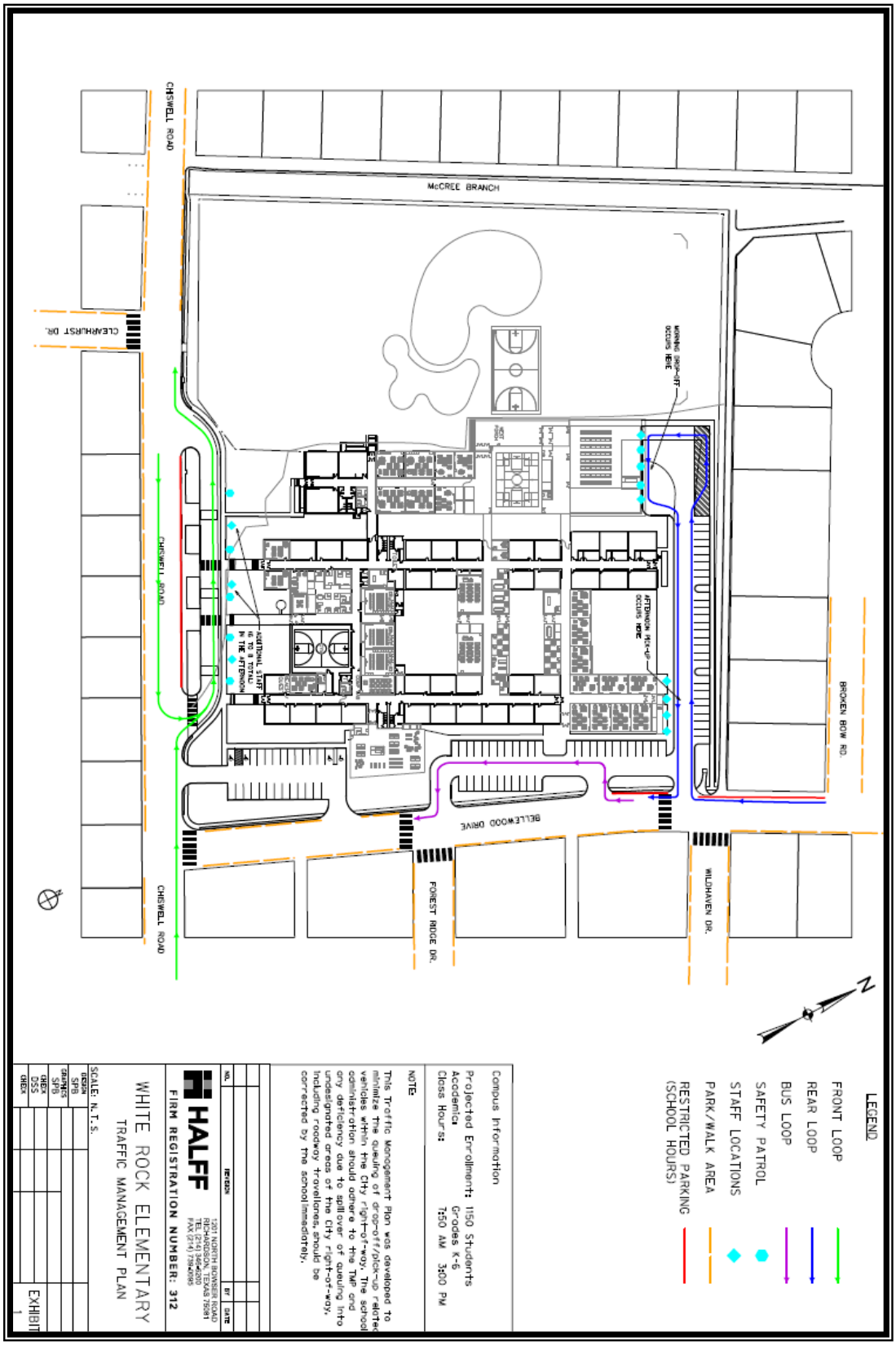
III. SUMMARY

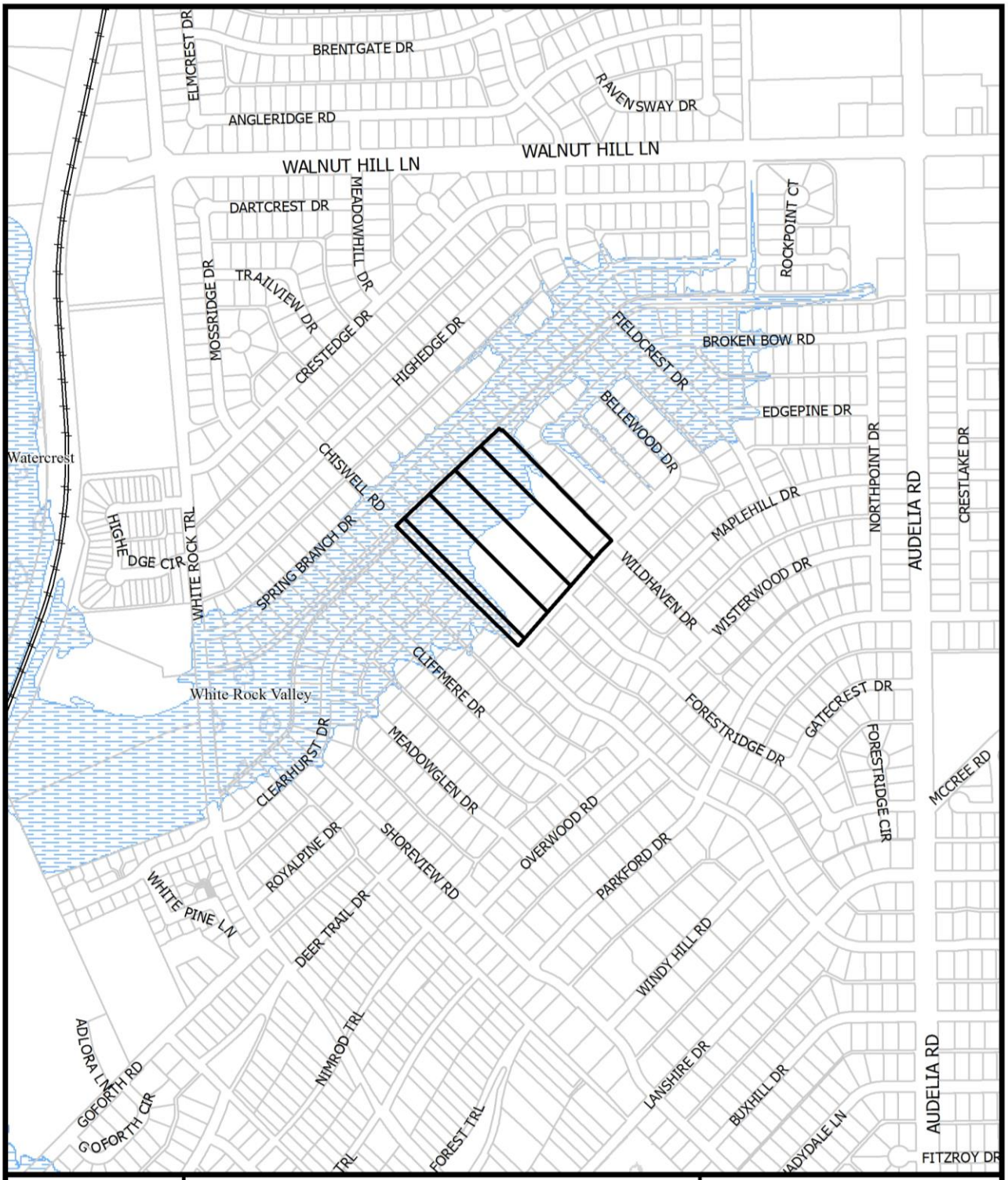
The TMP presented above should be used by administrators and staff at White Rock Elementary School to promote safe and efficient pick-up/drop-off operations for students, parents, and staff. These procedures should also be reviewed periodically and modified/adjusted as needed to reflect current traffic conditions on and around the school campus.

EXISTING CIRCULATION PLAN



PROPOSED CIRCULATION PLAN





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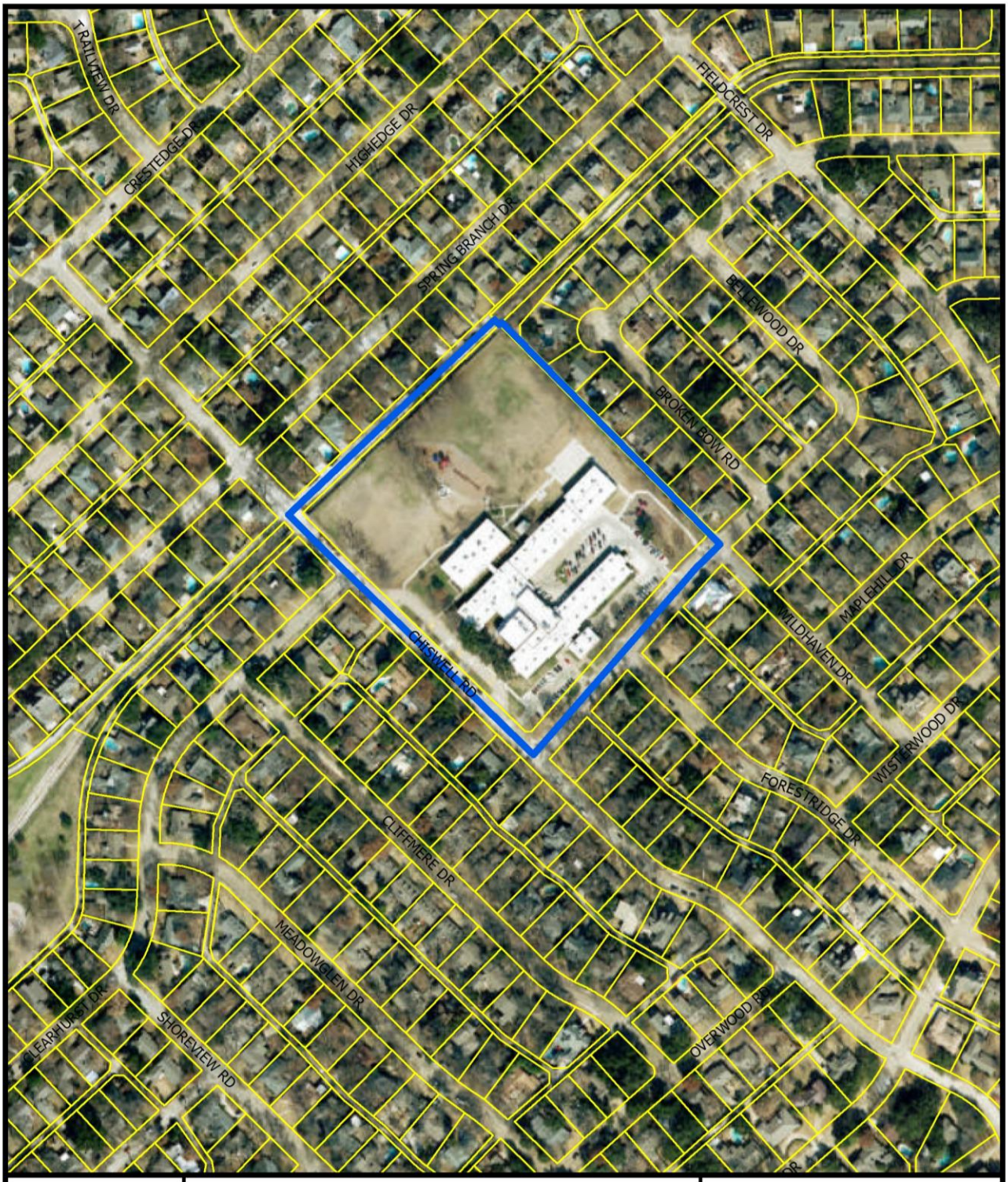
VICINITY MAP

Case no: Z167-294

Date: 5/31/2017



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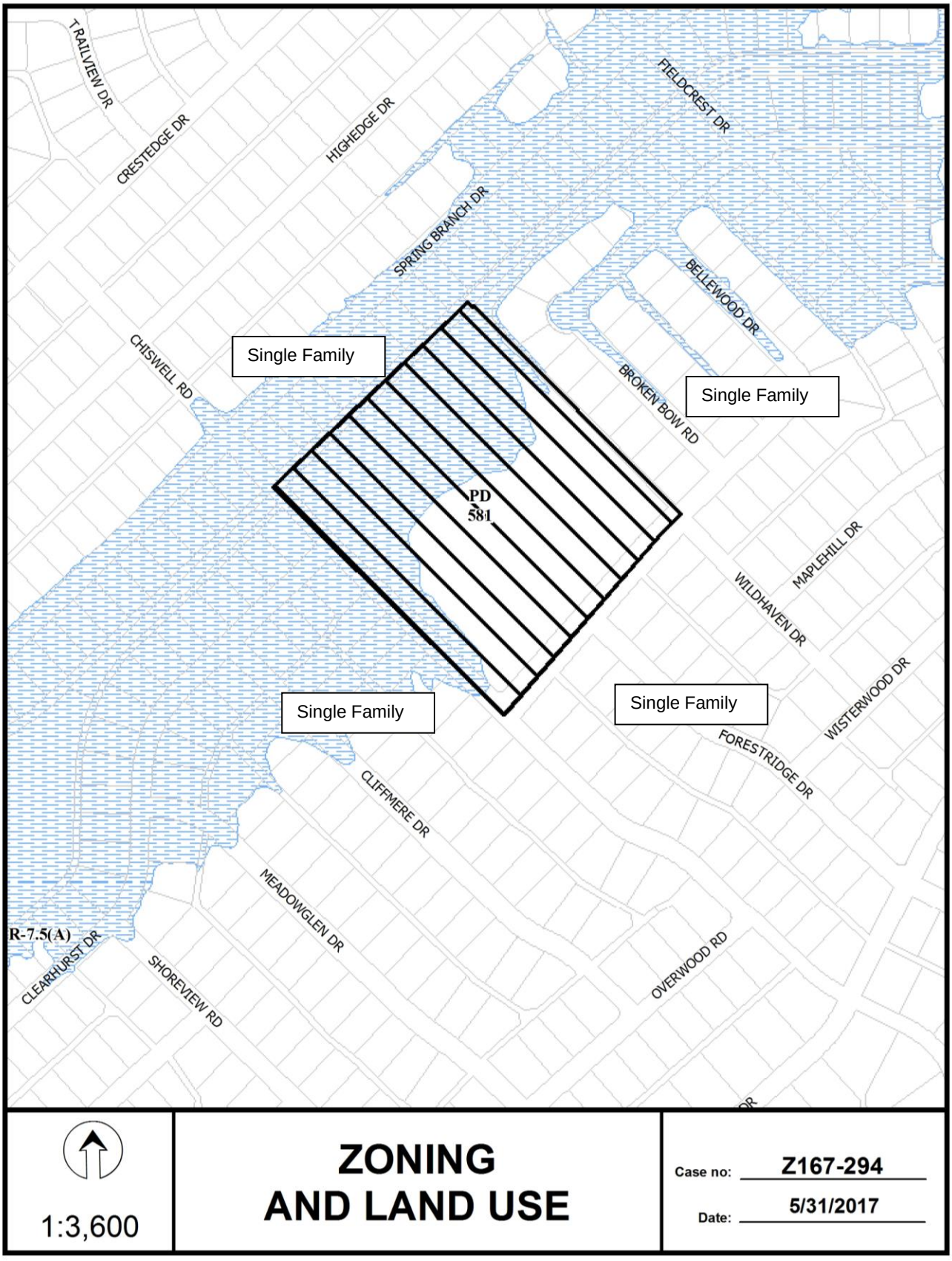
AERIAL MAP

Case no: Z167-294

Date: 5/31/2017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HIGHEDGE DR
FIELDCREST DR
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CHISWELL RD
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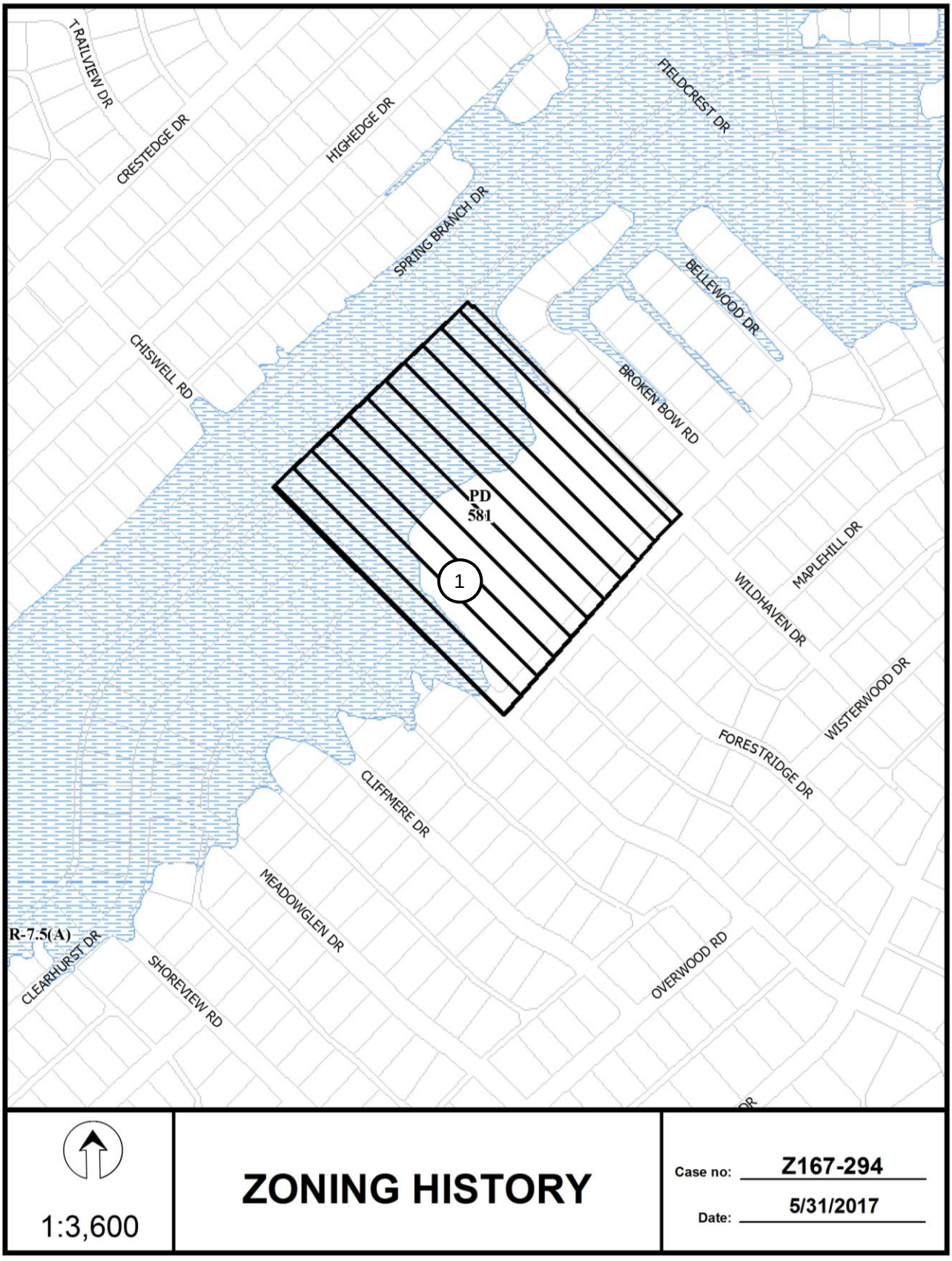
PD
581
MAPLEHILL DR
WILDHAVEN DR
WISTERWOOD DR
Single Family
Single Family
FORESTRIDGE DR
CLIFFMERE DR
MEADOWGLEN DR
R-7.5(A)
CLEARHURST DR
SHOREVIEW RD
OVERWOOD RD
1:3,600
ZONING
AND LAND USE
Case no: Z167-294
Date: 5/31/2017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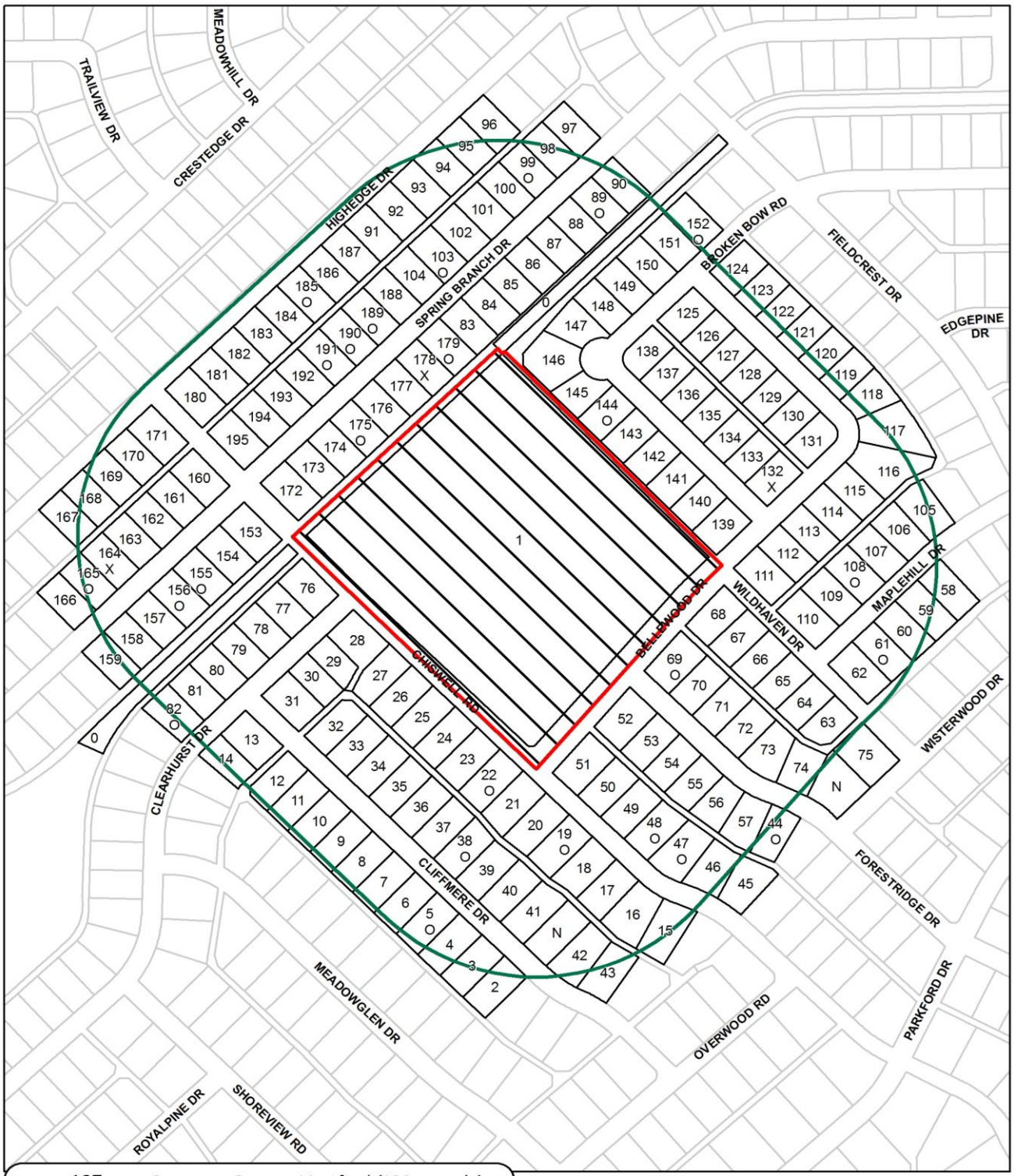
FORESTRIDGE DR
CLIFFMERE DR
MEADOWGLEN DR
R-7.5(A)
CLEARHURST DR
SHOREVIEW RD
OVERWOOD RD
1:3,600
ZONING HISTORY
Case no: Z167-294
Date: 5/31/2017

CPC RESPONSES



195	Property Owners Notified (199 parcels)
25	Replies in Favor (25 parcels)
3	Replies in Opposition (3 parcels)
500'	Area of Notification
8/3/2017	Date

Z167-294
CPC

N
W E
S

1:3,600

Notification List of Property Owners

Z167-294

195 Property Owners Notified 25 Property Owners in Favor 3 Property Owners Opposed

Reply	Label #	Address		Owner
	1	9229	CHISWELL RD	RICHARDSON ISD
	2	9258	CLIFFMERE DR	CAVERLEE JOHN G &
	3	9254	CLIFFMERE DR	WOODS TIMOTHY P & DARLA M
	4	9250	CLIFFMERE DR	KUBELKA SANDRA E &
O	5	9244	CLIFFMERE DR	SCHMIDT DAVID &
	6	9240	CLIFFMERE DR	FOWLER SCOTT L &
	7	9236	CLIFFMERE DR	EASTMAN DAVID P &
	8	9230	CLIFFMERE DR	DERDEYN PATRICK & LAURA
	9	9226	CLIFFMERE DR	TUCKER ERIC B & SHONI S
	10	9222	CLIFFMERE DR	AITON JOCELE K
	11	9216	CLIFFMERE DR	SEALE EUGENE L JR EST OF
	12	9212	CLIFFMERE DR	ALER DAVID WADE
	13	9354	CLEARHURST DR	TUCCIO LARRY J & KAREN P
	14	9350	CLEARHURST DR	LOUIS THOMAS HERNDON
	15	9328	CHISWELL RD	GALEN RICHARD L JR & PAMELA K
	16	9324	CHISWELL RD	BLOMBERG JOHN
	17	9320	CHISWELL RD	LACEY DAVID C
	18	9316	CHISWELL RD	LANG VIRGIL D
O	19	9310	CHISWELL RD	HEFTON RYAN M & SARAH W
	20	9306	CHISWELL RD	GHOLSTON JOHN C & LISA C
	21	9242	CHISWELL RD	PROCTOR JOSEPH L &
O	22	9236	CHISWELL RD	OSBORNE KENNETH M &
	23	9232	CHISWELL RD	LIBBY KYLE A & WENDY M
	24	9228	CHISWELL RD	WHATLEY ASHLEY & STEVEN PATRICK
	25	9222	CHISWELL RD	ATKINSON JAMES BRIAN &
	26	9218	CHISWELL RD	POLYMATHIC PROPERTIES INC

08/02/2017

Reply	*Label #*	*Address*		*Owner*
	27	9212	CHISWELL RD	GAINES CHRIS
	28	9422	CLEARHURST DR	CLAIRE ANTHONY G &
	29	9416	CLEARHURST DR	EDSON ANDREW G & JANE S
	30	9410	CLEARHURST DR	CARLIN JAMES R
	31	9406	CLEARHURST DR	LATIMER BARBARA M
	32	9211	CLIFFMERE DR	LIERLY GLEN A
	33	9215	CLIFFMERE DR	MILLER JILL C
	34	9221	CLIFFMERE DR	CANDLER CHRISTINE M &
	35	9225	CLIFFMERE DR	OWENS CELINA CAMARGO
	36	9229	CLIFFMERE DR	HORTON JULIANA RENEE
	37	9235	CLIFFMERE DR	SMITH JIMMY L
O	38	9241	CLIFFMERE DR	BLEVINS HUGH T JR
	39	9245	CLIFFMERE DR	SCOTT MICHAEL J & MARY A
	40	9251	CLIFFMERE DR	MCBRIERTY HARRY J JR
	41	9255	CLIFFMERE DR	RYAN MICHAEL & JENNIFER B
	42	9265	CLIFFMERE DR	WOODALL RAMSAY P & CARY B
	43	9271	CLIFFMERE DR	BUTLER DAVID L & LISA M
O	44	9336	FORESTRIDGE DR	HOOTEN OWEN W JR &
	45	9333	CHISWELL RD	COLQUITT DOUGLAS R & MARIAM D
	46	9329	CHISWELL RD	MASSEY JOHN M III &
O	47	9325	CHISWELL RD	EVANS BERT R
O	48	9319	CHISWELL RD	CURRIER RONALD P &
	49	9315	CHISWELL RD	BASKETT BETTY C LIVING TR
	50	9309	CHISWELL RD	MIRELEZ STACEY & JACOB A
	51	9305	CHISWELL RD	MEADOWS MRS SHERMAN R
	52	9306	FORESTRIDGE DR	WOODUL DAVID C & CHERYL M
	53	9312	FORESTRIDGE DR	BELKNAP KELLY & KEVIN
	54	9316	FORESTRIDGE DR	STEIN STEVEN C & CLARE A
	55	9322	FORESTRIDGE DR	PAUL JAY
	56	9326	FORESTRIDGE DR	HERSHORN PATRICK B &
	57	9332	FORESTRIDGE DR	JEFFERY BEN & STEPHANIE

08/02/2017

Reply	*Label #*	*Address*		*Owner*
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	59	9724	MAPLEHILL DR	PARKER SUSAN L &
	60	9718	MAPLEHILL DR	FIELD JOHN ARTHUR &
O	61	9712	MAPLEHILL DR	STAFFORD ZOE F
	62	9706	MAPLEHILL DR	GROPP DOUGLAS M &
	63	9336	WILDHAVEN DR	DODD MARY T
	64	9330	WILDHAVEN DR	WERNICK MAX A &
	65	9324	WILDHAVEN DR	ECKLUND MICHAEL SCOTT &
	66	9318	WILDHAVEN DR	DORMINY SEAN P &
	67	9312	WILDHAVEN DR	JANNEY ROBERT & ROSEMARY
	68	9306	WILDHAVEN DR	HORTON AMY F & JOHN E
O	69	9305	FORESTRIDGE DR	BEAVERS JUANITA
	70	9311	FORESTRIDGE DR	STARR DONNA JILL L
	71	9315	FORESTRIDGE DR	WILLIAMS TODD A
	72	9321	FORESTRIDGE DR	DALHAUSSER DIRK M &
	73	9327	FORESTRIDGE DR	LINDBLOM ANN M TR
	74	9335	FORESTRIDGE DR	WILSON PETER J & MARIA L MASVIDAL
	75	9715	WISTERWOOD DR	TIPER LLC
	76	9423	CLEARHURST DR	SWANZY F R TRUST
	77	9417	CLEARHURST DR	COLE ADAM & BRITTANY
	78	9411	CLEARHURST DR	ASTON EVELYN LOUISE
	79	9405	CLEARHURST DR	FARMER MICHAEL &
	80	9357	CLEARHURST DR	YOUNG AUSTIN JR TR &
	81	9353	CLEARHURST DR	BREKKE JEFF &
O	82	9349	CLEARHURST DR	GIESELMAN ROBERT L
	83	9552	SPRINGBRANCH DR	MYERS TODD
	84	9558	SPRINGBRANCH DR	FAULHABER ROY R
	85	9562	SPRINGBRANCH DR	REED ROBERT M &
	86	9566	SPRINGBRANCH DR	GUTIERREZ MIGUEL A &
	87	9570	SPRINGBRANCH DR	KILLEBREW MATTHEW LEWIS & MEGAN LEIGH
	88	9574	SPRINGBRANCH DR	KEY RANDALL V & LINDSAY K

08/02/2017

Reply	*Label #*	*Address*		*Owner*
O	89	9578	SPRINGBRANCH DR	DALTON DEWEY JR & ALISSA
	90	9582	SPRINGBRANCH DR	FARIS SCOTT & COURTNEY
	91	9552	HIGHEDGE DR	GEARING DOUGLAS & MEGAN
	92	9558	HIGHEDGE DR	POTTER CHAD WILLIAM & MARY ELLEN
	93	9562	HIGHEDGE DR	LALICKER HEATHER A &
	94	9568	HIGHEDGE DR	CLARK VICKI L
	95	9572	HIGHEDGE DR	RUCKER JUSTIN B & BRANDI L
	96	9578	HIGHEDGE DR	HARDESTY KENT R & ROBBI L
	97	9583	SPRINGBRANCH DR	HOLMAN BURSON M & JENNIFER B
	98	9579	SPRINGBRANCH DR	KENNEDY JAMES M &
O	99	9575	SPRINGBRANCH DR	SABERIAN CAROL WELLS
	100	9571	SPRINGBRANCH DR	COON PAUL H & DIANA V
	101	9567	SPRINGBRANCH DR	NELSON JESSE W & GENEVIEVE L
	102	9563	SPRINGBRANCH DR	SKINNER LORENA M
O	103	9559	SPRINGBRANCH DR	GEORGE DAVID S
	104	9553	SPRINGBRANCH DR	LORINO MICHAEL & AMY
	105	9735	MAPLEHILL DR	MINTON CHARLES WILLIAM
	106	9729	MAPLEHILL DR	MARTIN JAMES T & KELLY L
	107	9723	MAPLEHILL DR	HYDE TAMATHA
O	108	9717	MAPLEHILL DR	STILES MARY KATHLEEN
	109	9711	MAPLEHILL DR	OWEN GLENN PAUL &
	110	9705	MAPLEHILL DR	RANKIN KAREN E
	111	9606	BELLEWOOD DR	COX BILLIE LEON
	112	9612	BELLEWOOD DR	QUENZER MICHAEL P & WENDY
	113	9618	BELLEWOOD DR	CALVIN SHANE C & CHERYL L
	114	9624	BELLEWOOD DR	HARRELL ROBERT E &
	115	9630	BELLEWOOD DR	KRUEGER JEFFREY & SARAH
	116	9636	BELLEWOOD DR	GOOLSBY WILLARD J
	117	9704	BELLEWOOD DR	JAMES KEITH & KIRSTEN
	118	9710	BELLEWOOD DR	GARRETT MARYDEL ORR
	119	9716	BELLEWOOD DR	PREWETT JANICE L

08/02/2017

Reply	*Label #*	*Address*		*Owner*
	120	9722	BELLEWOOD DR	BURKHALTER DAVID S &
	121	9728	BELLEWOOD DR	ROLLINS GRETCHEN KLASING
	122	9734	BELLEWOOD DR	FAULK JEFFREY A & MEGAN
	123	9740	BELLEWOOD DR	REECE JEFFREY
	124	9746	BELLEWOOD DR	MERIPOLSKI MICHAEL &
	125	9747	BELLEWOOD DR	CUNNINGHAM JOHN N
	126	9741	BELLEWOOD DR	BIRD ROSS & KAY A
	127	9735	BELLEWOOD DR	WOOLDRIDGE KAREN S
	128	9729	BELLEWOOD DR	MORGAN LAURIE & LUKE
	129	9723	BELLEWOOD DR	GUENTHER KARL H &
	130	9717	BELLEWOOD DR	MOSLEY KATHRYN C & WILLIAM B
	131	9711	BELLEWOOD DR	MATLACK DAVID
X	132	9606	BROKEN BOW RD	TOBIN HAZEL RUTH
	133	9612	BROKEN BOW RD	TAYLOR JOHN R &
	134	9618	BROKEN BOW RD	YOUNG JEANNE C
	135	9624	BROKEN BOW RD	DUNCAN LANE A &
	136	9628	BROKEN BOW RD	SILVA DAVID D &
	137	9634	BROKEN BOW RD	HOLT MICHAEL GLYNN &
	138	9638	BROKEN BOW RD	JOSEPH DANIEL D & ALISON T
	139	9605	BROKEN BOW RD	HOLACKA SANDRA
	140	9611	BROKEN BOW RD	FURR LAURA J
	141	9617	BROKEN BOW RD	TERRELL PAMELA M
	142	9623	BROKEN BOW RD	NOWELL LAURA B & JAMES M
	143	9629	BROKEN BOW RD	TWOMEY DONNA
O	144	9635	BROKEN BOW RD	HOPPERS RICHARD G
	145	9639	BROKEN BOW RD	VINCENT DANIELE B
	146	9643	BROKEN BOW RD	COWDEN PATRICK
	147	9647	BROKEN BOW RD	DOWNEY DEVIN & KELLY
	148	9653	BROKEN BOW RD	SCHAEFER EDWARD R
	149	9659	BROKEN BOW RD	TAYLOR THOMAS E
	150	9665	BROKEN BOW RD	MARSH JUDY L

08/02/2017

Reply	*Label #*	*Address*		*Owner*
	151	9671	BROKEN BOW RD	RUSH RICHARD W
O	152	9677	BROKEN BOW RD	HARTNETT ZOLA E
	153	9478	SPRINGBRANCH DR	RAMSEY MATTHEW H & ALYSSA
	154	9472	SPRINGBRANCH DR	DAVIS JEFFREY J
O	155	9466	SPRINGBRANCH DR	COTHERN MICHAEL & ASHLY
O	156	9460	SPRINGBRANCH DR	OGLESBY CHARI C & JASON A
	157	9454	SPRINGBRANCH DR	CRAIN WILLIAM T
	158	9448	SPRINGBRANCH DR	JUSSELIN PAUL G & KATHY
	159	9442	SPRINGBRANCH DR	BETHEA KEN D &
	160	9479	SPRINGBRANCH DR	STONE DAN C
	161	9473	SPRINGBRANCH DR	PATE RUSSELL R
	162	9467	SPRINGBRANCH DR	ROBERTSON GLORIA B REV TR THE &
	163	9461	SPRINGBRANCH DR	KRETZ JOHN MICHAEL & EMILY Z
X	164	9455	SPRINGBRANCH DR	PUTNAM NORMAN J III &
O	165	9449	SPRINGBRANCH DR	HARPER CASEY & ALYCIA
	166	9443	SPRINGBRANCH DR	SHOULTS BRIAN L & PAMELA C
	167	9438	HIGHEDGE DR	ORTIZ BERNABE
	168	9444	HIGHEDGE DR	SHIRLEY JANIE
	169	9450	HIGHEDGE DR	GRAHAM STEPHEN &
	170	9456	HIGHEDGE DR	LUTHER WILLIAM SIM
	171	9464	HIGHEDGE DR	THOMPSON HENRY E &
	172	9506	SPRINGBRANCH DR	D' ANDREA BRADEN P
	173	9512	SPRINGBRANCH DR	MILLER NICOLE & JASON
	174	9518	SPRINGBRANCH DR	MOSTELLER JEFFREY &
O	175	9524	SPRINGBRANCH DR	ELMORE BEVERLY H
	176	9530	SPRINGBRANCH DR	HOOD JEFF
	177	9536	SPRINGBRANCH DR	HORANY ERNEST E II &
X	178	9542	SPRINGBRANCH DR	SHANNON ANDREW F JR
O	179	9548	SPRINGBRANCH DR	SIDES STEPHEN W & JEAN E
	180	9506	HIGHEDGE DR	BANARES VICTOR GARCIAHOZ &
	181	9512	HIGHEDGE DR	TERRELL JOSEPH D & RACHEL

08/02/2017

Reply	*Label #*	*Address*		*Owner*
	182	9518	HIGHEDGE DR	PONCE BRYAN & ANGELA
	183	9524	HIGHEDGE DR	MCGAHEE THOMAS
	184	9530	HIGHEDGE DR	BEAKEY MARJORIE M
O	185	9536	HIGHEDGE DR	COLLINS CODY CROSBY & AMANDA KATHRYN
	186	9542	HIGHEDGE DR	HOUSER CHRIS RYAN & ANNE LOUISE
	187	9548	HIGHEDGE DR	DYER DAVID B & MARY L
	188	9549	SPRINGBRANCH DR	MURRY KEVIN W & ANDREA
O	189	9543	SPRINGBRANCH DR	CURRY GEORGE T & HARRIETT
O	190	9537	SPRINGBRANCH DR	FELS FRED T
O	191	9531	SPRINGBRANCH DR	PRICE DON A & BRIDGET
	192	9525	SPRINGBRANCH DR	HORSTMAN MARK J &
	193	9519	SPRINGBRANCH DR	HIRSH HERMAN H EST OF
	194	9515	SPRINGBRANCH DR	DEBENPORT ROBERT S ETAL
	195	9507	SPRINGBRANCH DR	CULLINS JOHN SCOTT & SAMANTHA

AGENDA ITEM # 81

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 9

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 38 J

SUBJECT

A public hearing to receive comments regarding an application for a Planned Development District for MU-1 Mixed Use District uses on property zoned an MU-1 Mixed Use District, a CR-D Community Retail District with a D Liquor Control Overlay, and an LO-1-D Limited Office District with a D Liquor Control Overlay, on the northwest line of Garland Road, southwest of North Buckner Boulevard
Recommendation of Staff: Approval, subject to a development plan/height zone map, cross section plan, and conditions
Recommendation of CPC: Denial without prejudice
Z167-201(WE)

HONORABLE MAYOR & CITY COUNCIL WEDNESDAY, SEPTEMBER 13, 2017
ACM: Majed Al-Ghafry

FILE NUMBER:	Z167-201(WE)	**DATE FILED:**	February 6, 2017
LOCATION:	On the northwest line of Garland Road, southwest of North Buckner Boulevard		
COUNCIL DISTRICT:	9	**MAPSCO:**	38 J
SIZE OF REQUEST:	Approx. 4.3 acres	**CENSUS TRACT:**	81.00

APPLICANT: Lennar Multifamily Communities, LLC

OWNERS: Doctor Brothers, Ltd, Broomfield J.V,
White Rock Community Church

REPRESENTATIVE: Dallas Cothrum, MASTERPLAN

REQUEST: An application for a Planned Development District for MU-1 Mixed Use District uses on property zoned an MU-1 Mixed Use District, a CR-D Community Retail District with a D Liquor Control Overlay, and an LO-1-D Limited Office District with a D Liquor Control Overlay.

SUMMARY: The purpose of this request is to allow for the construction of a 395,000 square-foot, 294-unit multifamily development.

CPC RECOMMENDATION: **Denial without prejudice**

STAFF RECOMMENDATION: **Approval**, subject to a development plan/height zone map, cross section plan, and conditions.

BACKGROUND INFORMATION:

- The request site is divided into several zoning districts; CR-D Community Retail District with a Liquor Control Overlay, LO-1-D Limited Office District with a Liquor Control Overlay and an MU-1 Mixed Use District. The site is developed with a church with surface parking and a medical office.

- The proposed Planned Development District for MU-1 Mixed Use District uses will allow the site to be developed under a single zoning district for multifamily uses. The PDD will be governed by MU-1 District uses and will allow for the encroachment of balconies into the required setbacks.

- Due the grade changes towards the western portion of the property, the applicant has submitted a development plan that shows various height zones. In addition, the proposed multifamily development will have above grade parking structure that will be wrapped with the approximately 294-units. A portion of the development facing Garland Parkway will be limited to three stories.

- The City Plan Commission recommended denial without prejudice of applicant's request for a Planned Development District for MU-1 Mixed Use District use. The primary concern was the overall density of the proposed development.

Zoning History: There has been one zoning case in the area within the past five years.

1. Z156-281 On August 4, 2016, the City Plan Commission approved a Community Retail District and a D-1 Liquor Control Overlay on property zoned an LO-1-D Light Office District with a Dry Overlay District. This case is scheduled for City Council consideration on August 9, 2017.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW	Proposed ROW
Garland Road	Principal Arterial	100 ft.	100 ft.

Traffic: The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined that it will not impact the surrounding street system for the proposed development.

Land Use:

	Zoning	Land Use
Site	MU-1, LO-1-D, CR-D	Church w/surface parking, Medical clinic
Northeast	PDD No. 348, CR	Retail and personal service, Hospital
Southeast	LO-1-D, D(A)	Fire Station, Single Family
Northwest	MF-1(A), MF-2(A)	Multifamily
Southwest	LO-1-D	Medical Clinic

COMPREHENSIVE PLAN: The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

LAND USE ELEMENT

GOAL 1.2 PROMOTE DESIRED DEVELOPMENT

Policy 1.2.1 Use Vision Building Blocks as a general guide for desired development patterns.

URBAN DESIGN ELEMENT

GOAL 5.1 PROMOTE A SENSE OF PLACE, SAFETY AND WALKABILITY

Policy 5.1.1 Promote pedestrian-friendly streetscapes.

GOAL 5.3 ESTABLISHING WALK-TO CONVENIENCE

Policy 5.3.1: Encourage a balance of land uses within walking distance of each other.

NEIGHBORHOOD PLUS

GOAL 6 ENHANCE RENTAL HOUSING OPTIONS

Policy 6.1 Raise the quality of rental property through better design standards.

Garland Road Vision Plan:

The Garland Road Vision Plan was adopted in November 2010. The plan is intended to be a Small Area Action Plan in support of the *forwardDallas! Comprehensive Plan*. The plan's Future Land Development Vision shows the area as commercial.

The report recommends that the historic character of the existing building be retained, while some underutilized properties will be converted to community gardens.

STAFF ANALYSIS:

Land Use Compatibility: The request site is developed within multiple zoning districts and consists of a church, surface parking lot and a medical office. The zoning districts are a CR-D Community Retail District with a Liquor Control Overlay, an LO-1-D Limited Office District with a Liquor Control Overlay and an MU-1 Mixed Use District. The applicant's request for a Planned Development District for MU-1 Mixed Use District uses will allow for the construction of a multifamily development. The applicant will prohibit any retail uses within the development. The proposed development will be governed mostly by the development rights and standards of the MU-1 District; however, certain development standards will vary from the standards, such as the front yard setback. The applicant is also requesting that balconies encroach up to five feet into the minimum required front yard setback. The applicant is also requesting to eliminate the visual intrusion provision. For purposes of clarifying the visual intrusion provision, the Development Code states that, "no portion of any balcony or opening that faces an R, R(A), D, D(A), TH, TH(A), CH, MF-1(SAH), MF-1(A), MF-2, MF-2(A), or MF-2(SAH) district may penetrate or be located above a residential proximately slope which originates in that district. The term "opening" means an open and unobstructed space or a transparent panel in an exterior wall or door from which there can be visual surveillance into the yard of a residential use. In addition, there is a small tract of land that is located on the northeastern portion of the site that is zoned an R-1ac(A) Single Family District. The tract of land appears to be undevelopable and as a result of the impact of the residential adjacency, staff has included language in the PDD conditions that references that the RPS will not apply on the northeastern portion of the property.

Due to the site's topography, the applicant has submitted a development plan that will show various height zones. The proposed development will not exceed maximum allowable structure height of 65 feet from the average grade. However, there is a grade change towards the western portion of the property and as a result of the grade change, the rear portion of the proposed development will vary in height. In addition, the proposed development will have mechanical overruns that project approximately 12 feet above the proposed structure height. The proposed multifamily development will have an above grade parking structure that will be wrapped with approximately 294-units.

The surrounding land uses consist of a hospital [PDD No. 348] and various retail and personal uses to the on the northeast, a fire station and single family uses to the

southeast, across Garland Road. The properties that are located southwest and northwest of the request site are developed with medical offices and multifamily uses.

Development Standards:

DISTRICT	SETBACKS		Density	Height	Lot Coverage	Special Standards	PRIMARY Uses
	Front	Side/Rear					
LO-1 Limited office – 1	15'	20' adjacent to residential OTHER: No Min.	1.0 FAR	70' 5 stories	80%	Proximity Slope U-form setback Tower spacing Visual Intrusion	Office – limited retail & personal service uses
CR Community retail	15'	20' adjacent to residential OTHER: No Min.	0.75 FAR overall 0.5 office	54' 4 stories	60%	Proximity Slope Visual Intrusion	Retail & personal service, office
MU-1 Mixed use-1	15'	20' adjacent to residential OTHER: No Min.	0.8 FAR base 1.0 FAR maximum + bonus for residential	90' 7 stories 120' 9 stories with retail	80%	Proximity Slope U-form setback Tower spacing Visual Intrusion	Office, retail & personal service, lodging, residential
MU-1 – Proposed PDD Mixed use-1	15'	15' adjacent to residential OTHER: No Min.	294 dwelling units 2.1 FAR	65' from avg. grade	80%	Proximity Slope U-form setback Tower spacing, *Balconies encroach up to 5 ft. in required yard	Residential

Landscaping: Landscaping must be provided in accordance with the landscaping requirements in Article X, as amended.

PDD conditions – Miscellaneous:

Staff has no objections to the variations to the MU-1 District that the applicant is requesting for the proposed multifamily development. The visual intrusion provision should not impact the surrounding uses because the proposed balconies that will encroach into the front yard setbacks are located below the (RPS) residential proximately slope.

CPC Action (July 20, 2017)

Motion: It was moved to recommend **denial without prejudice** a Planned Development District for MU-1 Mixed Use District uses on property zoned an MU-1 Mixed Use District, a CR-D Community Retail District with a D Liquor Control Overlay, and a LO-1-D Limited Office District with a D Liquor Control Overlay, on the northwest line of Garland Road, southwest of North Buckner Boulevard.

Maker: Jung
Second: Houston
Result: Carried: 13 to 0

For: 13 - Anglin, Rieves, Houston, Davis, Shidid, Mack, Haney, Jung, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 2 - Anantasomboon, Housewright
Vacancy: 0

Notices: Area: 500 Mailed: 46
Replies: For: 2 Against: 7

Speakers: For: Dallas Cothrum, 900 Jackson St., Dallas, TX, 75202
Against: Cherry Harrison, 8646 San Fernando Way, Dallas, TX, 75218
Vail Fassett, 9007 San Fernando Way, Dallas, TX, 75218
Robert Curry, 10081 San Juan Ave., Dallas, TX, 752280
Erica Cole, 9246 Forest Hills Blvd., Dallas, TX, 75218
Lou Simmons, 9026 Daytonia Ave., Dallas, TX, 75218
Patricia Gaffney, 1026 Tranquilla Dr., Dallas, TX, 75218
Krista de le Harpe, 1189 Tranquilla Dr., Dallas, TX, 75218
Anita Childress, 8366 Santa Clara Dr., Dallas, TX, 752118
Robert Reeves, 900 Jackson St., Dallas, TX, 75202
Patrick Blaydes, 8922 Forest Hills Blvd., Dallas, TX, 75218
Mike Schmitt, 8702 San Benito Way, Dallas, TX, 75218

LIST OF OFFICERS
White Rock Community Church

Douglas Shaffer - President
Laura Doscher - Chairman of the Board
Maria Smith - Director
Gerald Box - Director
Diana May - Director
Micheal Conway - Treasurer
George Hacker - Secretary

Church Officer Positions Reflect:
Laura Doscher - Chair of Church Council
Micheal Conway - Treasurer
George Hacker - Church Clerk
Lorna MacDougall - Secretary of Church Council Christopher White - Officer Norma Jean Featherston - Officer Ramona Leach - Officer Jo Gee Featherston - Officer

Church Non-Officer Positions Reflect:
Pastor Douglas Shaffer - Lead Pastor
Maria Smith - Trustee
Gerald Box - Trustee
Diana May - Trustee

LIST OF OFFICERS
Lennar Multifamily Communities, LLC

- Ed Easley
- Todd Farrell
- Tim Snook
- John Gray
- Joann Blaylock
- John Allums

LIST OF OFFICERS
Broomfield J.V

Broomfield J.V.
a Texas general partnership

General Partner — Broomfield Ltd.
a Texas limited partnership

General Partner — West Pioneer Mgt., Inc.
Keith Koop - stockholder
Barry Warranch - stockholder

Limited Partners — Barry Warranch
Keith Koop

General Partner — August Realty Holdings Ltd.
a Texas limited partnership

General Partner — Bow Tie L.L.C.
Keith Koop – sole member

Limited Partners — Barry Warranch
Keith Koop

LIST OF OFFICERS
Doctor Brothers, Ltd.

Doctor Brothers, Ltd.
a Texas limited partnership

General Partner: DBL General, Inc.
A Texas Close corporation..... 1%
Keith E. Koop, shareholder
Barry R. Waranch, shareholder

Limited Partners: Broomfield JV
A Texas joint venture..... 99%

PROPOSED PDD CONDITIONS

SEC. 51P-____.101. LEGISLATIVE HISTORY.

PD ____ was established by Ordinance No.____, passed by the Dallas City Council on _____.

SEC. 51P- ____.102. PROPERTY LOCATION AND SIZE.

PD _____ is established on property located along the northwest line of Garland Road, southwest of North Buckner Boulevard. The size of PD ___ is approximately 4.3 acres.

SEC. 51P- ____.103. DEFINITIONS AND INTERPRETATIONS.

(a) Unless otherwise stated, the definitions and interpretations in Chapter 51A apply to this article.

(b) Unless otherwise stated, all references to articles, divisions, or sections in this article are to articles, divisions, or sections in Chapter 51A.

(c) This district is considered to be a residential zoning district.

SEC. 51P- ____.105. EXHIBIT.

The following exhibit is incorporated into this article: Exhibit ___A: development plan.

SEC. 51P- ____.106. DEVELOPMENT PLAN.

Development and use of the Property must comply with the development plan (Exhibit ___A). If there is a conflict between the text of this article and the development plan, the text of this article controls.

SEC. 51P- ____.107. MAIN USES PERMITTED.

(a) Except as provided in this section, the only main uses permitted are those main uses permitted in the MU-1 Mixed Use District, subject to the same conditions applicable in the MU-1 Mixed Use District, as set out in Chapter 51A. For example, a use permitted in the MU-1 Mixed Use District only by specific use permit (SUP) is permitted in this district only by SUP; a use subject to development impact review (DIR) in the MU-1 Mixed Use District is subject to DIR in this district; etc.

(b) Retail uses are prohibited in conjunction with a multifamily development.

SEC. 51P-____.108. ACCESSORY USES.

As a general rule, an accessory use is permitted in any district in which the main use is permitted. Some specific accessory uses, however, due to their unique nature, are subject to additional regulations in Section 51A-4.217. For more information regarding accessory uses, consult Section 51A-4.217.

SEC. 51P-_____.109. YARD, LOT, AND SPACE REGULATIONS.

(Note: The yard, lot, and space regulations in this section must be read together with the yard, lot, and space regulations in Division 51A-4.400. If there is a conflict between this section and Division 51A-4.400, this section controls.)

(a) Front yard.

(1) Except as provided in this subsection, minimum front yard is 15 feet.

(2) Balconies may encroach up to five feet into the required front yard.

(b) Side yard. Minimum side yard is 15 feet.

(c) Floor Area: The maximum floor area is 395,000 square feet.

(d) Density. Maximum number of dwelling units is 294.

(e) Height.

(1) Except as provided in this subsection, maximum structure height is 65 feet. The maximum structure height from the average grade line as approved by the Engineering Section is:

(A) Area A: Maximum structure height is 45 feet.

(B) Area B: Maximum structure height is 65 feet.

(C) Area C: Maximum structure height is 75 feet

(D) Area D: Maximum structure height is 85 feet

(E) Area E: Maximum structure height is 95 feet

(2) The following structures may project up to 12 feet above the maximum structure height:

(A) Chimneys.

(B) Clerestories.

(C) Communication towers.

(D) Cooling towers.

(E) Elevator penthouses or bulkheads.

(F) Mechanical equipment rooms.

(G) Parapet wall limited to seven feet in height.

(H) Skylights.

(I) Vent stacks.

(J) Visual screens that surround mechanical equipment.

(K) Architectural elements

(f) Stories.

(a) For structures that are constructed in Area A and are adjacent to Gaston Parkway, maximum number of stories above grade is three.

(g) Residential Proximity Slope: Residential Proximity Slope does not apply along the northeastern property line.

SEC. 51P- ____.111. OFF-STREET PARKING.

(a) Consult the use regulations in Division 51A-4.200 for the specific off-street parking and loading requirements for each use.

SEC. 51P- ____.112. ENVIRONMENTAL PERFORMANCE STANDARDS.

See Article VI.

SEC. 51P-____.113. LANDSCAPING.

(a) Except as provided in this section, landscaping must be provided in accordance with Article X, as amended.

(b) For a multifamily use, a lot with residential adjacency does not apply.

(c) Plant materials must be maintained in a healthy, growing condition.

SEC. 51P- ____.114. SIGNS.

(a) Signs must comply with the provisions for non-business zoning districts in Article VII.

SEC. 51P- ____.115. ADDITIONAL PROVISIONS.

(a) The Property must be properly maintained in a state of good repair and neat appearance.

(b) Development and use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the city.

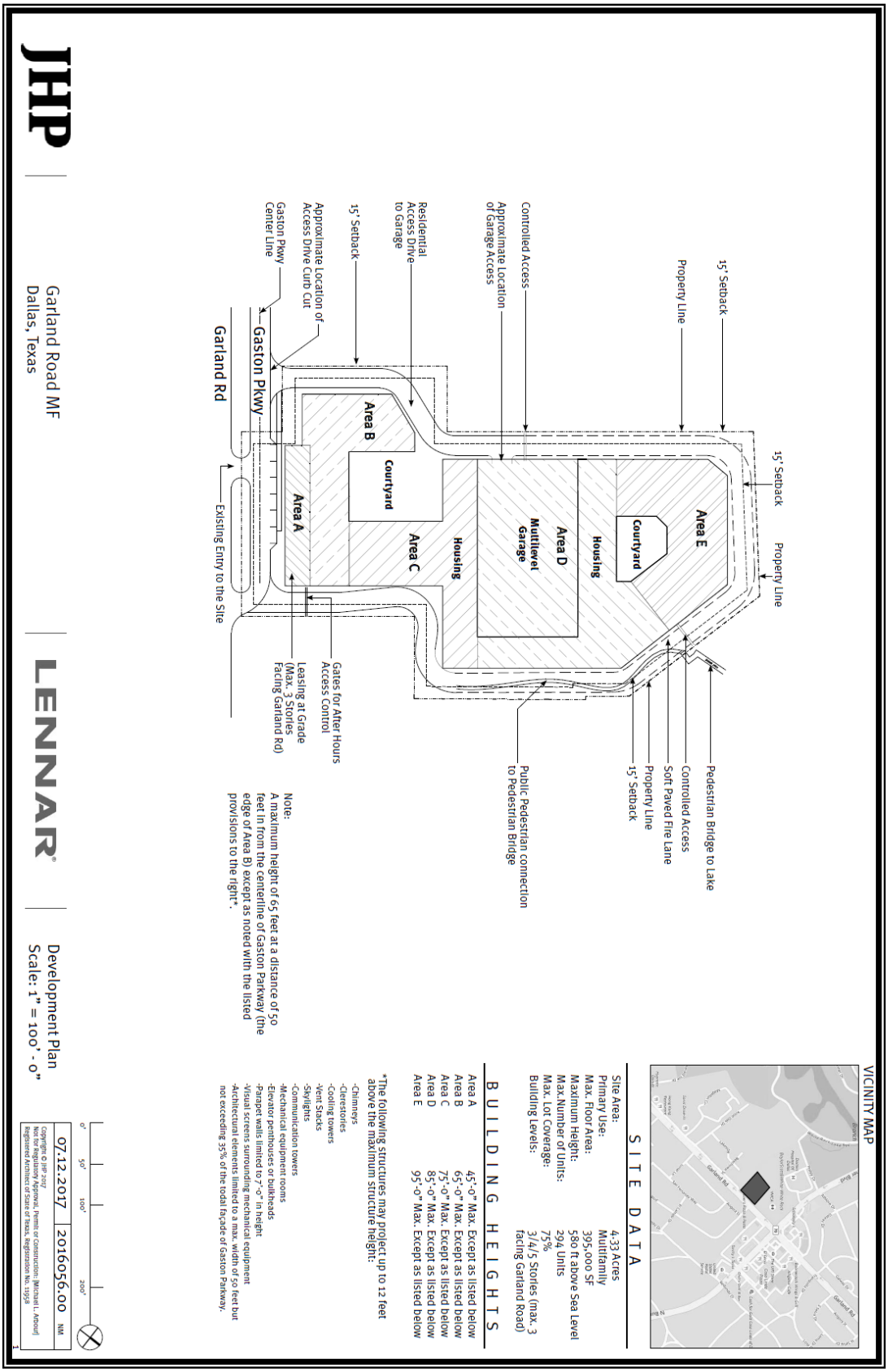
(c) Section 51A-4.125(8)(B) Visual intrusion does not apply in this district.

SEC. 51P-____.116. COMPLIANCE WITH CONDITIONS.

(a) All paved areas, permanent drives, streets, and drainage structures, if any, must be constructed in accordance with standard city specifications, and completed to the satisfaction of the city.

(b) The building official shall not issue a building permit to authorize work, or a certificate of occupancy to authorize the operation of a use, until there has been full compliance with this article, the Dallas Development Code, the construction codes, and all other ordinances, rules, and regulations of the city.

PROPOSED DEVELOPMENT / HEIGHT ZONE PLAN



VICINITY MAP

SITE DATA

Site Area:	4.33 Acres
Primary Use:	Multifamily
Max. Floor Area:	395,000 SF
Maximum Height:	580 ft above Sea Level
Max.Number of Units:	294 Units
Max. Lot Coverage:	75%
Building Levels:	3/4/5 Stories (max. 3 facing Garland Road)

BUILDING HEIGHTS

Area A	45'-0" Max. Except as listed below
Area B	65'-0" Max. Except as listed below
Area C	75'-0" Max. Except as listed below
Area D	85'-0" Max. Except as listed below
Area E	95'-0" Max. Except as listed below

*The following structures may project up to 12 feet above the maximum structure height:

- Chimneys
- Clerestories
- Cooling Towers
- Vent Stacks
- Skylights
- Communication towers
- Mechanical equipment rooms
- Elevator penthouses or bulkheads
- Parapet walls limited to 7'-0" in height
- Visual screens surrounding mechanical equipment
- Architectural elements limited to a max. width of 50 feet but not exceeding 35% of the todal façade of Gaston Parkway.

JHP

Garland Road MF
Dallas, Texas

LENNAR

Development Plan
Scale: 1" = 100' - 0"

0' 50' 100' 200'

07.12.2017	20160056.00 NM

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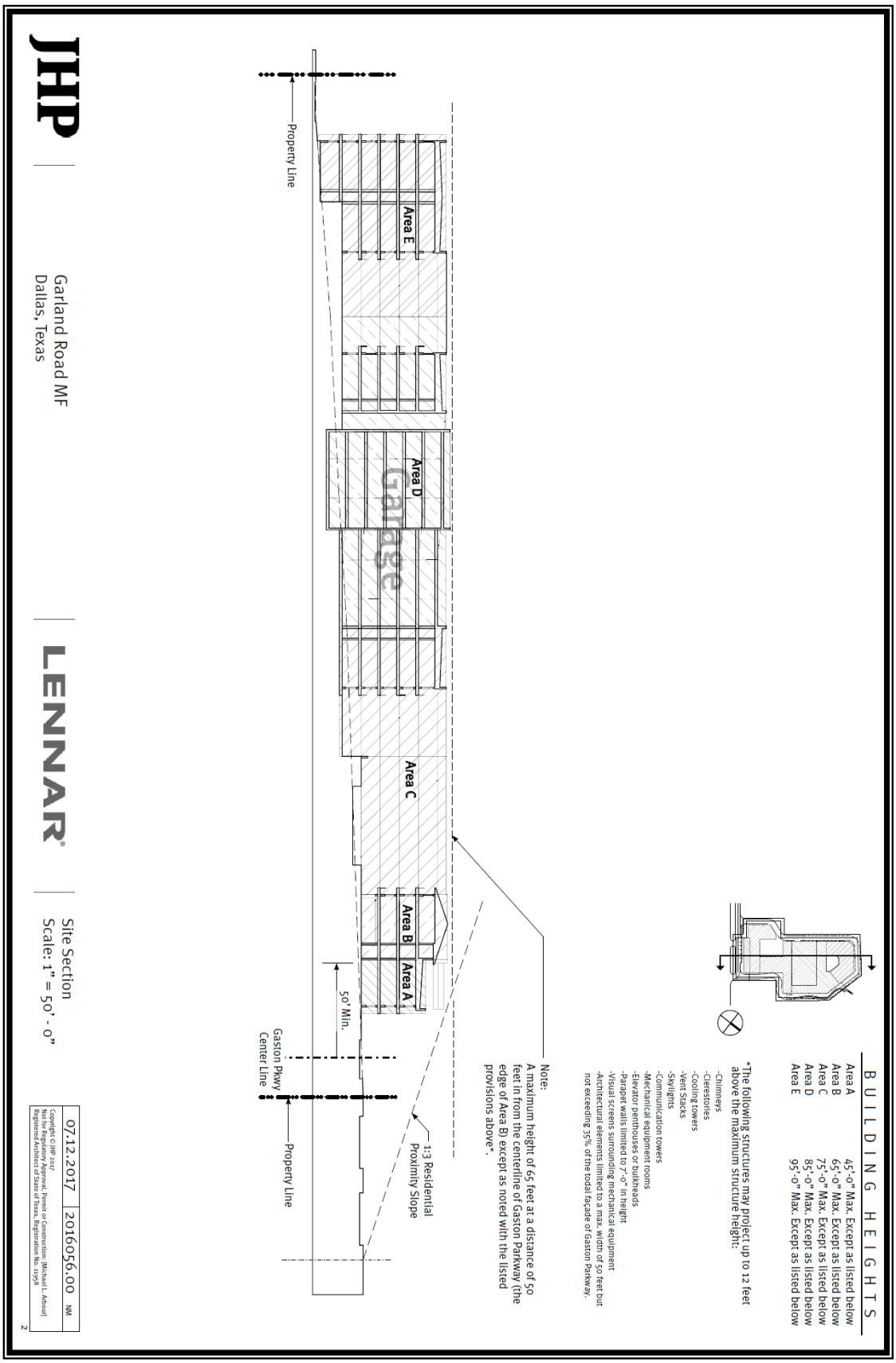
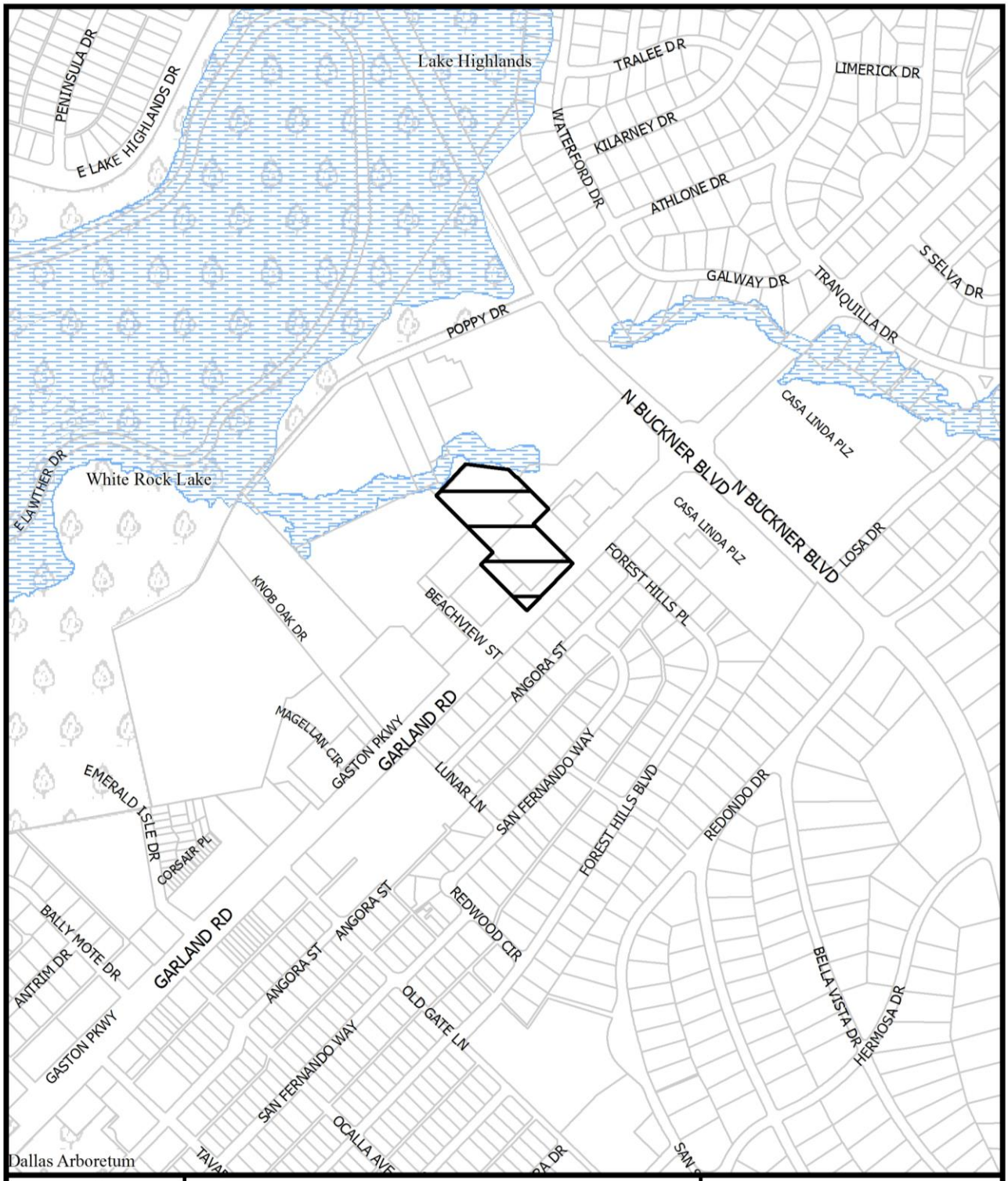
Not to be used for Construction, Permit or Construction. Michael L. Arbour
Registered Architect of State of Texas, Registration No. 11958

PROPOSED CROSS SECTION

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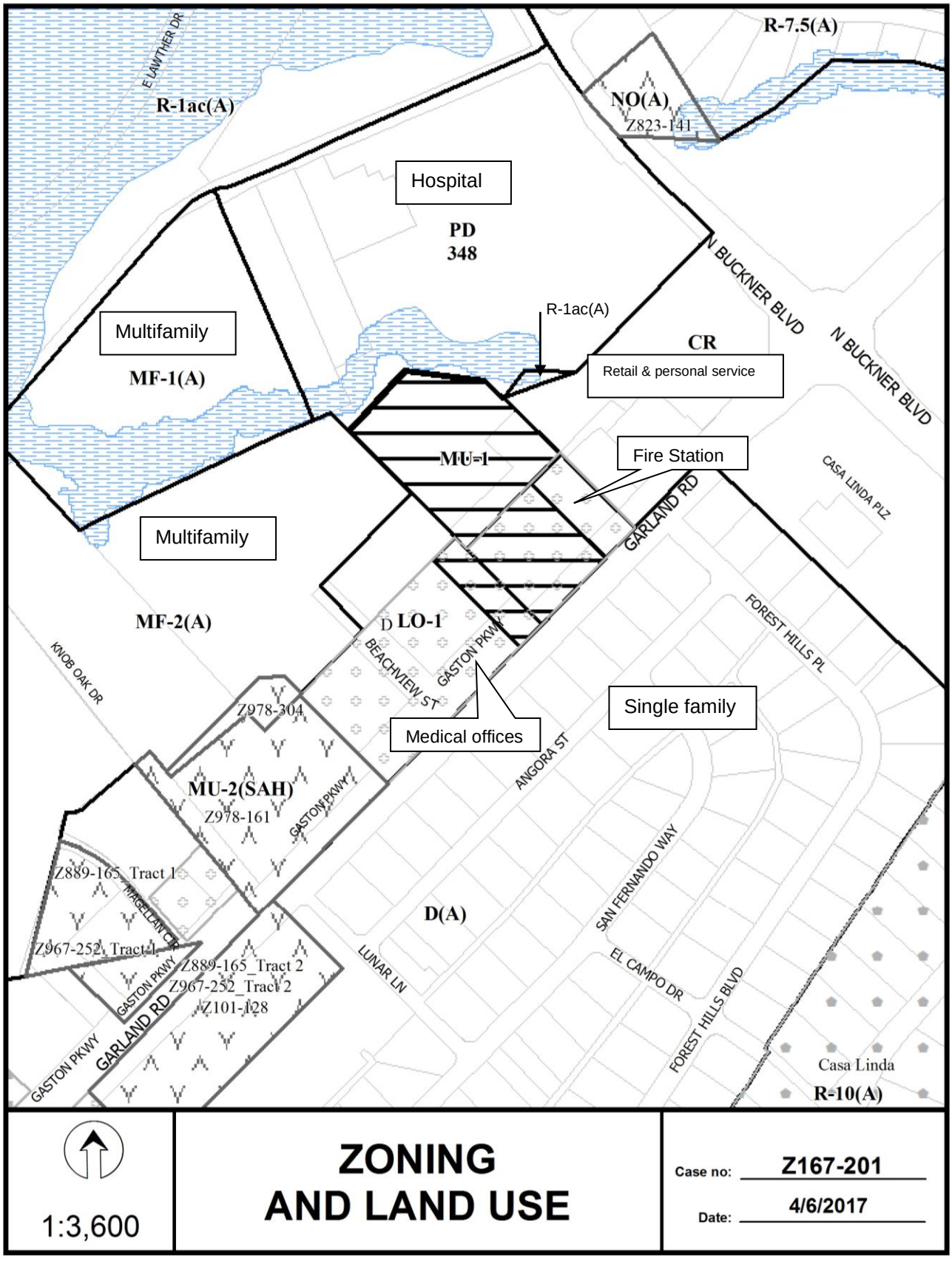
TRALEE DR
LIMERICK DR
WATERFORD DR
KILARNEY DR
ATHLONE DR
GALWAY DR
TRANQUILLA DR
S SELVA DR
POPPY DR
N BUCKNER BLVD
CASA LINDA PLZ
E LAWTHER DR
White Rock Lake
LOSA DR
KNOB OAK DR
BEACHVIEW ST
FOREST HILLS PL
ANGORA ST
MAGELLAN CIR
GASTON PKWY
GARLAND RD
LUNAR LN
SAN FERNANDO WAY
FOREST HILLS BLVD
REDONDO DR
EMERALD ISLE DR
CORSAIR PL
BALLY MOTE DR
ANTRIM DR
REDWOOD CIR
OLD GATE LN
BELLA VISTA DR
HERMOSA DR
OCALLA AVE
Dallas Arboretum
1:7,200
VICINITY MAP
Case no: Z167-201
Date: 4/6/2017

E LAWTHER DR
POPPY DR
N BUCKNER BLVD
N BUCKNER BLVD
CASA LINDA PLZ
FOREST HILLS PL
KNOB OAK DR
BEACHVIEW CT
BEACHVIEW ST
GASTON PKWY
GARLAND RD
ANGORA ST
GASTON PKWY
MAGELLAN CT
GASTON PKWY
GARLAND RD
GASTON PKWY
LUNAR LN
SAN FERNANDO WAY
EL CAMPO DR
FOREST HILLS BLVD
1:3,600
AERIAL MAP
Case no: Z167-201
Date: 4/6/2017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R-1ac(A)
NO(A)
Z823-141
Hospital
PD
348
N BUCKNER BLVD
N BUCKNER BLVD
R-1ac(A)
Multifamily
MF-1(A)
CR
Retail & personal service
MU-1
Fire Station
CASA LINDA PLZ
GARLAND RD
Multifamily
MF-2(A)
D LO-1
FOREST HILLS PL
KNOB OAK DR
BEACHVIEW ST
GASTON PKWY
Z978-304
Medical offices
Single family
ANGORA ST
MU-2(SAH)
Z978-161
GASTON PKWY
Z889-165_Tract 1
MAGELLAN CIR
D(A)
SAN FERNANDO WAY
Z967-252_Tract 1
GASTON PKWY
Z889-165_Tract 2
Z967-252_Tract 2
Z101-128
LUNAR LN
EL CAMPO DR
GARLAND RD
GASTON PKWY
FOREST HILLS BLVD
Casa Linda
R-10(A)
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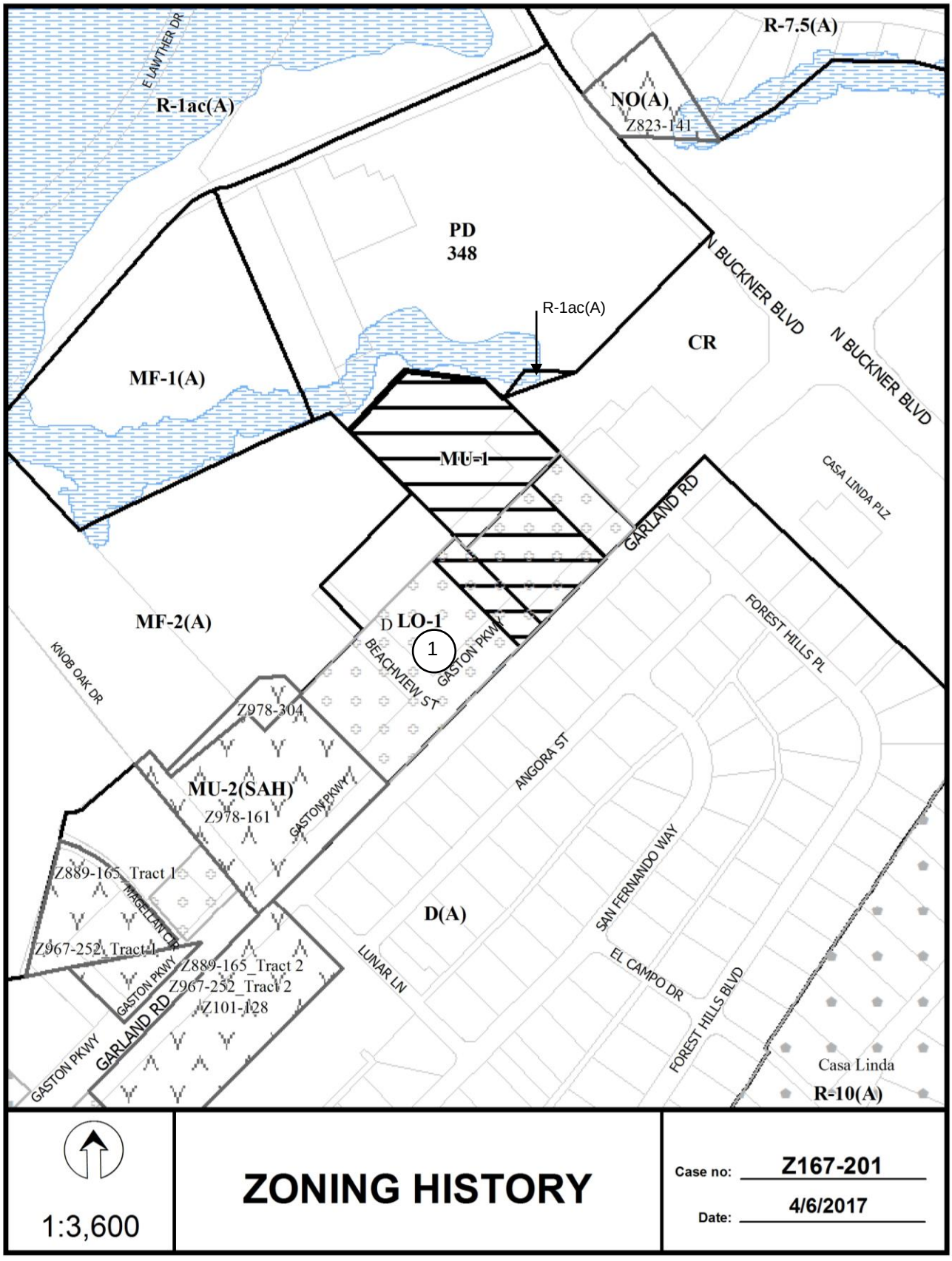
ZONING
AND LAND USE
Case no: Z167-201
Date: 4/6/2017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BEACHVIEW ST
GASTON PKWY
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ANGORA ST
MU-2(SAH)
Z978-161
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Z889-165_Tract 1
MAGELLAN CIR
D(A)
SAN FERNANDO WAY
Z967-252_Tract 1
GASTON PKWY
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Z967-252_Tract 2
Z101-128
LUNAR LN
EL CAMPO DR
GARLAND RD
GASTON PKWY
FOREST HILLS BLVD
Casa Linda
R-10(A)
1:3,600
ZONING HISTORY
Case no: Z167-201
Date: 4/6/2017

CPC RESPONSES

46	Property Owners Notified (48 parcels)
2	Replies in Favor (3 parcels)
7	Replies in Opposition (7 parcels)
500'	Area of Notification
7/20/2017	Date

Z167-201
CPC

N
W E
S

1:3,600

Notification List of Property

Z167-201

46 Property Owners Notified ***2 Property Owners in Favor*** ***7 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	9353	GARLAND RD	WHITE ROCK COMMUNITY
O	2	9353	GARLAND RD	DOCTOR BROTHERS LTD
O	3	9335	GASTON PKWY	BROOMFIELD J V
	4	1151	N BUCKNER BLVD	TENET HOSPITALS LTD
	5	1151	N BUCKNER BLVD	DALLAS MEDICAL OFFICE BUILDING, LLC
	6	9409	GARLAND RD	CHASE BANK OF TX NA
	8	9223	ANGORA ST	MONTOYA JESSE ANTHONY SR &
	9	9231	ANGORA ST	STEWART NAOMI E
	10	9309	ANGORA ST	BELTRAN RAYMOND JR
	11	9315	ANGORA ST	LOUDERMILK HUBERT LEE II
	12	9321	ANGORA ST	EMMETT ROSS A
	13	9331	ANGORA ST	LANE GEOFFREY A
	14	9337	ANGORA ST	CASEY MARY TRUSTEE
	15	9347	ANGORA ST	DENTON JAMES MASON III & BRIANNE
	16	9353	ANGORA ST	TUCKER RICHARD A
	17	9361	ANGORA ST	HALE TROY
	18	9315	SAN FERNANDO WAY	STREIFF PAULA R
X	19	9323	SAN FERNANDO WAY	NEAL SHARON K
X	20	9329	SAN FERNANDO WAY	NEAL SHARON K
	21	9339	SAN FERNANDO WAY	DITTMAR KAREN R
	22	9345	SAN FERNANDO WAY	BRIDGES JAMES ERVIN &
X	23	9326	ANGORA ST	VASEK ROBERT G & JULIE
	24	9314	ANGORA ST	PAGE JOHN W JR &
	25	9304	ANGORA ST	CLEVENGER BRENDA K
	26	9228	ANGORA ST	TGHM PROPERTIES LP
	27	9415	FOREST HILLS BLVD	JOHNSTON BILLYE RAMSEY

07/19/2017

Reply	*Label #*		*Address*	*Owner*
	28	9358	ANGORA ST	MCBURNETT CLIFFORD &
	29	9354	ANGORA ST	TYGART JOHN M & TERRI R
	30	9360	SAN FERNANDO WAY	LOVE DIANNE LIFE EST
	31	9348	SAN FERNANDO WAY	FARNHAM MELISSA
X	32	9422	FOREST HILLS BLVD	MARBLE SHIRLEY B & LESLIE C
	33	9430	FOREST HILLS BLVD	BAXTER JESSICA
X	34	9436	FOREST HILLS BLVD	DURON PATRICK F
	35	9444	FOREST HILLS BLVD	BOWLES JULIE CAROL
	36	9400	GARLAND RD	CASA LINDA EDENS LLC
	37	9219	GARLAND RD	UNIFIED HOUSING OF
	38	9219	GARLAND RD	UNIFIED HOUSING OF
	39	1111	BEACHVIEW ST	UNIFIED HOUSING OF
	40	9403	GARLAND RD	SYSTEM CAPITAL REAL PPTY
	41	9371	GARLAND RD	9371 GARLAND LLC
	42	9371	GARLAND RD	CHASE BANK OF TX
	43	9228	POPPY DR	TENET HOSPITALS LTD
	44	9228	POPPY DR	TEX WEST TOWER LIMITED PS
	45	9000	POPPY DR	OAKS ON SNELLING LLC &
	46	9446	GARLAND RD	CASA LINDA (EDENS) LLC
X	A1	9323	GARLAND RD	TENET HOSPITALS LIMITED
X	A2	9239	GARLAND RD	TENET HOSPITALS LIMITED

AGENDA ITEM # 82

KEY FOCUS AREA: Mobility Solutions, Infrastructure, and Sustainability

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 45 Z; 46 W; 56 A

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals on property zoned an IM Industrial Manufacturing District on the southwest side of South Lamar Street, between Lenway Street and Martin Luther King Jr., Boulevard
Recommendation of Staff: Approval for a two-year period, subject to conditions
Recommendation of CPC: Approval for a one-year period, subject to conditions
Z167-292(WE)

HONORABLE MAYOR & CITY COUNCIL WEDNESDAY, SEPTEMBER 13, 2017
ACM: Majed Al-Ghafry

FILE NUMBER:	Z167-292(WE)	**DATE FILED:**	May 5, 2017
LOCATION:	On the southwest side of South Lamar Street, between Lenway Street and Martin Luther King Jr., Boulevard		
COUNCIL DISTRICT:	7	**MAPSCO:**	45 Z; 46 W; 56 A
SIZE OF REQUEST:	Approx. 3.1887 acres	**CENSUS TRACT:**	34.00

REPRESENTATIVE: Robert Miklos, Miklos Law, PLLC

APPLICANT: Gold Auto Parts Recyclers

OWNER: Recycling Properties, LP

REQUEST: An application for a renewal of Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals on property zoned an IM Industrial Manufacturing District.

SUMMARY: The purpose of the Specific Use Permit will allow the applicant to continue to use a portion of an existing one-story, 66,968 square foot warehouse building for a recycling buy-back center [Gold Auto Parts Recyclers]. The center will collect primarily household and industrial metals. The size of the recycling buy-back center is approximately 4,270 square feet and is located in the northwest quadrant of the site.

The Development Code limits the maximum time period for the recycling buy-back center for household metals and industrial metals to a two year period.

CPC RECOMMENDATION: **Approval** for a one-year period, subject to conditions.

STAFF RECOMMENDATION: **Approval** for a two-year period, subject to conditions.

BACKGROUND INFORMATION:

- On September 5, 2015, the City Council approved Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals for a two-year period.

- The request for a renewal of Specific Use Permit No. 2155 will allow the applicant to continue operating, collecting and storing various types of industrial and household metals in an existing warehouse building.

- In addition, the Development Code requires additional provisions for this use in order to mitigate any impact the use may have on the adjacent properties. These provisions include restricting the floor area to a maximum of 10,000 square feet, removing the materials from the site at least once a week or before reaching capacity, and limiting one recycling use on a building site. In addition, the Dallas Police Department requires a license to operate a recycling buy-back center as well as monitors the site. There are no changes to the site plan and conditions with the exception of the time period.

- The request site is located in an area where the underlying zoning provides a variety of industrial type uses.

Zoning History: There have been four recent zoning cases in the area over the past 5 years.

1. Z112-227 On October 10, 2012, the City Council approved a Specific Use Permit for recycling buy-back center on property zoned an IM Industrial Manufacturing District on the south side of South Lamar Street between Lenway Street and Martin Luther King Jr., Boulevard [request site].

2. Z101-277 On December 10, 2012, the City Council approved an amendment to Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District

3. Z134-196 On August 13, 2014, the City Council approved an RS-MU(E) Regional Service Mixed Use Enhanced Subdistrict on property zoned an RS-MU Regional Service Mixed Use Subdistrict, Tract 2 within Planned Development District No. 595, the South Dallas / Fair Park Special Purpose District.

4. Z145-261 On September 5, 2015, the City Council approved a Specific Use Permit for a recycling buy-back center for household metals and industrial metals on property zoned an IM Industrial Manufacturing District [request site].

COMPREHENSIVE PLAN: The Comprehensive Plan does not make a specific land use recommendation related to the request; however, the *forwardDallas! Vision Illustration*, adopted June 2006, is comprised of a series of Building Blocks that depicts general land use patterns.

The code requirement for the SUP for this use is limited to two years which allows continuous re-evaluation of the compatibility with the surrounding area.

LAND USE ELEMENT

GOAL 1.4 COORDINATE PLANNING ACTIVITIES TO BALANCE TRANSPORTATION, LAND USE, INFRASTRUCTURE AND THE ENVIRONMENT

Policy 1.4.3 Embrace environmental sustainability

ENVIRONMENT ELEMENT

GOAL 6.6 INCREASE RECYCLING AND CONSERVATION OF RENEWABLE RESOURCES

Policy 6.6.1 Increase recycling and composting

Land Use:

	Zoning	Land Use
Site	IM	Warehouse, Recycling buy-back center
Northeast	PDD 595 -CC, MF-2(A)	Restaurant, Undeveloped lots, Vacant multifamily
Southeast	IM	Industrial (inside)
Northwest	PDD 595 - RS-MU	Commercial, Scattered undeveloped land
Southwest	IM	Industrial

Land Use Compatibility: The 3.18-acre site is developed with a 66,968 square foot structure. The majority of the building is used as a warehouse for new and used auto parts. The recycling buy-back center occupies approximately 4,270 square feet of floor area in the northwest quadrant of the building. The applicant's hours of operation are between 7:00 a.m. and 7:00 p.m. Monday through Sunday.

In addition, the development code requires specific requirements in which a recycling buy-back center must comply with during their operations: Such provisions include:

- The floor area of this use may not exceed 10,000 square feet. The applicant is proposing to use 4,270 square feet of floor.

- Materials stored at this use must be removed at least once a week or before reaching capacity.

- No more than one recycling use is permitted on a building site.

- This use must be located at least 1,000 feet from another recycling use. There is no other recycling buy back center within 1,000 feet of this site.

The request site is located within an industrial area and surrounded by warehouse and industrial uses. Properties north of the site, across South Lamar Street, consist of a mix of restaurant and commercial uses. There are also several vacant lots that are dispersed along South Lamar Street. The closest driveway approach to drop-off the various household and industrial metals is located on South Lamar Street near Pennsylvania Avenue.

The general provisions for a Specific Use Permit in Section 51A-4.219 of the Dallas Development Code specifically state: (1) The SUP provides a means for developing certain uses in a manner in which the specific use will be consistent with the character of the neighborhood; (2) Each SUP application must be evaluated as to its probable effect on the adjacent property and the community welfare and may be approved or denied as the findings indicate appropriate; (3) The city council shall not grant an SUP for a use except upon a finding that the use will: (A) complement or be compatible with the surrounding uses and community facilities; (B) contribute to, enhance, or promote the welfare of the area of request and adjacent properties; (C) not be detrimental to the public health, safety, or general welfare; and (D) conform in all other respects to all applicable zoning regulations and standards. The regulations in this chapter have been established in accordance with a comprehensive plan for the purpose of promoting the health, safety, morals, and general welfare of the city.

Development Standards:

DISTRICT	SETBACKS		Density	Height	Lot Coverage	Special Standards	PRIMARY Uses
	Front	Side/Rear					
IM Industrial manufacturing	15' 0' on minor	30' adjacent to residential OTHER: No Min.	2.0 FAR overall 0.75 office/ retail 0.5 retail	110' 8 stories	80%	Proximity Slope Visual Intrusion	Industrial, wholesale distribution & storage, supporting office & retail

Landscaping: The request site is located within an existing structure and the landscaping requirements will not be triggered

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW	Proposed ROW
South Lamar Street	Local	60 ft.	60 ft.

Traffic: The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined that it will not have a detrimental impact on the surrounding street system.

Police Department: The Dallas Police Department will monitor the proposed site and determine if the applicant is in compliance with Chapter 40B in operating the proposed recycling buy-back center. The Dallas Police Department requires a license for a recycling buy-back center.

The Dallas Police Department has reported no violations at the recycling buy-back center during the past two years.

Parking: A recycling buy-back center does not require any off-street parking, however, the applicant has dedicated 9 spaces that are located on the northeast quadrant of the building. The remaining 86 parking spaces that are shown on the site plan are designated for the warehouse use.

CPC Action (August 3, 2017)

Motion: In considering an application for the renewal of Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals on property zoned an IM Industrial Manufacturing District on the southwest side of South Lamar Street between Lenway Street and Martin Luther King Jr., Boulevard, it was moved to **hold** this case under advisement until September 17, 2017.

Maker: Mack
Second: Houston
Result: **The motion and second were withdrawn.**

Motion: It was moved to recommend **approval** of the renewal of Specific Use Permit No. 2155 for a recycling buy-back center for household metals and industrial metals for a one-year period, subject to conditions on property zoned an IM Industrial Manufacturing District on the southwest side of South Lamar Street between Lenway Street and Martin Luther King Jr., Boulevard.

Maker: Mack
Second: Houston
Result: Carried: 13 to 1

For: 13 - Anglin, Rieves, Davis, Shidid, Anantasomboon, Haney, Mack, Jung, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 1 - Houston
Absent: 1 - Housewright
Vacancy: 0

Notices: Area: 300 Mailed: 36
Replies: For: 0 Against: 1

Speakers: For: Prabha Cinclair, 1800 Valley View Ln., Farmers Branch, TX, 75234
Jerome Amman, 3301 S. Lamar, Dallas, TX, 75215
Against: Terry Flowers, 1600 Pennsylvania Ave., Dallas, TX, 75215
Against (Did not speak): Julie Sagueton, 3505 Parnell St., Dallas, TX, 75215

LIST OF OFFICERS

- Jerome Amman – Managing Partner on site
- Neil Goldberg – Partner
- Kenny Goldberg - Partner

CPC PROPOSED SUP CONDITIONS

1. USE: The use authorized by this specific use permit is a recycling buy-back center for the collection of household and industrial metals.

2. SITE PLAN: Use and development of the Property must comply with the attached site plan.

CPC Recommendation

3. TIME LIMIT: This specific use permit expires on [~~September 9, 2017~~] (one year from the passage of this ordinance).

Staff's Recommendation

3. TIME LIMIT: This specific use permit expires on [~~September 9, 2017~~] (two years from the passage of this ordinance).

4. FLOOR AREA: A maximum of 4,270 square feet.

5. GATE: Both double swing gates abutting to Lamer Street and shown on the attached site plan must remain open during hours of operation.

6. HOURS OF OPERATION: The recycling buy-back center for the collection of household and industrial metals may only operate between 7:00 a.m. and 7:00 p.m., Monday through Sunday.

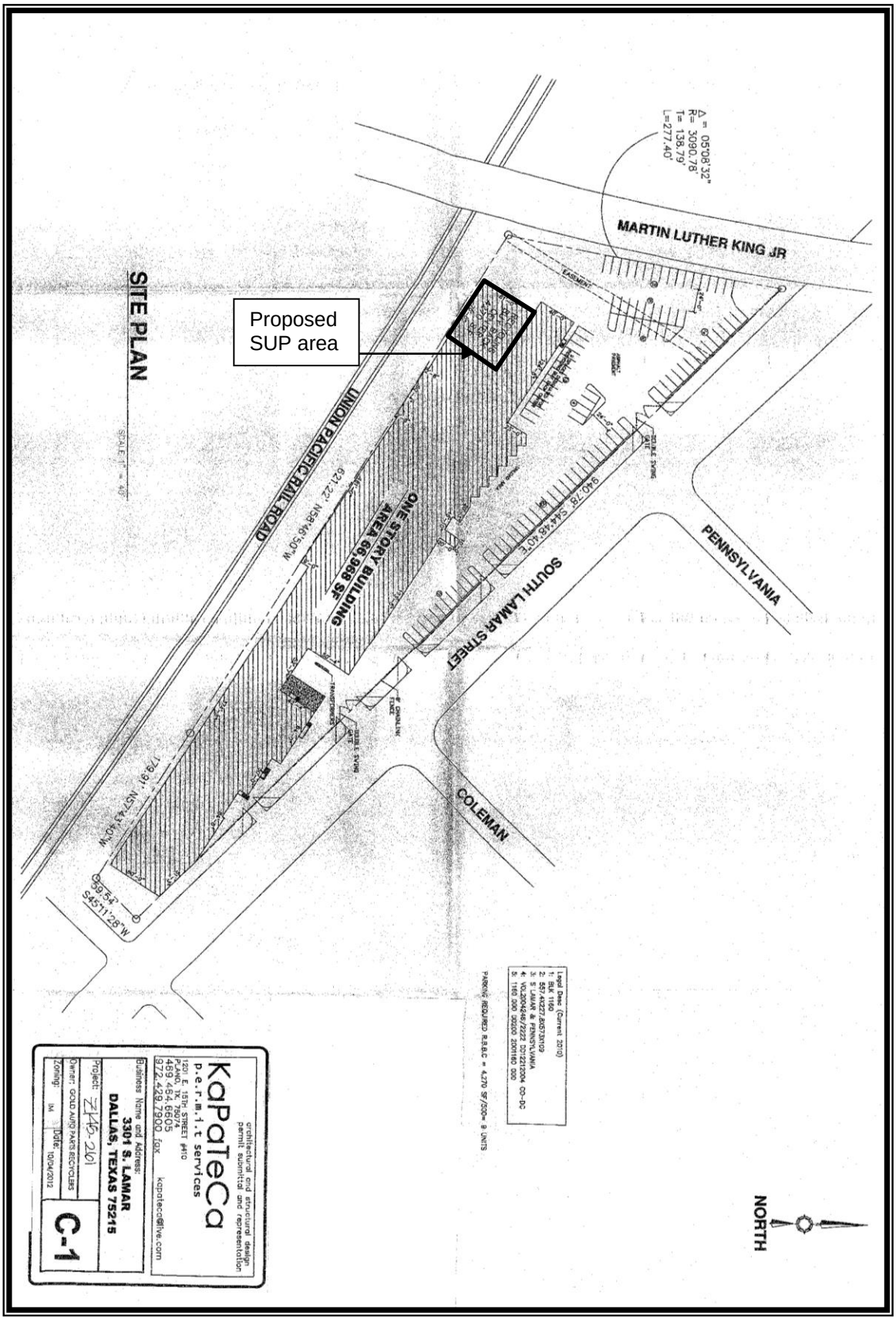
7. INGRESS/ EGRESS: Ingress and egress must be provided in the location on the attached site plan. No other ingress or egress is permitted.

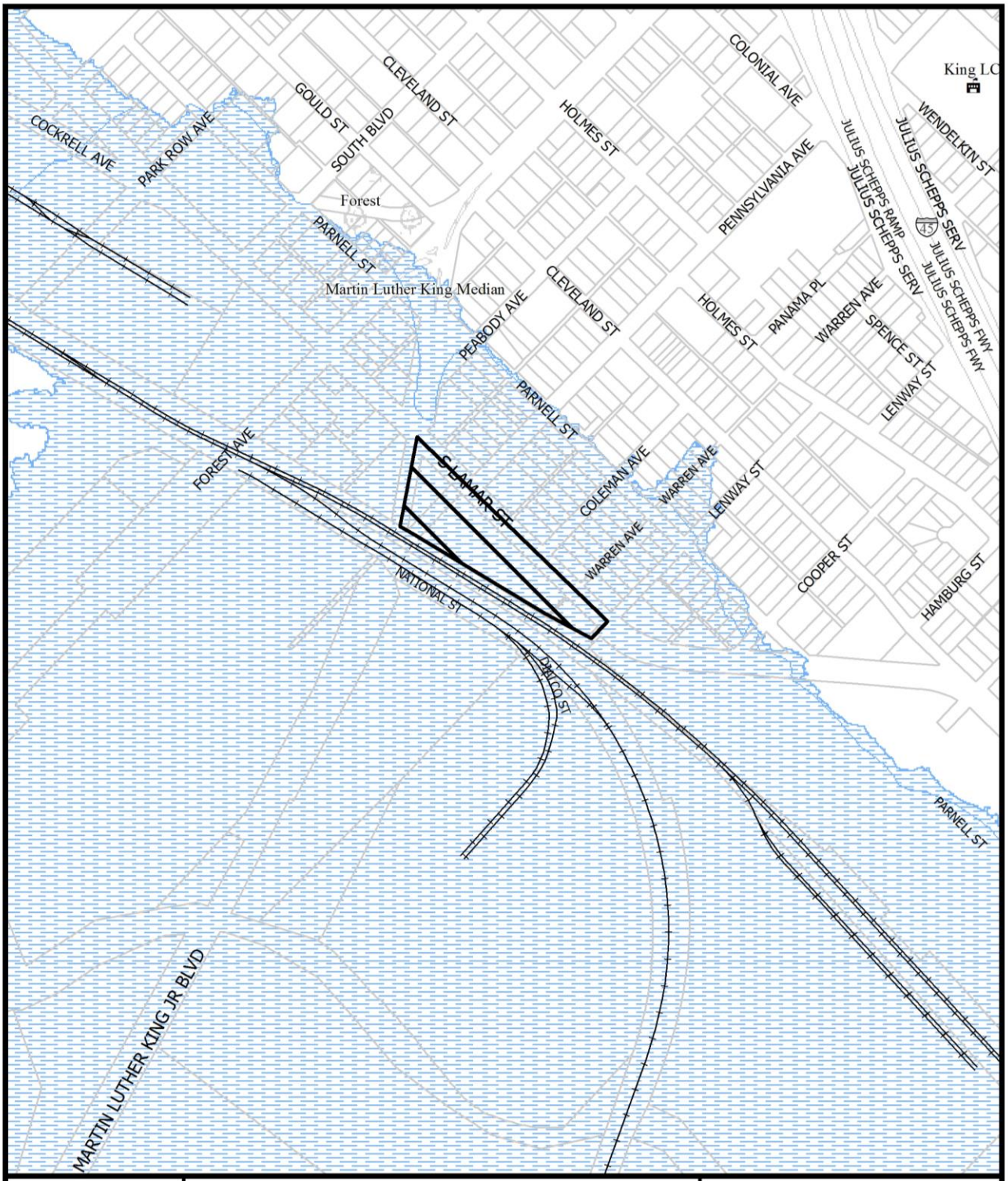
8. LICENSE: The Operator must obtain a secondary metal recyclers license in accordance with Chapter 40B of the Dallas City Code.

9. MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.

10. GENERAL REQUIREMENTS: Use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the City of Dallas.

PROPOSED SITE PLAN



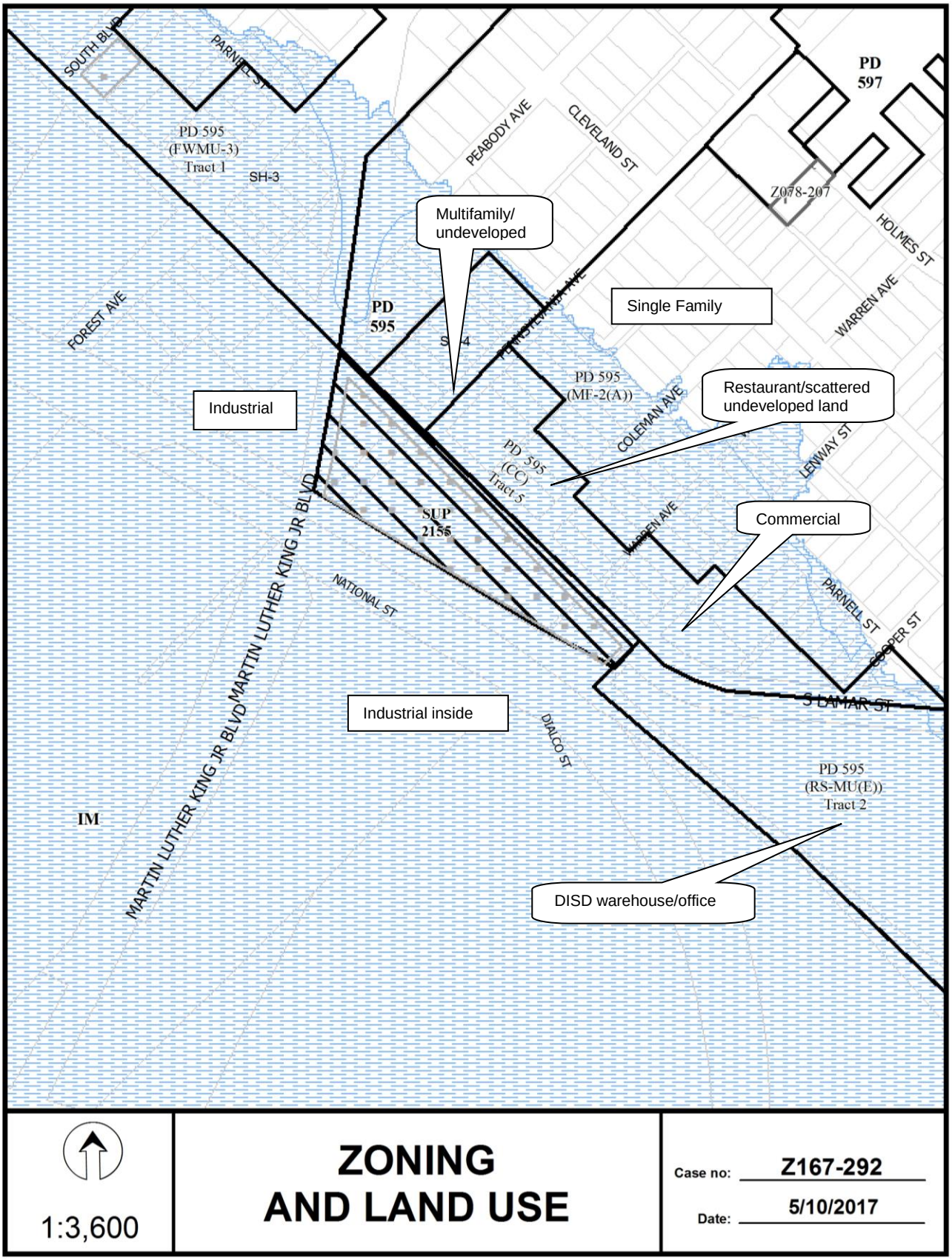

King LC
COLONIAL AVE
WENDELKIN ST
CLEVELAND ST
GOULD ST
SOUTH BLVD
HOLMES ST
COCKRELL AVE
PARK ROW AVE
PENNSYLVANIA AVE
JULIUS SCHEPPS RAMP
JULIUS SCHEPPS SERV
JULIUS SCHEPPS FWY
Forest
PARNELL ST
Martin Luther King Median
CLEVELAND ST
HOLMES ST
PANAMA PL
WARREN AVE
SPENCE ST
LENWAY ST
PEABODY AVE
PARNELL ST
FOREST AVE
S LAMAR ST
COLEMAN AVE
WARREN AVE
LENWAY ST
WARREN AVE
COOPER ST
HAMBURG ST
NATIONAL ST
ORTEGO ST
PARNELL ST
MARTIN LUTHER KING JR BLVD
1:6,000
VICINITY MAP
Case no: Z167-292
Date: 5/10/2017

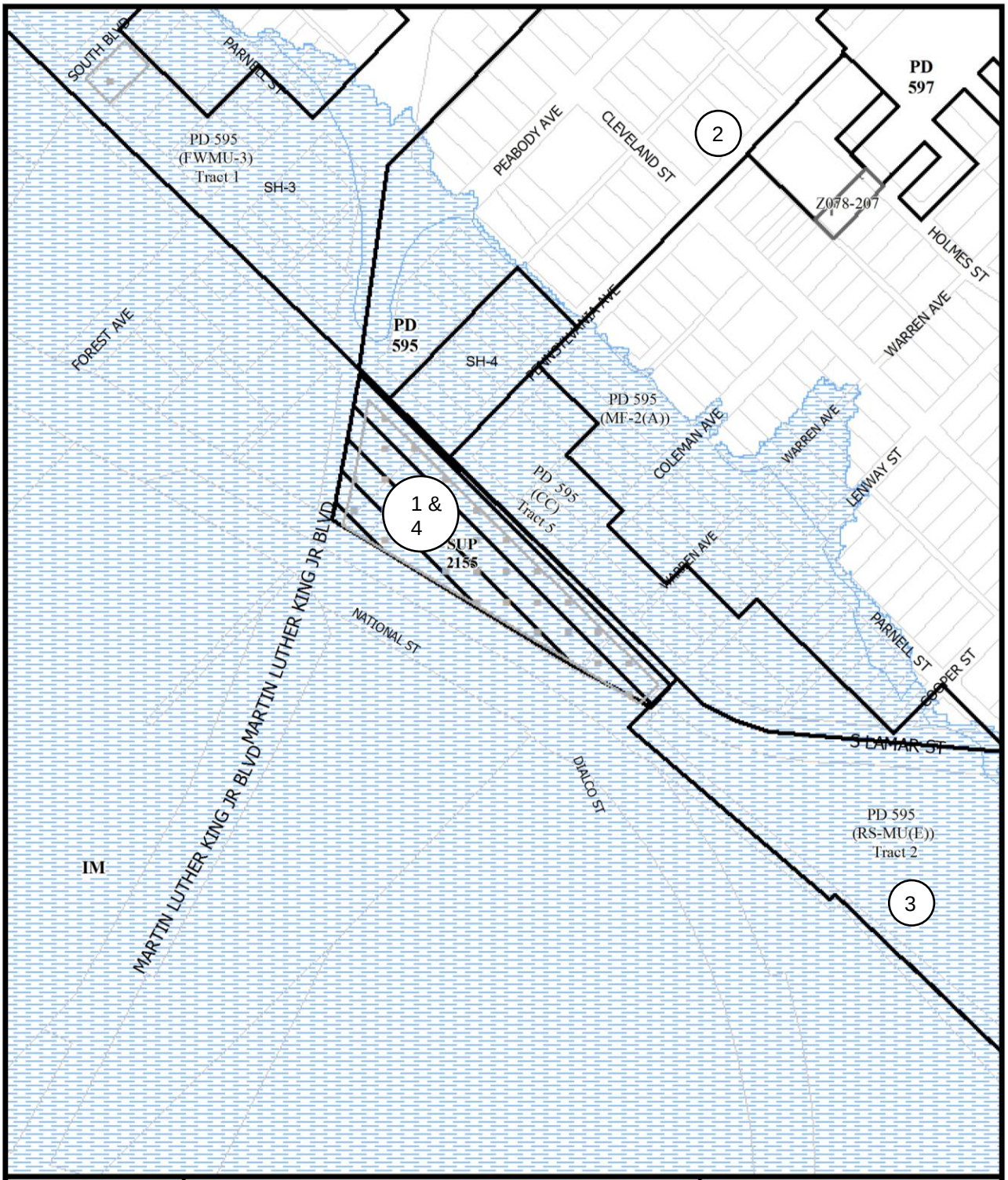
1:3,600

AERIAL MAP

Case no: Z167-292

Date: 5/10/2017


SOUTH BLVD
PARNELL ST
PD 595 (FWMU-3) Tract 1
SH-3
PEABODY AVE
CLEVELAND ST
PD 597
Z078-207
HOLMES ST
Multifamily/ undeveloped
Single Family
WARREN AVE
FOREST AVE
PD 595
S-4
PENNSYLVANIA AVE
PD 595 (MF-2(A))
Industrial
COLEMAN AVE
Restaurant/scattered undeveloped land
LENWAY ST
PD 595 (CC) Tract 5
SUP 2155
WARREN AVE
Commercial
NATIONAL ST
PARNELL ST
COOPER ST
S LAMAR ST
Industrial inside
DIALCO ST
MARTIN LUTHER KING JR BLVD
MARTIN LUTHER KING JR BLVD
IM
PD 595 (RS-MU(E)) Tract 2
DISD warehouse/office
1:3,600
ZONING AND LAND USE
Case no: Z167-292
Date: 5/10/2017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PARNELL ST
PD 595 (FWMU-3) Tract 1
SH-3
PEABODY AVE
CLEVELAND ST
2
PD 597
Z078-207
HOLMES ST
WARREN AVE
FOREST AVE
PD 595
SH-4
PENNSYLVANIA AVE
PD 595 (MF-2(A))
COLEMAN AVE
WARREN AVE
LENWAY ST
1 & 4
PD 595 (CC) Tract 5
SUP 2155
MARTIN LUTHER KING JR BLVD
NATIONAL ST
PARNELL ST
COOPER ST
S LAMAR ST
DIALCO ST
PD 595 (RS-MU(E)) Tract 2
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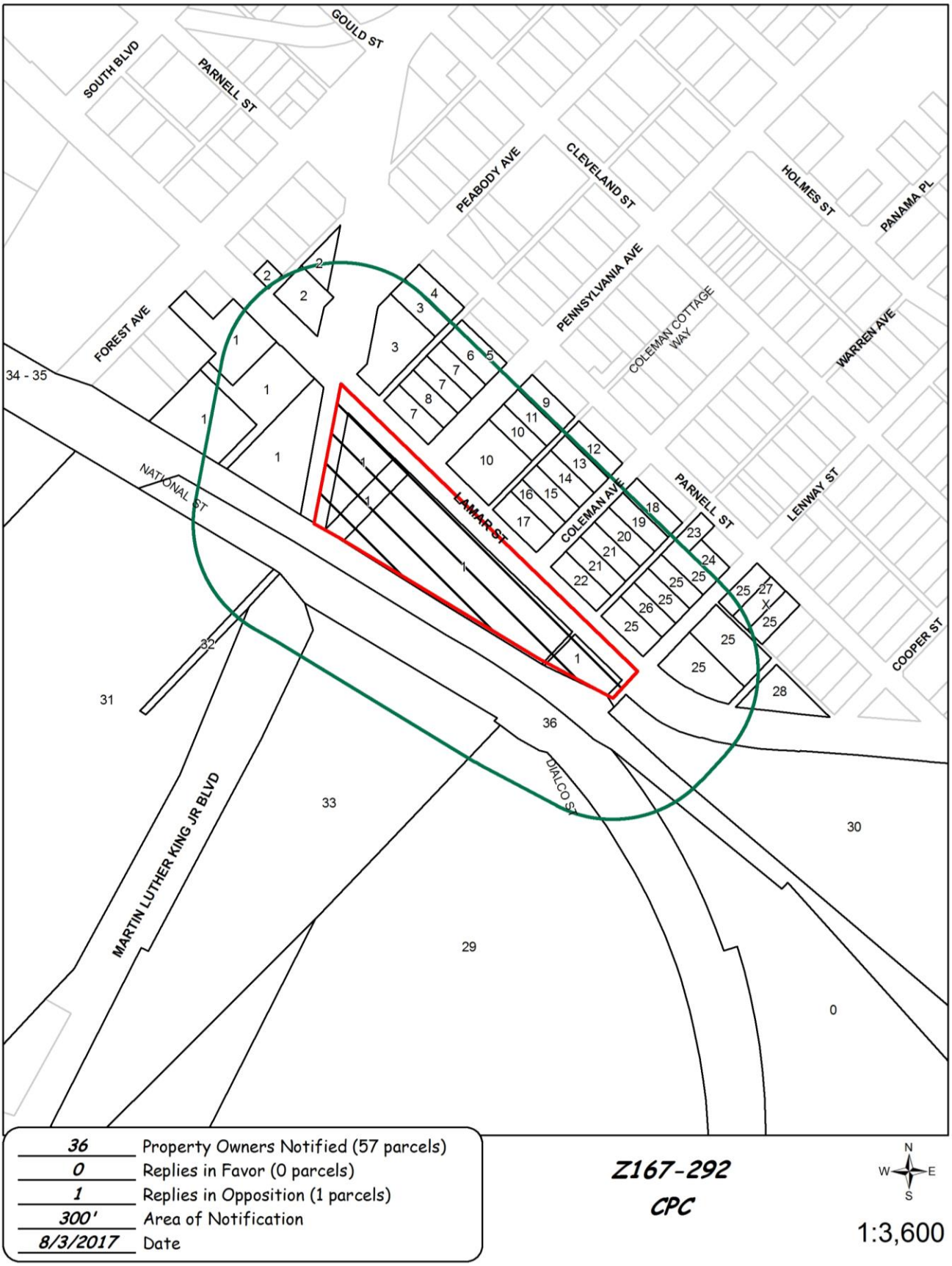
1:3,600
ZONING HISTORY
Case no: Z167-292
Date: 5/10/2017

CPC RESPONSES



Notification List of Property Owner

Z167-292

36 Property Owners Notified ***0 Property Owners in Favor*** ***1 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	3113	S LAMAR ST	RECYCLING PROP LP
	2	3008	S LAMAR ST	FOREST HEIGHTS NEIGHBORHOOD
	3	3100	S LAMAR ST	FITZHUGH DEVELOPMENT GROUP LLC
	4	1216	PEABODY AVE	DELGADO ORLANDO
	5	1219	PENNSYLVANIA AVE	RATCLIFF KACHARRA
	6	1217	PENNSYLVANIA AVE	FOSTER EDDIE D
	7	1211	PENNSYLVANIA AVE	AMERICAN TRANSPORT XPRESS
	8	3122	S LAMAR ST	AMERICAN TRANSPORT XPRESS
	9	1222	PENNSYLVANIA AVE	FOXX BETTY ESTATE OF
	10	1214	PENNSYLVANIA AVE	BROWN DAVID A
	11	1216	PENNSYLVANIA AVE	BROWN DAVID A
	12	1221	COLEMAN AVE	JONES JESSE
	13	1217	COLEMAN AVE	LEONARD LARRY
	14	1213	COLEMAN AVE	VALDEZ BRYAN
	15	1209	COLEMAN AVE	SHAH GIRISH V
	16	1207	COLEMAN AVE	FRANK H A
	17	3216	S LAMAR ST	FRANK HERBERT A JR
	18	1226	COLEMAN AVE	CARMEN GRINSTEIN INC
	19	1220	COLEMAN AVE	MCMILLIAM ETHEL MAE
	20	1216	COLEMAN AVE	FELTON HENRY &
	21	1212	COLEMAN AVE	GRINSTEIN CARMEN
	22	1206	COLEMAN AVE	WARREN WARD & G WILLIAMS
	23	3303	PARNELL ST	LOVE RODERICK
	24	1227	LENWAY ST	GRIFFIN LOIS K
	25	1223	LENWAY ST	G & A CORPORATION
	26	1209	LENWAY ST	G & A CORPORATION

08/02/2017

Reply	*Label #*	*Address*		*Owner*
X	27	3505	PARNELL ST	ST PHILIPS SCHOOL &
	28	3520	S LAMAR ST	HANEY GEORGE C
	29	1100	LENWAY ST	OCCIDENTAL CHEMICAL CORP
	30	3701	S LAMAR ST	Dallas ISD
	31	1000	FOREST AVE	FAUBION LEO
	32	1000	FOREST LN	FAUBION ASSOCIATES INC
	33	3301	NATIONAL ST	BEALL CONCRETE INC
	34	4401	LINFIELD RD	ST LOUIS S W RAILWAY CO
	35	9999	NO NAME ST	UNION PACIFIC RR CO
	36	2300	AL LIPSCOMB WAY	BNSF RAILWAY

AGENDA ITEM # 83

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 3

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 52 G; H

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 438, south of West Davis Street and east of Calumet Avenue
Recommendation of Staff: Approval, subject to a revised development plan, a revised landscape plan and conditions
Recommendation of CPC: Approval, subject to a revised development plan, two revised landscape plans and conditions
Z167-316(JM)

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER: Z167-316(JM) **DATE FILED:** May 31, 2017

LOCATION: South of West Davis Street and east of Calumet Avenue.

COUNCIL DISTRICT: 3 **MAPSCO:** 52 G; H

SIZE OF REQUEST: ±40.19 acres **CENSUS TRACT:** 67.00

APPLICANT/OWNER: Rev. Cruz Calderon % Santa Clara Catholic Church

REPRESENTATIVE: Luis D. Carrera, PE

REQUEST: An application to amend Planned Development District No. 438.

SUMMARY: PD No. 438 limits the height of structures to 30 feet. The applicant is proposing to amend the height to allow up to 45 feet for an existing church (keeping the maximum allowable height of all other structures to 30 feet), and to show a proposed two-story building located at the northwest end of the property. The proposed 20,000 square-foot, two-story structure will replace a proposed 11,500 square-foot, one-story structure on the current development plan.

CPC RECOMMENDATION: **Approval**, subject to a revised development plan, two revised landscape plans and conditions.

STAFF RECOMMENDATION: **Approval**, subject to a revised development plan, a revised landscape plan and conditions.

BACKGROUND INFORMATION:

- On April 10, 1996, the City Council passed Ordinance No. 22725 which established Planned Development District No. 438 for Single Family, Church, Private School, Private Recreation Center, Club, or Area and Child-Care Facility uses.
- The zoning was granted as a planned development district and requires City Plan Commission approval of a development plan and landscape plan for each phase of development prior to the issuance of a building permit.
- The site is currently developed with a church, private school, community center, and accessory structures related to the church use.
- An amendment to the PD is requested to allow for the following changes:
    - To merge two proposed structures into one.
    - To increase the maximum height from 30 feet to 45 feet for an existing church only. All other structures would be subject to the 30-foot maximum allowable height.
    - To increase the overall square footage of the proposed structure from a total of 11,500 square feet to 20,000 square feet.
    - No proposed increase in parking.
        - The proposed 20,000 square-foot parish hall is part of the church and does not count as sanctuary space for parking requirements.
        - PD states that the site will be parked per development plan.
        - Breakdown on the revised development plan indicates all uses are parked per the Dallas Development Code.
- The changes in the structures must be reflected on the landscape plan. In reviewing the existing landscape plans (Exhibits B & C for Phase I & II, respectively), the site was found to be deficient. The massing of plant material originally approved was not suitable due to the proposed plant types and soil conditions. The City arborist reviewed the revised landscape plans for the PDD and supports the proposed amendments.
- On August 3, 2017, the City Plan Commission approved of this request subject to a revised development plan, two revised landscape plans and conditions including reducing the allowable height to 45 feet for Building 4 and 30 feet for all other structures.

Zoning History:

There have been no zoning cases in the area within the last five years.

Thoroughfares/Streets:

Thoroughfares/Street	Type	Existing ROW
W. Davis Street	Principal Arterial	Variable
Calumet Avenue	Local	Variable

Land Use:

Area	Zoning	Land Use
Site	PD No. 438	Church & Private School
North	Tract 2, PD No. 631 & City of Cockrell Hill	Undeveloped, Athletic Field (City of Cockerel Hill), and Office showroom/warehouse
East	City of Cockrell Hill	Residential (City of Cockerel Hill)
South	R-7.5(A) & PD No. 179	Undeveloped, Industrial, & Single Family
West	Tract 2, PD No. 631 & SUP No. 126	Undeveloped & Single Family

Traffic:

The Engineering Division of the Sustainable Development and Construction Department reviewed the proposed zoning and approved a waiver of the traffic management plan requirement. The proposed addition is not to the private school and will not create an increase in enrollment. Additionally, the project engineer has provided a sealed statement certifying that upon review of the existing school operations, no queuing of vehicles extends into public rights-of-way during the peak hours of school operation. Any future vehicle queuing into undesignated areas, including roadway travel lanes, should be immediately corrected by the school administration. The city engineer determined the zone change will not have a negative impact on the existing street system.

Comprehensive Plan:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

The proposed zoning request meets the following goals and objectives of the comprehensive plan:

LAND USE ELEMENT

GOAL 1.1 ALIGN LAND USE STRATEGIES WITH ECONOMIC DEVELOPMENT PRIORITIES

Policy 1.1.5 Strengthen existing neighborhoods and promote neighborhoods' unique characteristics. Acknowledge the importance of neighborhoods to the city's long-term health and vitality.

1.1.5.7 Ensure that neighborhoods are served by and accessible to neighborhood commercial areas, parks and open space, libraries and schools. Encourage the development of these facilities in priority Area Plans.

Land Use Compatibility:

The site is currently developed with a church, private school, community center, and accessory structures related to the church use. The proposed PD amendment will allow for the church to combine and expand two previously proposed buildings with 11,500 square feet into one, two-story structure with 20,000 square feet. The proposed parish hall is expected to contain nine religious education classrooms, offices, and a 3,010 square-foot assembly area. Previously, a daycare facility and fellowship hall had been proposed in the two separate, one-story structures.

Surrounding land uses consist of undeveloped land and athletic fields that are part of the subject site, but within the City of Cockerel Hill, and office showroom/warehouse to the north; residential neighborhoods within the City of Cockerel Hill to the east; undeveloped land, industrial, and single family uses to the south; and, undeveloped land and single family uses to the west. The use continues to be compatible with surrounding residential, institutional, and largely undeveloped uses in the area.

The one change made to the PD conditions is to allow the new maximum height of 45 feet for the existing church. The nearest residential uses are across Calumet Avenue, in the City of Cockerel Hill. The location of the existing 45-foot church is over 1,000 feet away from single family uses in Cockerel Hill to the east, over 900 feet away from a R-7.5(A) Single Family District to the south, and over 600 feet away from R-7.5(A) Single Family District to the west.

Parking:

No modifications to the minimum off-street parking requirements of the Dallas Development Code are requested with this application. The proposed addition will add 20,000 square feet to the church use. Parking is provided based on the seating provided in the sanctuary or auditorium area. The addition will not have a sanctuary or auditorium area; therefore, no additional parking is required.

Landscaping:

A landscape plan to replace Exhibit B for Phase I was originally provided for consideration with this request. The City arborist reviewed the proposed landscape plan but noted that it did not match existing conditions. While the change in massing was represented due to the change in building footprint, the site is not currently in compliance with the existing landscape plans. The revised plans presented in this report provide corrections to show the revised building 7, added the missing building 5b, and modified the massing around the new building 7. The City arborist supports a reduction in landscaping due to an unhealthy abundance of plant material which could cause an unsustainable environment for the plants. Additionally, Exhibit C, a landscape plan for Phase II, was modified to show existing conditions. This plan was also approved by the City arborist.

List of Officers/Board Members

Catholic Diocese of Dallas
Bishop Gregory Kelly
CEO—Bill Keffler

Santa Clara Catholic Church
Rev. Cruz Calderon, Pastor

CPC Action:
August 3, 2017

***De minimus* Significate Change Motion:** In considering the requirement in Section 5(m)(1)(B) of the CPC Rules of Procedure, the finding is it does not apply because the impact of the proposed change in the Commission's judgment is *de minimus* in nature.

Maker: Houston
Second: Anglin
Result: Carried: 13 to 1

For: 13 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Mack, Housewright, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 1 - Jung
Absent: 1 - Haney
Vacancy: 0

Motion: It was moved to recommend **approval** of an amendment to Planned Development District No. 438, subject to a revised development plan, two revised landscape plans and revised conditions (as briefed) to include a height limitation of 45 ft. to Building 4, south of West Davis Street and east of Calumet Avenue.

Maker: Houston
Second: Anglin
Result: Carried: 14 to 0

For: 14 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Mack, Jung, Housewright, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 1 - Haney
Vacancy: 0

Note: Commissioner Jung offered friendly amendment to restriction the 45 foot height limitation to Building 4 (the Church) only. Mr. Houston, the maker of the motion accepted the friendly amendment. Commissioner Anglin, the seconder of the motion also accepted the friendly amendment.

Notices: Area: 500 Mailed: 80
Replies: For: 2 Against: 0

Speakers: For: Luis Carrera, 3930 Meredith St., Dallas, TX, 75211
Against: None

CPC Recommended PD Conditions

ARTICLE 438.

PD 438.

SEC. 51P-438.101. LEGISLATIVE HISTORY.

PD 438 was established by Ordinance No. 22725, passed by the Dallas City Council on April 10, 1996. Ordinance No. 22725 amended Ordinance No. 19455, Chapter 51A of the Dallas City Code, as amended. (Ord. Nos. 19455; 22725; 26042)

SEC. 51P-438.102. PROPERTY LOCATION AND SIZE.

PD 438 is established on property generally located west of Calumet Street and north of the westward prolongation of Meredith Street. The size of PD 438 is approximately 40.1906 acres. (Ord. Nos. 22725; 26042)

SEC. 51P-438.103. DEFINITIONS AND INTERPRETATIONS.

(a) Unless otherwise stated, the definitions and interpretations contained in Chapter 51A apply.

(b) Unless otherwise stated, all references to articles, divisions, or sections in this article are to articles, divisions, or sections in Chapter 51A.

(c) In this article, amphitheater means a facility for the performing arts for entertainment, recreational, cultural, and social gatherings.

(d) For purposes of determining the applicability of regulations in Chapter 51A triggered by adjacency or proximity to another zoning district, this district is considered to be a residential zoning district. (Ord. Nos. 22725; 26042)

SEC. 51P-438.103.1 EXHIBITS.

(a) Exhibit 438A: Development Plan

(b) Exhibit 438B: Landscape Plan for Phase I

(c) Exhibit 438C: Landscape Plan for Phase II

SEC. 51P-438.104. DEVELOPMENT PLAN.

Development and use of the Property must comply with the development plan (Exhibit 438A). The development plan constitutes a detailed development plan for Phases I and II, and a conceptual plan for Phase III. An additional development plan must be submitted to and approved by the city plan commission prior to issuance of a building permit in Phase III. (Ord. Nos. 22725; 26042)

SEC. 51P-438.105. MAIN USES PERMITTED.

(a) Agricultural uses.

-- Crop production.

(b) Commercial and business service uses.

-- None permitted.

(c) Industrial uses.

-- None permitted.

(d) Institutional and community service uses.

-- Child-care facility. *[Subject to Section 51P-438.116 of this article.]*
-- Church.
-- Convent or monastery.
-- Private school with grades pre-kindergarten through 8.
-- Rectory.

(e) Lodging uses.

-- None permitted.

(f) Miscellaneous uses.

-- Temporary construction or sales office.

(g) Office uses.

-- None permitted.

(h) Recreation uses.

-- Private recreation center, club, or area.
-- Public park, playground, or golf course.
-- Amphitheater.

(i) Residential uses.

-- Handicapped group dwelling unit. *[SUP required if spacing component of Section 51A-4.209(3.1) is not met.]*
-- Single family.

(j) Retail and personal service uses.

-- None permitted.

(k) Transportation uses.

-- Transit passenger shelter.

(l) Utility and public service uses.

-- Electrical substation. *[SUP]*
-- Local utilities.
-- Utility or government installation other than listed. *[SUP]*

(m) Wholesale, distribution, and storage uses.

-- Recycling drop-off container. *[SUP required if the requirements of Subparagraph (E) of Section 51A-4.213(11.2) are not satisfied.]*
-- Recycling drop-off for special occasion collection. *[SUP required if the requirements of Subparagraph (E) of Section 51A-4.213(11.3) are not satisfied.]*

(Ord. Nos. 22725; 26042)

SEC. 51P-438.106. ACCESSORY USES.

(a) As a general rule, an accessory use is permitted in any district in which the main use is permitted. Some specific types of accessory uses, however, due to their unique nature, are subject to additional regulations contained in Section 51A-4.217. For more information regarding accessory uses, consult Section 51A-4.217.

(b) The following accessory uses are not permitted in this district:

-- Accessory helistop.
-- Accessory medical/infectious waste incinerator.
-- Accessory outside display of merchandise.
-- Accessory outside sales.
-- Accessory pathological waste incinerator.

(Ord. Nos. 22725; 26042)

SEC. 51P-438.107. YARD, LOT, AND SPACE REGULATIONS.

(Note: The yard, lot, and space regulations in this section must be read together with the yard, lot, and space regulations contained in Division 51A-4.400. In the event of a conflict between this section and Division 51A-4.400, this section controls.)

(a) Front yard. Minimum front yard is 25 feet.

(b) Side and rear yard.

(1) Minimum side and rear yard for single family structures is five feet.

(2) Minimum side yard for other permitted structures is five feet.

(3) Minimum rear yard for other permitted structures is 10 feet.

(c) Dwelling unit density. No maximum dwelling unit density.

(d) Floor area ratio. No maximum floor area ratio.

(e) Height.

(1) Maximum structure height is 30 feet. Maximum structure height for Building 4 is 45 feet.

(2) The following structures, when located on top of a church building, are excluded from the height measurement of the church building:

(A) Belfries.

(B) Bell towers.

(C) Campaniles.

(D) Carillons.

(E) Crosses.

(F) Cupolas.

(G) Spires.

(H) Steeples.

(f) Lot coverage.

(1) Maximum lot coverage is:

(A) 45 percent for residential structures; and

(B) 25 percent for nonresidential structures.

(2) Surface parking lots and underground parking structures are not included in lot coverage calculations.

(g) Lot size. Minimum lot area for a residential use is 7,500 square feet. (Ord. Nos. 22725; 26042)

SEC. 51P-438.108. OFF-STREET PARKING AND LOADING.

Off-street parking for Phases I and II must be provided as shown on the development plan. Offstreet parking for Phase III must be provided in accordance with Division 51A-4.300 et seq. (Ord. Nos. 22725; 26042)

SEC. 51P-438.109. ENVIRONMENTAL PERFORMANCE STANDARDS.

See Article VI. (Ord. Nos. 22725; 26042)

SEC. 51P-438.110. LANDSCAPING.

The Tree Preservation requirements contained in Article X apply. Landscaping for Phase I must comply with the Phase I landscape plan (Exhibit 438B). Landscaping for Phase II must comply with the Phase II landscape plan (Exhibit 438C). Landscaping for both phases must be installed in accordance with the completion requirements of Section 51A-10.127. A landscape plan for Phase III must be submitted to and approved by the city plan commission prior to the issuance of a building permit in Phase III. Plant materials must be maintained in a healthy, growing condition. (Ord. Nos. 22725; 26042)

SEC. 51P-438.111. FLOOD PLAIN AND ESCARPMENT.

See Article V. (Ord. Nos. 22725; 26042)

SEC. 51P-438.112. INGRESS-EGRESS.

Points of ingress and egress for Phases I and II must be located as shown on the development plan. (Ord. Nos. 22725; 26042)

SEC. 51P-438.113. SCREENING.

Screening for Phase III must be provided as required by the Dallas Development Code. (Ord. Nos. 22725; 26042)

SEC. 51P-438.114. SIGNS.

A detached sign six feet and six inches in height and eight feet in length is permitted on the Property. This sign must be located as shown on the development plan. All other signs on the Property must comply with the provisions for non-business zoning districts contained in Article VII. (Ord. Nos. 22725; 26042)

SEC. 51P-438.115. PARKING LOT LIGHTING.

Parking lot lighting must comply with Section 51A-4.301(e)(2). Lighting must be directed away from adjacent single family residential property. Lighting must be maintained in proper working order. (Ord. Nos. 22725; 26042)

SEC. 51P-438.116. CHILD-CARE FACILITY.

For a child-care facility use:

(1) A minimum of 51 square feet of indoor floor area must be provided for each child in attendance.

(2) A minimum of 100 square feet of outdoor play area must be provided for each child in the play area. The outdoor play area must be located as shown on the Phase II landscape plan.

(3) The outdoor play area must be enclosed by a minimum four-foot-high fence.
(Ord. Nos. 22725; 26042)

SEC. 51P-438.117. ADDITIONAL PROVISIONS.

(a) The entire Property must be properly maintained in a state of good repair and neat appearance.

(b) Development and use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the city. (Ord. Nos. 22725; 26042)

SEC. 51P-438.118. GENERAL REQUIREMENTS.

(a) All paved areas, permanent drives, streets, and drainage structures, if any, must be constructed in accordance with standard city specifications, and completed to the satisfaction of the director of public works and transportation.

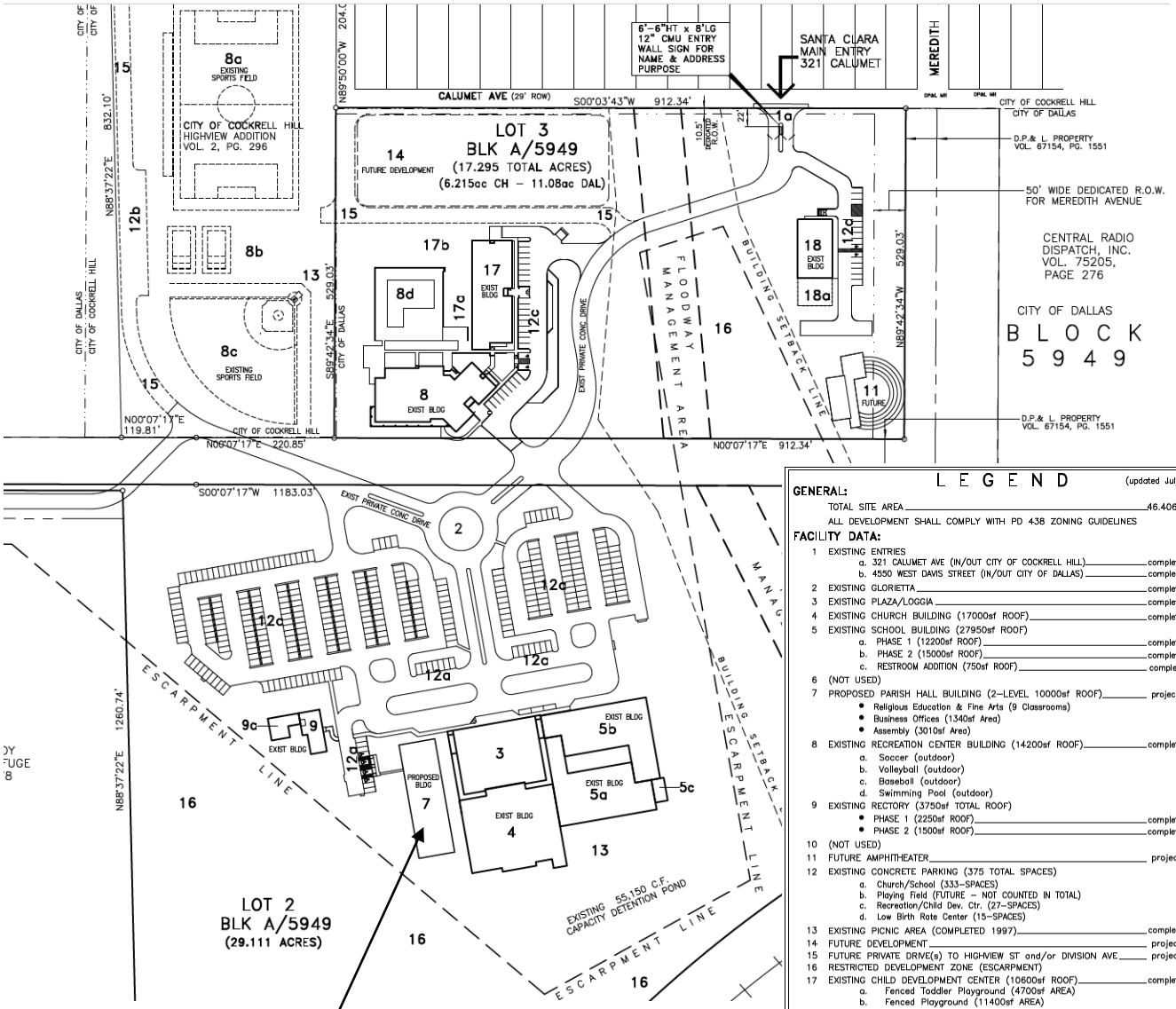
(b) The building official shall not issue a building permit or certificate of occupancy for a use in this PD until there has been full compliance with this article, the Dallas Development Code, the construction codes, and all other ordinances, rules, and regulations of the city. (Ord. Nos. 22725; 26042)

(a) The City of Dallas reserves the right to require a formal Traffic Management Plan for the private school use.

~~**SEC. 51P-438.119. ZONING MAP.**~~

~~PD 438 is located on Zoning Map No. L-5. (Ord. Nos. 22725; 26042)~~

Proposed Exhibit A Revised Development Plan



Building combined and enlarged.

LEGEND (updated July 2017)

GENERAL:

TOTAL SITE AREA ..... 46.406 ACRES

ALL DEVELOPMENT SHALL COMPLY WITH PD 438 ZONING GUIDELINES

FACILITY DATA:

1 EXISTING ENTRIES
- a. 321 CALUMET AVE (IN/OUT CITY OF COCKRELL HILL) ..... completed 1995
- b. 4550 WEST DAVIS STREET (IN/OUT CITY OF DALLAS) ..... completed 1999

2 EXISTING GLORIETTA ..... completed 1995

3 EXISTING PLAZA/LOGGIA ..... completed 1995

4 EXISTING CHURCH BUILDING (17000sf ROOF) ..... completed 1995

5 EXISTING SCHOOL BUILDING (27950sf ROOF)
- a. PHASE 1 (12200sf ROOF) ..... completed 1995
- b. PHASE 2 (15000sf ROOF) ..... completed 1996
- c. RESTROOM ADDITION (750sf ROOF) ..... completed 2011

6 (NOT USED)

7 PROPOSED PARISH HALL BUILDING (2–LEVEL 10000sf ROOF) ..... projected 2018
- Religious Education & Fine Arts (9 Classrooms)
- Business Offices (1340sf Area)
- Assembly (3010sf Area)

8 EXISTING RECREATION CENTER BUILDING (14200sf ROOF) ..... completed 1996
- a. Soccer (outdoor)
- b. Volleyball (outdoor)
- c. Baseball (outdoor)
- d. Swimming Pool (outdoor)

9 EXISTING RECTORY (3750sf TOTAL ROOF)
- PHASE 1 (2250sf ROOF) ..... completed 1995
- PHASE 2 (1500sf ROOF) ..... completed 2004

10 (NOT USED)

11 FUTURE AMPHITHEATER ..... projected TBA

12 EXISTING CONCRETE PARKING (375 TOTAL SPACES)
- a. Church/School (333–SPACES)
- b. Playing Field (FUTURE – NOT COUNTED IN TOTAL)
- c. Recreation/Child Dev. Ctr. (27–SPACES)
- d. Low Birth Rate Center (15–SPACES)

13 EXISTING PICNIC AREA (COMPLETED 1997) ..... completed 1997

14 FUTURE DEVELOPMENT ..... projected TBA

15 FUTURE PRIVATE DRIVE(s) TO HIGHVIEW ST and/or DIVISION AVE. ..... projected TBA

16 RESTRICTED DEVELOPMENT ZONE (ESCARPMENT)

17 EXISTING CHILD DEVELOPMENT CENTER (10600sf ROOF) ..... completed 1996
- a. Fenced Toddler Playground (4700sf AREA)
- b. Fenced Playground (11400sf AREA)

18 EXISTING LOW BIRTH RATE CENTER BUILDING (5200sf ROOF) ..... completed 2006
- a. Fenced Playground (2393sf AREA)

PARKING ANALYSIS

A) #5 EXISTING PRIVATE SCHOOL (GRADES K–8)
- 18 CLASSROOMS x 1.5 = 27spc ..... 27 Spaces Reqd

B) #4 EXISTING CHURCH
- FIXED SEATING: 500LF/1.5=333ccc...333/4=83spc ..... 83 Spaces Reqd
- CHAIR SEATING: 4800sf/28=172spc ..... 172 Spaces Reqd

C) #9 EXISTING RECTORY (2 priests – 2space min) ..... 2 Spaces Reqd

D) #17 EXISTING CD CENTER (10 CLASSROOMSx1.5=15spc) ..... 15 Spaces Reqd

E) #8 EXISTING RECREATION CENTER
- OFFICES: 3100sf/333=9spc ..... 9 Spaces Reqd
- 1 COURT + 3000sf ADDITIONAL SPACE/150 = 3+20=23spc ..... 23 Spaces Reqd

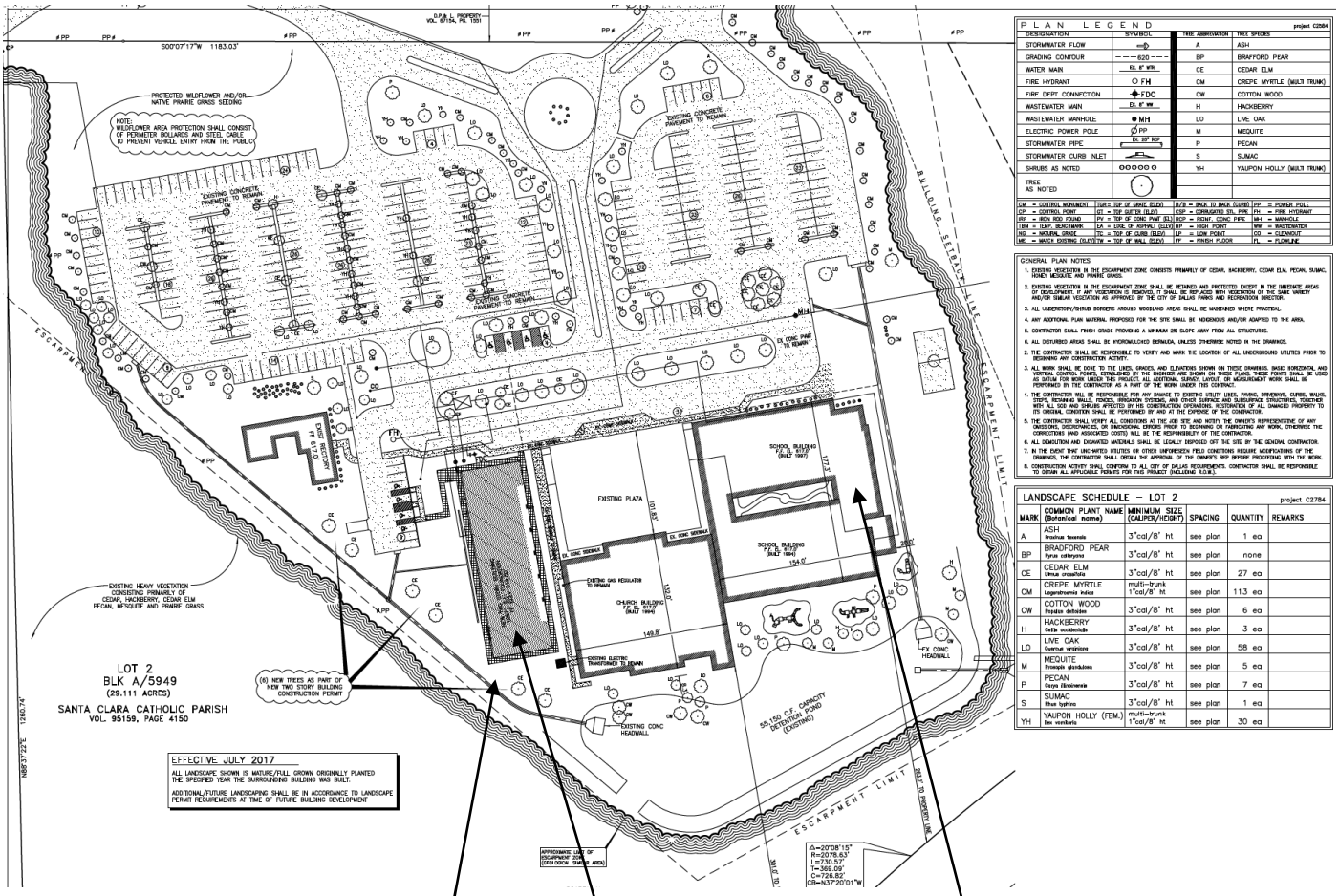
F) #18 EXISTING LOW BIRTH RATE CENTER (5200/500=10spc) ..... 10 Spaces Reqd

G) #7 PROPOSED PARISH HALL (CHURCH USE) ..... 0 Spaces Reqd

TOTAL PARKING REQUIRED ..... 341 Spaces Reqd

TOTAL PARKING PROVIDED ..... 373 Spaces

Proposed Exhibit B Landscape Plan

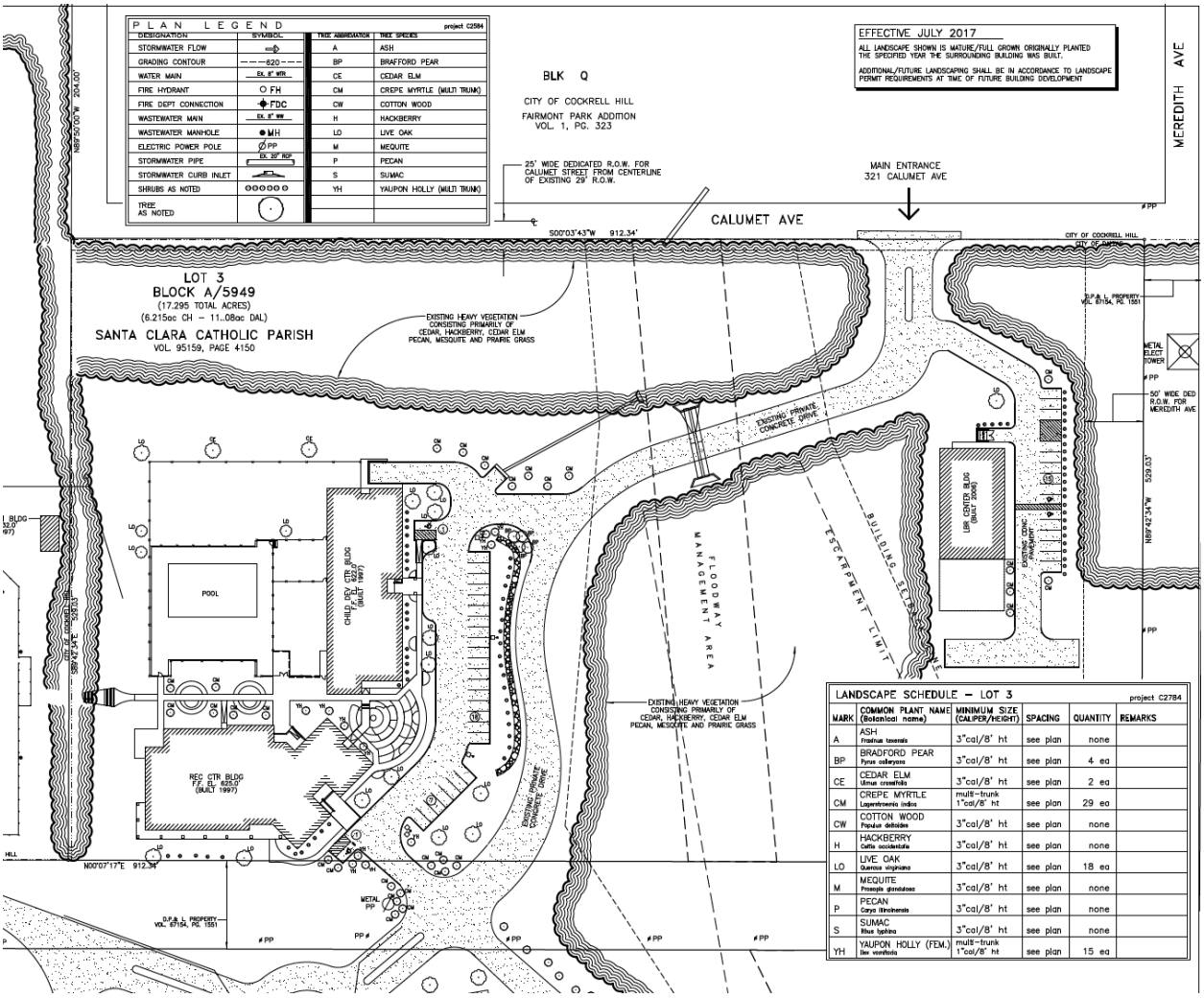


Plant massing changed to accommodate new footprint.

Now showing building 5b.

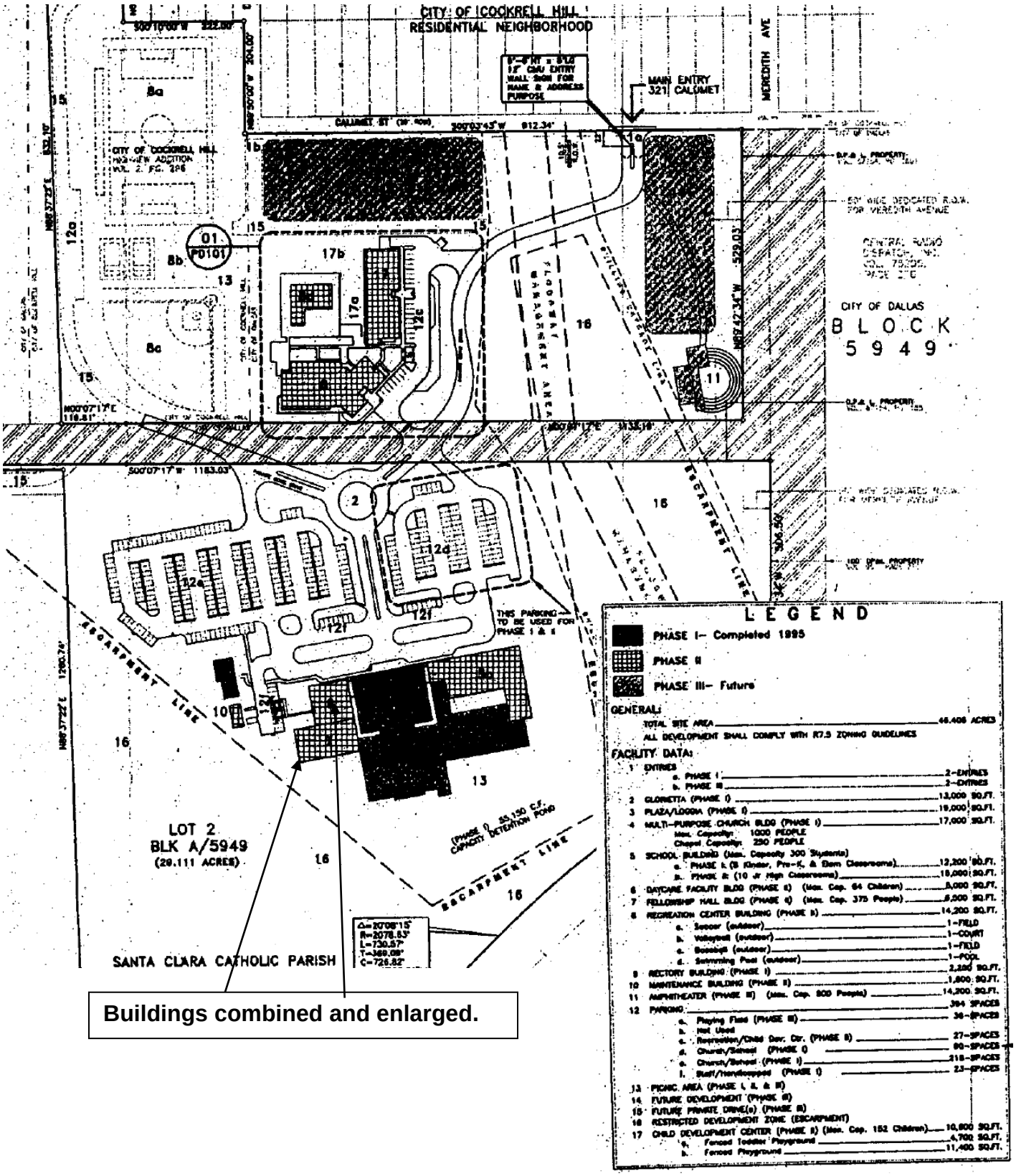
Two buildings combined and enlarged.

Proposed Exhibit C Landscape Plan



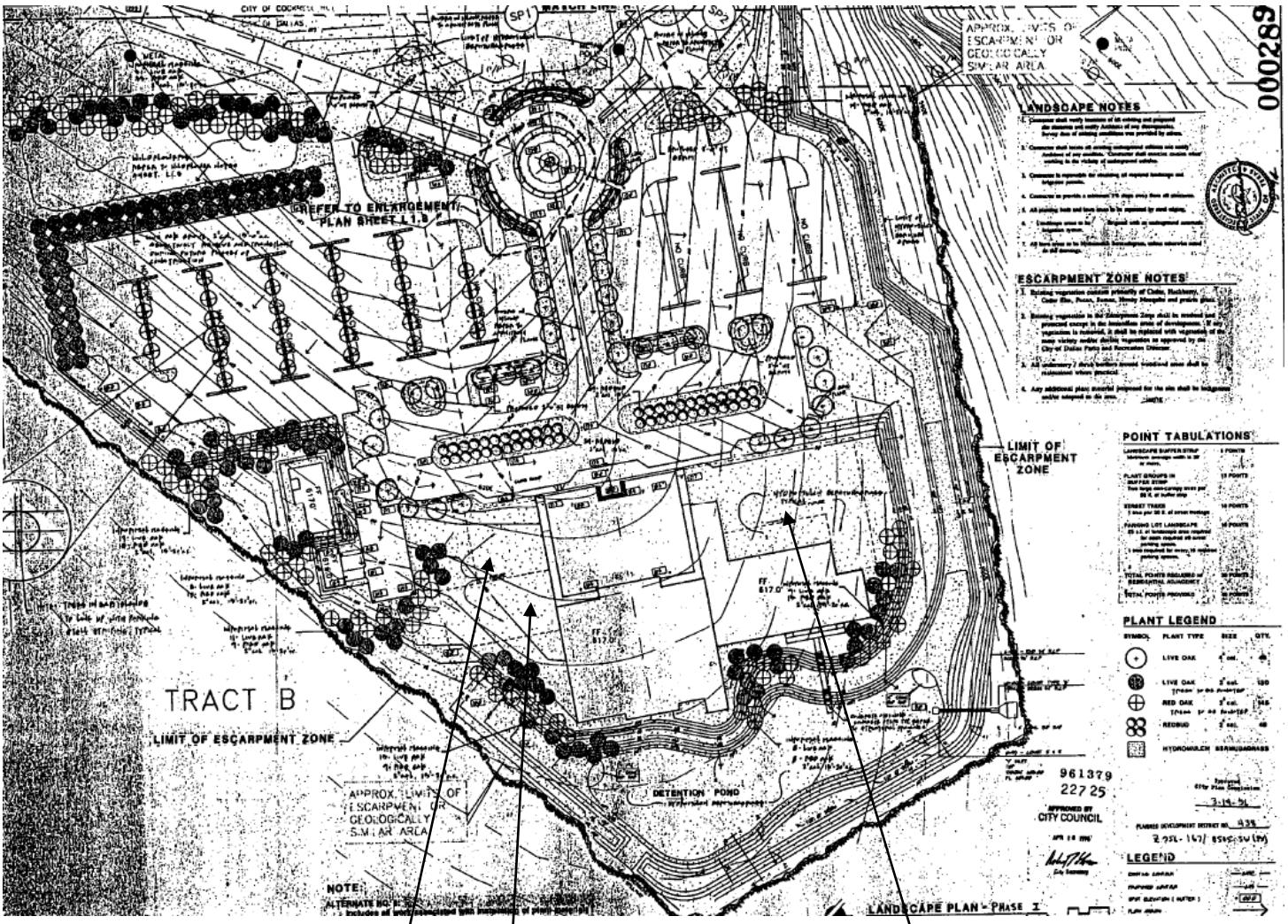
Show existing conditions. All changes were reviewed by the City Arborist.

Existing Exhibit A Development Plan



Buildings combined and enlarged.

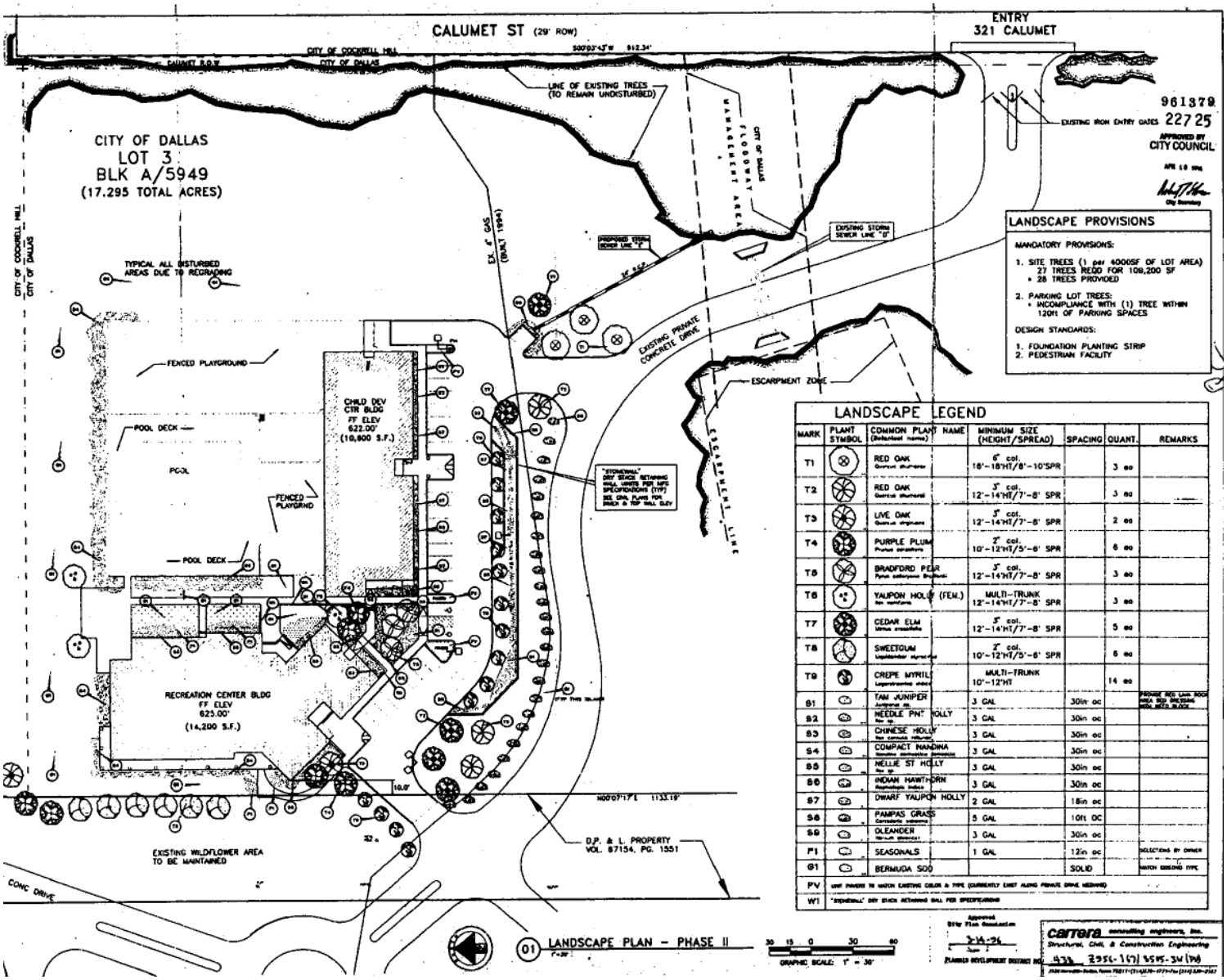
Existing Exhibit B Landscape Plan

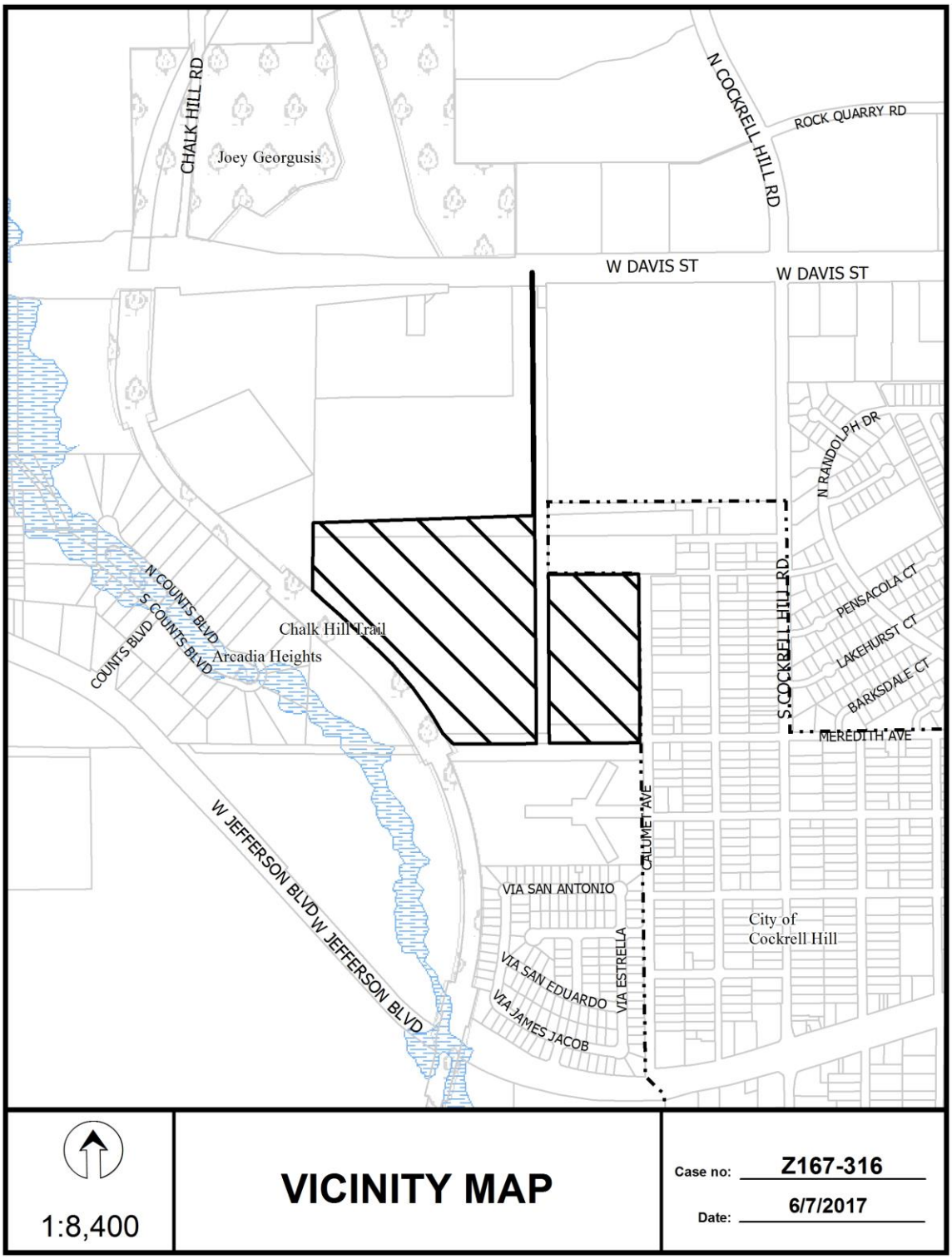


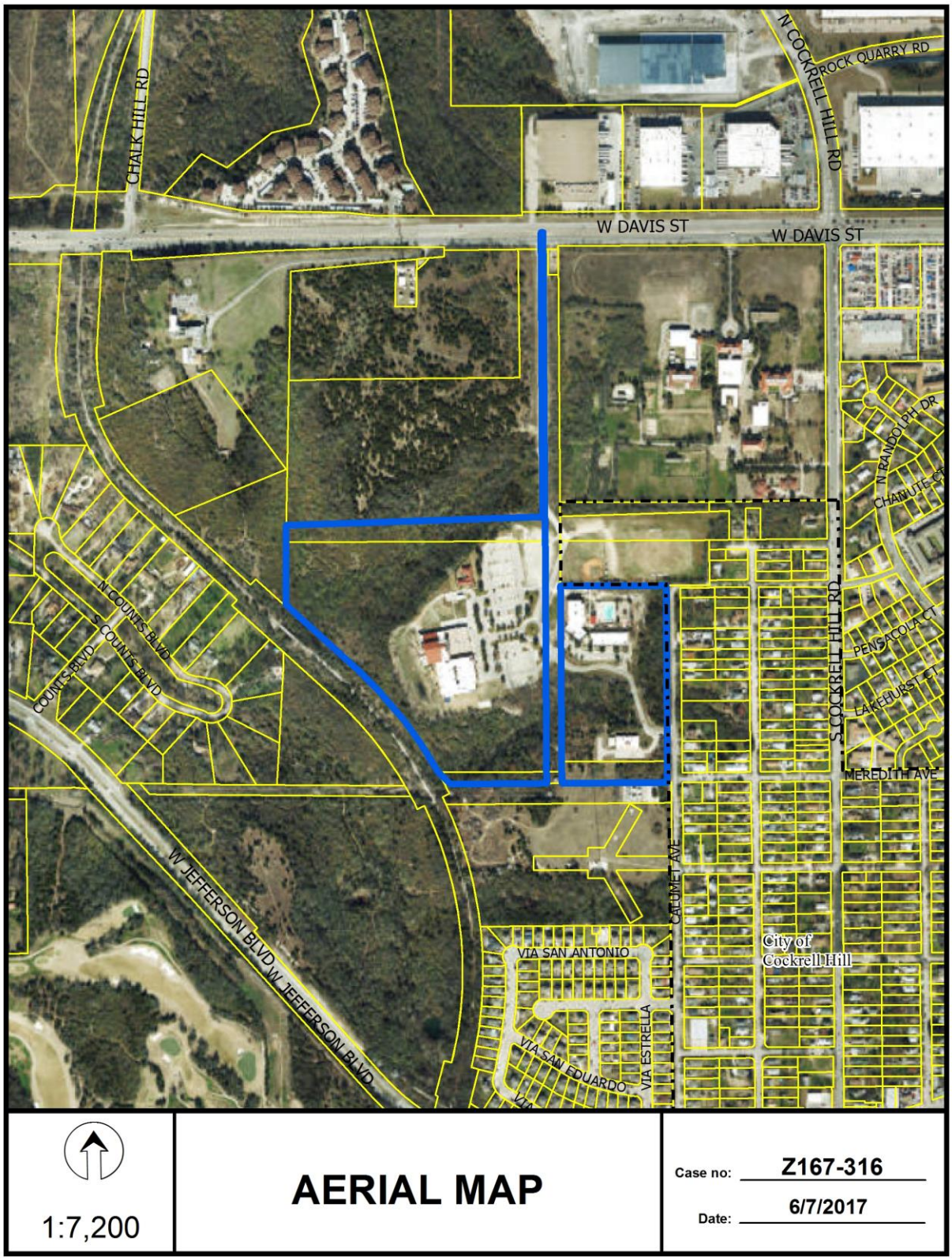
Missing Building 5b.

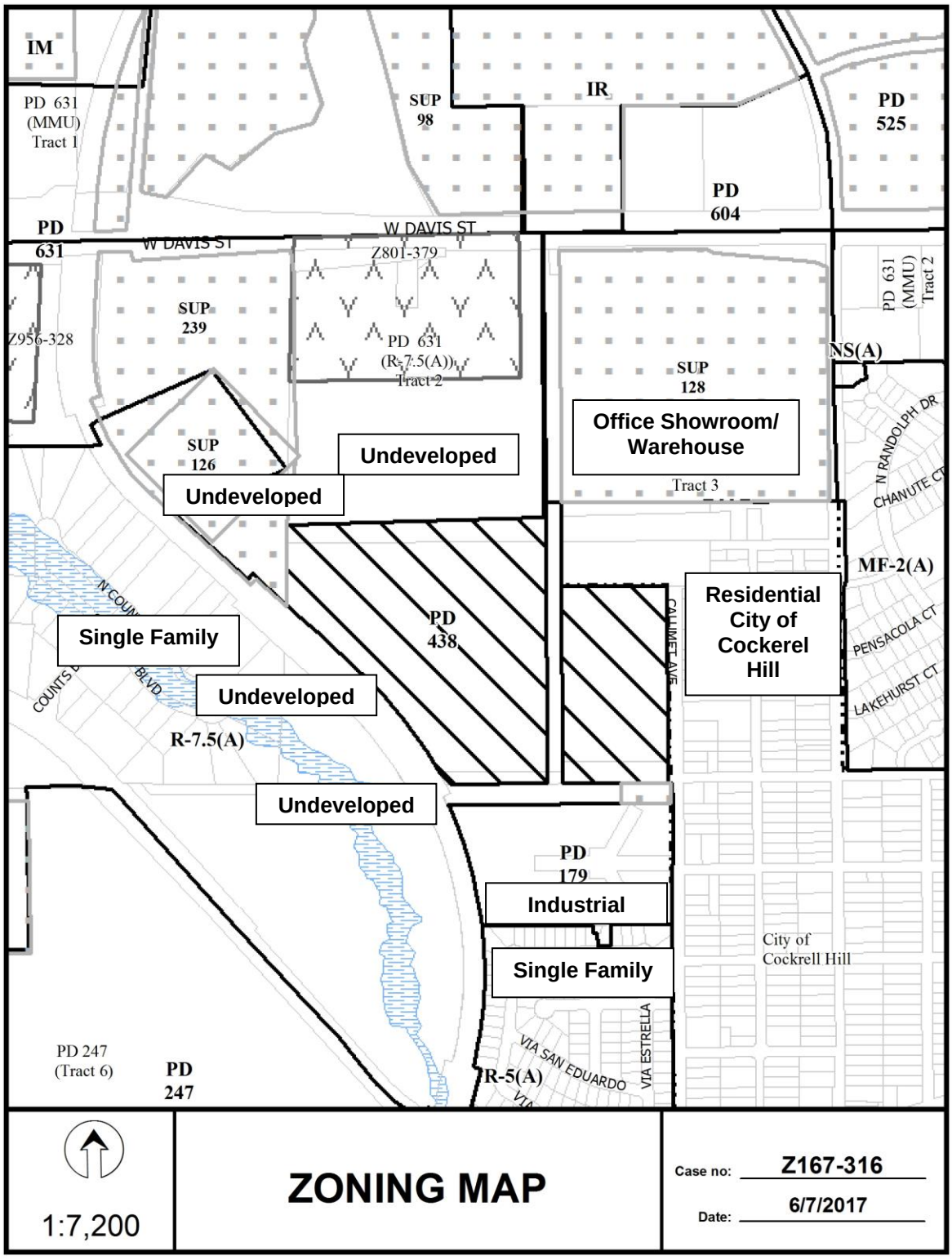
Buildings combined and enlarged.

Existing Exhibit C Landscape Plan

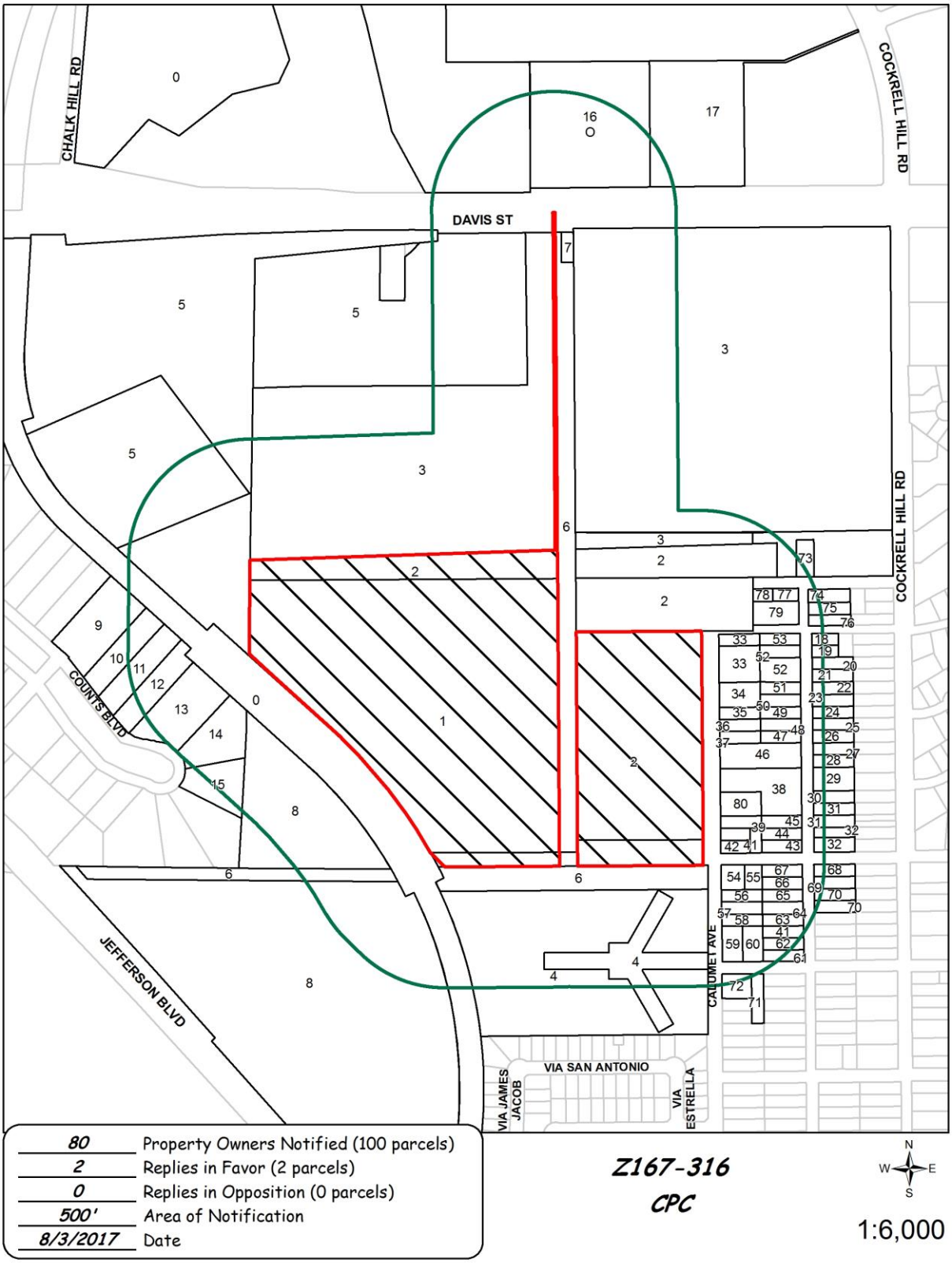



CHALK HILL RD
Joey Georgusis
N COCKRELL HILL RD
ROCK QUARRY RD
W DAVIS ST
W DAVIS ST
N RANDOLPH DR
S COCKRELL HILL RD
PENSACOLA CT
LAKEHURST CT
BARKSDALE CT
MEREDITH AVE
N COUNTS BLVD
S COUNTS BLVD
COUNTS BLVD
Chalk Hill Trail
Arcadia Heights
W JEFFERSON BLVD
W JEFFERSON BLVD
CALUMET AVE
VIA SAN ANTONIO
VIA ESTRELLA
VIA SAN EDUARDO
VIA JAMES JACOB
City of
Cockrell Hill
1:8,400
VICINITY MAP
Case no: Z167-316
Date: 6/7/2017


CHALK HILL RD
N COCKRELL HILL RD
ROCK QUARRY RD
W DAVIS ST
W DAVIS ST
N RANDOLPH DR
CHAMUTE CT
N COUNTS BLVD
S COUNTS BLVD
COUNTS BLVD
PENSACOLA CT
LAKEHURST CT
S COCKRELL HILL RD
MEREDITH AVE
CALUMET AVE
W JEFFERSON BLVD
W JEFFERSON BLVD
VIA SAN ANTONIO
VIA ESTRELLA
VIA SAN EDUARDO
City of Cockrell Hill
1:7,200
AERIAL MAP
Case no: Z167-316
Date: 6/7/2017


IM
PD 631 (MMU) Tract 1
SUP 98
IR
PD 525
PD 604
PD 631
W DAVIS ST
W DAVIS ST
Z801-379
PD 631 (MMU) Tract 2
SUP 239
Z956-328
PD 631 (R-7.5(A)) Tract 2
NS(A)
SUP 128
Office Showroom/ Warehouse
Tract 3
SUP 126
Undeveloped
Undeveloped
N RANDOLPH DR
CHANUTE CT
MF-2(A)
PD 438
Residential City of Cockerel Hill
CALUMET AVE
PENSACOLA CT
LAKEHURST CT
Single Family
Undeveloped
R-7.5(A)
Undeveloped
PD 179
Industrial
City of Cockrell Hill
Single Family
VIA SAN EDUARDO
VIA ESTRELLA
PD 247 (Tract 6)
PD 247
R-5(A)
1:7,200
ZONING MAP
Case no: Z167-316
Date: 6/7/2017

CPC Responses



08/02/2017

Reply List of Property Owners

Z167-316

80 Property Owners Notified ***2 Property Owners in Favor*** ***0 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	4550	W DAVIS ST	ROMAN CATHOLIC DIOCESE DALLAS
	2	4550	W DAVIS ST	ROMAN CATH DIOCESE DALLAS
	3	4500	W DAVIS ST	SISTERS OF OUR LADY OF CHARITY OF THE
	4	525	CALUMET AVE	PINNACLE TOWERS INC
	5	4610	W DAVIS ST	DISCALCED CARMELITE
	6	501	CALUMET AVE	TEXAS UTILITIES ELEC CO
	7	4550	W DAVIS ST	ENSERCH CORP
	8	4585	W JEFFERSON BLVD	DORWARD WILLIAM R &
	9	4707	N COUNTS BLVD	GARZA RODOLFO
	10	4695	N COUNTS BLVD	RODRIGUEZ NOE
	11	4687	N COUNTS BLVD	BARAJAS ROSA M
	12	4687	N COUNTS BLVD	BARAJAS ELVIRA
	13	4683	N COUNTS BLVD	RAGAIN ALISA DIANNE &
	14	4675	N COUNTS BLVD	RIVAS MARIO A &
	15	38	NO NAME ST	MARTINEZ FERNANDO &
O	16	4545	W DAVIS ST	EPINA DAVIS LP
	17	1005	N COCKRELL HILL RD	DAVID HARDIES 1 LTD
	18	112	ARCHER AVE	TIJERINA FERNANDO & MARIA
	19	116	ARCHER AVE	COLUNGA JOSE GILBERTO &
	20	120	ARCHER AVE	ARMENTA JESSE R JR
	21	202	ARCHER AVE	ARMENTA JESSE R
	22	204	ARCHER AVE	LUGO JOSE MANUEL & LAURA
	23	206	ARCHER AVE	STRICKLAND RICK K
	24	210	ARCHER AVE	CARVAJAL LILIA
	25	214	ARCHER AVE	MARQUEZ MARIA &
	26	216	ARCHER AVE	TORRES HUMBERTO

08/02/2017

Reply	*Label #*	*Address*		*Owner*
	27	220	ARCHER AVE	MARTINEZ MAURO
	28	222	ARCHER AVE	TRUJILLO FRANCISCO E & BLANCA
	29	304	ARCHER AVE	RUSSELL KATHY &
	30	306	ARCHER AVE	GUZMAN DIXIE
	31	310	ARCHER AVE	LAMAS ANTONIO
	32	318	ARCHER AVE	HUICHAPA EUSEBIO
	33	4516	DIVISION ST	TIJERINA ELIZABETH M
	34	210	CALUMET AVE	FOSTER JEANETTE M
	35	212	CALUMET AVE	MALOY WANDA
	36	216	CALUMET AVE	EVERSON JAMIE S
	37	220	CALUMET AVE	LUNA CONCEPCION HERNANDEZ
	38	225	ARCHER AVE	LINDER DELOURIS E
	39	318	CALUMET AVE	CHAVEZ ALEJANDRINA FLORES
O	40	322	CALUMET AVE	ESPINOZA RAYMUNDO
	41	4515	MEREDITH ST	FOSTER JEANETTE
	42	4521	MEREDITH ST	RAMOS ERASMO
	43	333	ARCHER AVE	JESUS NAME HOUSE
	44	323	ARCHER AVE	MUNIZ JUAN & JUANA MARIA &
	45	319	ARCHER AVE	MUNIZ JUAN & JUANA MARIA
	46	223	ARCHER AVE	GRACIANO HERIBERTO &
	47	219	ARCHER AVE	GAONA BLANCA ETAL
	48	215	ARCHER AVE	PACQUETTE SCOTLAND THORA M
	49	211	ARCHER AVE	BOMER TODD
	50	207	ARCHER AVE	ROSAS JAMIE JR &
	51	203	ARCHER AVE	DOBBS EVERETT &
	52	123	ARCHER AVE	HINDE TY B
	53	115	ARCHER AVE	DIMON CHIP
	54	4526	MEREDITH ST	GARCIA MARTHA P
	55	4518	MEREDITH ST	SIMENTAL JOSE R
	56	406	CALUMET AVE	CARRASCO MARGARITA A
	57	410	CALUMET AVE	RANGEL RICARDA

08/02/2017

Reply	*Label #*	*Address*		*Owner*
	58	412	CALUMET AVE	ZAMUDIO EVERARDO
	59	4531	GARFIELD AVE	TAMEZ OBERLIN
	60	4519	GARFIELD AVE	TELLO RUDOLFO
	61	431	ARCHER AVE	RODRIQUEZ JOSE
	62	421	ARCHER AVE	RODRIGUEZ JOSE
	63	417	ARCHER AVE	PEREZ PETER B EST OF
	64	413	ARCHER AVE	LEGGETT WENDELL H
	65	409	ARCHER AVE	MONTALVO DAVID I
	66	407	ARCHER AVE	ARIAS JULIO &
	67	401	ARCHER AVE	ARIAS EMILIO & MAGDA V MARTINEZ
	68	400	ARCHER AVE	VELASCO ROSALVA
	69	406	ARCHER AVE	WAINSCOTT RICHARD H
	70	410	ARCHER AVE	ENRIQUEZ SUSANO & MARIA
	71	4516	GARFIELD AVE	PENNINGTON DEARYL E
	72	4530	GARFIELD AVE	PENNINGTON JAMES M
	73	4431	HIGHVIEW ST	BENAVIDEZ SANDRA A
	74	102	ARCHER AVE	BERLANGA GERARDO &
	75	106	ARCHER AVE	CONTRERAS FELIX EDEN
	76	110	ARCHER AVE	TIJERINA MARIA I &
	77	101	ARCHER AVE	VALERO JESSE III
	78	4512	HIGHVIEW ST	WILSON ZAMORA INVESTMENTS
	79	4511	DIVISION ST	TIJERINA RICHARD &
	80	314	CALUMET AVE	ANDREU JOSE L & ANGELA P

AGENDA ITEM # 84

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 46 G; H

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1601 for a commercial amusement (inside) use, limited to a Class A dance hall, on property zoned a CS Commercial Service District, on the west corner of East Grand Avenue and South St. Mary Avenue
Recommendation of Staff and CPC: Approval for a three-year period, subject to a site plan and conditions
Z156-260(SM)
Note: This item was considered by the City Council at a public hearing on August 23, 2017, and was held under advisement until September 13, 2017, with the public hearing open

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER: Z156-260(SM) **DATE FILED:** May 4, 2016

LOCATION: West corner of East Grand Avenue and South St. Mary Avenue

COUNCIL DISTRICT: 2 **MAPSCO:** 46 G; H

SIZE OF REQUEST: Approx. 20,000 Sq. Ft. **CENSUS TRACT:** 25.00

APPLICANT/REPRESENTATIVE: Jaime Tamayo

OWNER: Tamex Investments, Inc. – Jaime Tamayo, Sole Officer

REQUEST: An application to renew Specific Use Permit No. 1601 for a commercial amusement (inside) use, limited to a Class A dance hall, on property zoned a CS Commercial Service District.

SUMMARY: The applicant is proposing to continue the operation of a banquet hall and ballroom.

CPC RECOMMENDATION: **Approval** for a three-year period, subject to a site plan and conditions.

STAFF RECOMMENDATION: **Approval** for a three-year period, subject to a site plan and revised conditions.

BACKGROUND INFORMATION:

- The site is developed with an 18,700 square foot commercial structure, which includes two, 400 square foot dance floors. Required off-street parking is located across S. St. Mary Avenue via a City approved parking agreement.

- On January 11, 2006, the City Council approved SUP No. 1601 for a two-year period. The SUP has been renewed twice (February 13, 2008 and February 10, 2010), for two-year and three-year periods, respectively and was renewed for a third time for a three year period on May 22, 2013.

- On August 18, 2016, the City Plan Commission recommended approval of the extension of the time period. On February 16 and May 4, 2017, the site returned to City Plan Commission to extend the six month time period to appear before Council due to additional information required to be provided for a new certificate of occupancy.

- In conjunction with this request, the operator has applied for a new certificate of occupancy through Building Inspection that accounts for the dance floor. Final approval of the certificate of occupancy application and final inspections will be required before the use may legally continue.

Zoning History: There has been no recent zoning activity in the vicinity relevant to this request.

Traffic: The Engineering Section of the Department of Sustainable Development and Construction has reviewed the requested amendment and has no objection to the request.

Thoroughfare/Street	Designation; Existing & Proposed ROW
East Grand Avenue	Collector; 60’ & 60’ ROW
S. St. Mary Avenue	Local; 50’ ROW

STAFF ANALYSIS:

Comprehensive Plan:

The comprehensive plan does not make a specific land use recommendation related to the request, however the ***forwardDallas! Vision Illustration***, adopted June 2006, is comprised of a series of Building Blocks that depicts general land use patterns. Building Blocks are generalized patterns without well-defined boundaries that indicate where certain types and densities of development might logically occur.

The Vision Illustration depicts the request site as within a *Residential Neighborhood*. While single family dwellings are the dominate land use in such areas, shops, restaurants, or institutional land uses that serve residents may be located at the edges or at key intersections.

The existing CS zoning district is not typically a zoning district that is envisioned for Residential Neighborhood Building Blocks. However, given that CS is the existing zoning on the property and the use has been in operation since 2006, the request can be supported.

Land Use Compatibility:

The request site is developed with an approximate 17,200 square feet of floor area, inclusive of two, 400 hundred square foot dance floors. Required parking is provided across S. St. Mary Avenue.

Surrounding land use consists of residential uses (single family and duplex structures) to the west, with a mix of nonresidential uses to the north (north of the surface parking area for this use), across East Grand Avenue, and south.

The general provisions for a Specific Use Permit in Section 51A-4.219 of the Dallas Development Code specifically state: (1) The SUP provides a means for developing certain uses in a manner in which the specific use will be consistent with the character of the neighborhood; (2) Each SUP application must be evaluated as to its probable effect on the adjacent property and the community welfare and may be approved or denied as the findings indicate appropriate; (3) The city council shall not grant an SUP for a use except upon a finding that the use will: (A) complement or be compatible with the surrounding uses and community facilities; (B) contribute to, enhance, or promote the welfare of the area of request and adjacent properties; (C) not be detrimental to the public health, safety, or general welfare; and (D) conform in all other respects to all applicable zoning regulations and standards. The regulations in this chapter have been established in accordance with a comprehensive plan for the purpose of promoting the health, safety, morals, and general welfare of the city.

The tenant has operated in a responsible manner since the creation of the SUP and during the most recent three year period, there has been one reported offense for the past three years (time period for the most recent renewal of SUP No. 1601).

Staff supports the continued operation of the use, however due to the existing residential adjacency, a recommendation of three years is being made, consistent with the time period of the most recent ordinance governing the SUP.

Off-Street Parking:

The overall commercial amusement (inside) use is 18,700 square feet. The applicant will provide 211 off-street parking spaces via City approved parking agreements. 32 spaces are required for 800 square feet of dance floor and 179 spaces are required for the remaining 17,900 square feet of commercial amusement (inside).

Landscaping:

Landscaping is required in accordance with Article X of the Dallas Development Code. However, the applicant's request will not trigger any Article X requirements as no new construction is proposed on the site.

Changes After CPC Approval:

Although the original SUP was approved on January 11, 2006, the current certificates of occupancy (CO) for the property state there is no dance floor. Therefore, the site has not been operating under the correct CO. Upon receiving the application, staff directed the applicant to coordinate with Building Inspection to obtain a new certificate of occupancy that denotes the existence of a dance floor. Building Inspections accepted the applicant's application for a new CO on October 13, 2016 and, upon further review, discovered the commercial amusement (inside) use had expanded and therefore required a new permit and an amendment to the SUP conditions[1] and consequently the SUP site plan because the floor area limitations are noted on the site plan.

Since this discovery took place after the original City Plan Commission hearing but does not affect the size of the dance floor, which is the land use that requires a specific use permit, staff recommends approval of the revised SUP conditions that increase the overall size of the commercial amusement (inside) use, but maintains the size of the dance floor, and a revised site plan.

[1] A general commercial amusement (inside) use does not require a specific use permit in this zoning district. However, the subcategory "dance hall" requires a specific use permit.

CPC ACTION – AUGUST 18, 2016:

Motion: It was moved to recommend **approval** of the renewal of Specific Use Permit No. 1601 for a commercial amusement (inside) use limited to a Class A dance hall for a three-year period, subject to a site plan and conditions on property zoned a CS Commercial Service District, at the west corner of East Grand Avenue and South St. Mary Avenue.

Maker: Rieves
Second: Houston
Result: Carried: 14 to 0

For: 14 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Haney, Jung, Housewright, Schultz, Peadon, Murphy, Ridley, Tarpley
Against: 0
Absent: 0
Vacancy: 1 - District 7

Notices: Area: 300 Mailed: 20
Replies: For: 1 Against: 0

Speakers: None

CPC ACTION – FEBRUARY 16, 2017:

Motion: It was moved to **approve** an extension of the six month time period for a three-month extension period for scheduling a zoning request for City Council consideration of an application for the renewal of Specific Use Permit No. 1601 for a commercial amusement (inside) use, limited to a Class A dance hall for a three-year period, subject to a site plan and conditions on the west corner of East Grand Avenue and South St. Mary Avenue.

Maker: Rieves
Second: Murphy
Result: Carried: 13 to 0

For: 13 - Anglin, Rieves, Houston, Davis, Shidid, Haney, Mack, Jung, Housewright, Schultz, Peadon, Murphy, Ridley
Against: 0
Absent: 2 - Anantasomboon, Tarpley
Vacancy: 0

Notices: Area: 300 Mailed: 20
Replies: For: 2 Against: 0

Speakers: None

CPC ACTION – May 4, 2017:

Motion: It was moved to **approve** an extension of the six month time period to place the item on the City Council agenda no later than August 23, 2017 for a zoning request for City Council for consideration of an application to renew Specific Use Permit No. 1601 for a commercial amusement (inside) use, limited to a Class A dance hall for a three-year period, subject to a site plan and conditions on the west corner of East Grand Avenue and South St. Mary Avenue.

Maker: Rieves
Second: Schultz
Result: Carried: 15 to 0

For: 15 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Mack, Haney, Jung, Housewright, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 0
Vacancy: 0

Notices: Area: 300 Mailed: 20
Replies: For: 2 Against: 0

Speakers: None

CPC Approved
SUP 1601 Proposed Amending Conditions

1. USE: The only use authorized by this specific use permit is a commercial amusement (inside) use limited to a Class A dance hall.

2. SITE PLAN: Use and development of the Property must comply with the attached site plan.

3. TIME LIMIT: This specific use permit automatically terminates on (three years) [~~May 22, 2016~~].

4. FLOOR AREA: The maximum floor area for the commercial amusement (inside) use, including dance floors, is 17,200 square feet. The maximum floor area of the combined dance floors is 800 square feet.

5. HOURS OF OPERATION: The commercial amusement (inside) use may only operate between 9:00 a.m. and 9:00 p.m. on Monday through Wednesday; between 9:00 a.m. and 2:00 a.m. (the next morning) on Thursday through Saturday; and between 12:00 p.m. (noon) and 2:00 a.m. (the next morning) on Sunday. The commercial amusement (inside) use may not operate after these hours even with a late hour permit.

6. PARKING: A minimum of 196 off-street parking spaces must be provided.

7. MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.

8. GENERAL REQUIREMENTS: Use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the City of Dallas.

Staff Recommended Revised
SUP 1601 Proposed Amending Conditions

1. USE: The only use authorized by this specific use permit is a commercial amusement (inside) use limited to a Class A dance hall.

2. SITE PLAN: Use and development of the Property must comply with the attached site plan.

3. TIME LIMIT: This specific use permit automatically terminates on (three years) [~~May 22, 2016~~].

4. FLOOR AREA: The maximum floor area for the commercial amusement (inside) use, including dance floors, is 18,700 [~~17,200~~] square feet. The maximum floor area of the combined dance floors is 800 square feet.

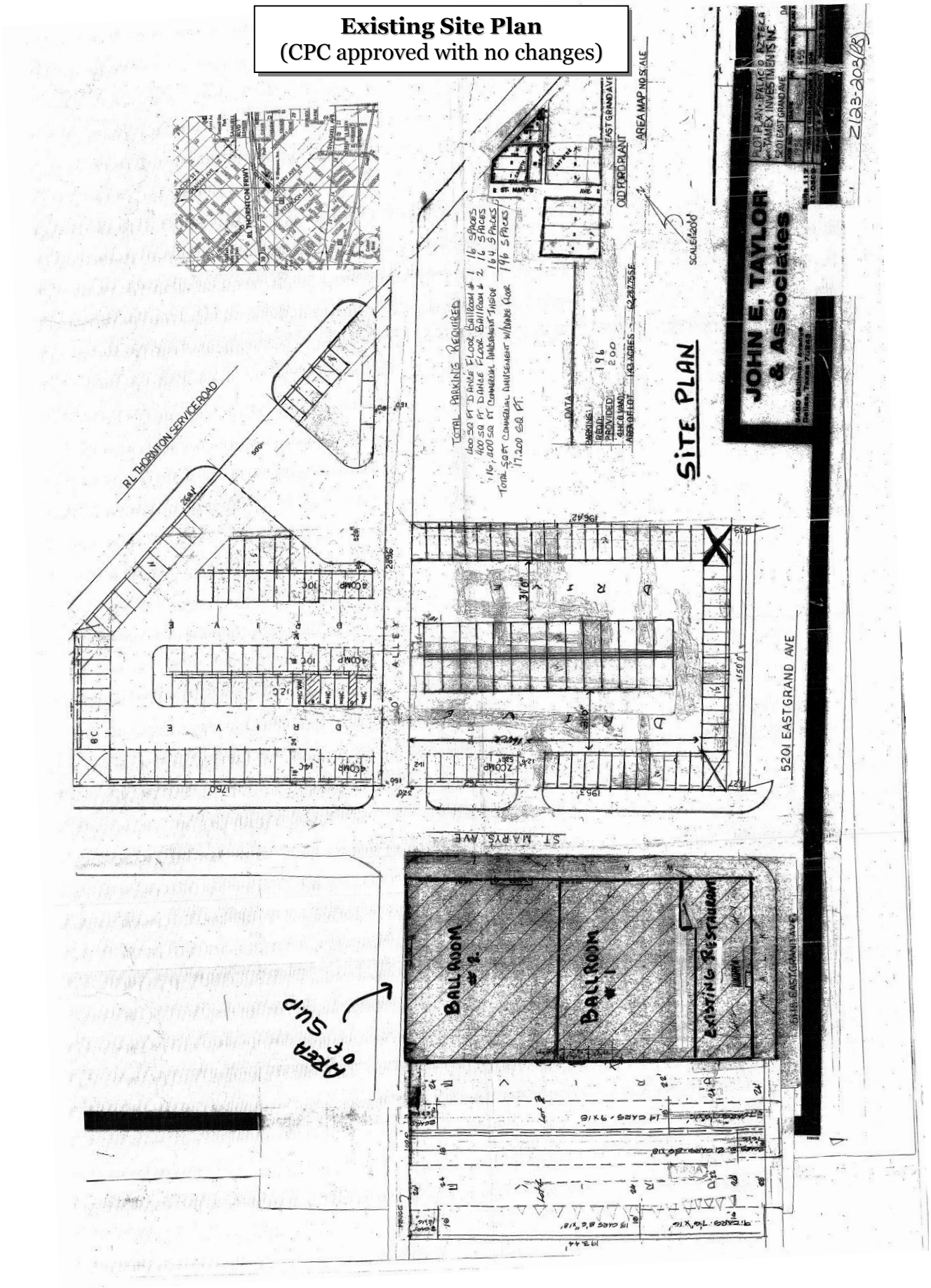
5. HOURS OF OPERATION: The commercial amusement (inside) use may only operate between 9:00 a.m. and 9:00 p.m. on Monday through Wednesday; between 9:00 a.m. and 2:00 a.m. (the next morning) on Thursday through Saturday; and between 12:00 p.m. (noon) and 2:00 a.m. (the next morning) on Sunday. The commercial amusement (inside) use may not operate after these hours even with a late hour permit.

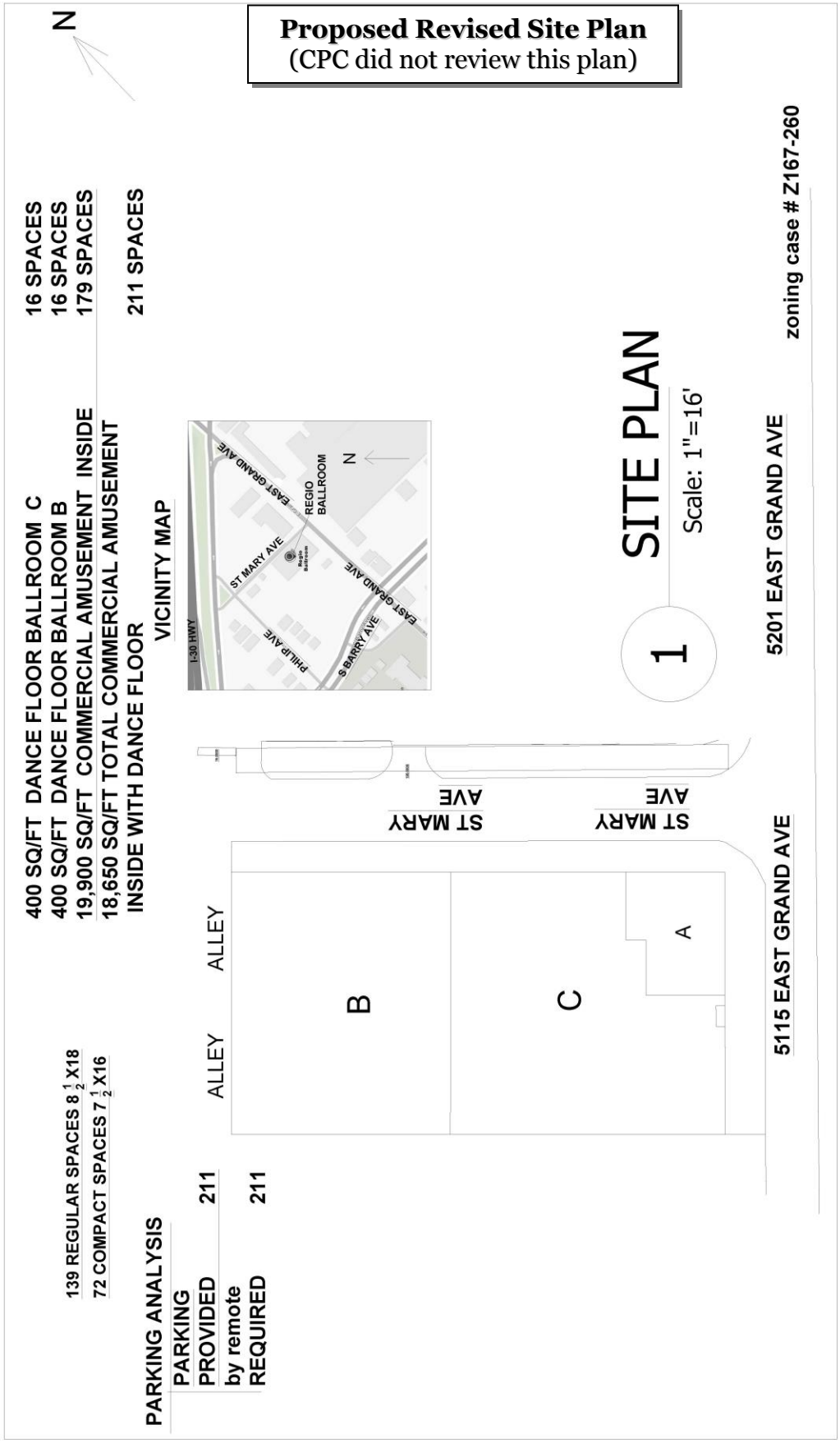
6. PARKING: A minimum of 196 off-street parking spaces must be provided.

7. MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.

8. GENERAL REQUIREMENTS: Use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the City of Dallas."

Existing Site Plan
(CPC approved with no changes)




Proposed Revised Site Plan
(CPC did not review this plan)
N
400 SQ/FT DANCE FLOOR BALLROOM C
400 SQ/FT DANCE FLOOR BALLROOM B
19,900 SQ/FT COMMERCIAL AMUSEMENT INSIDE
18,650 SQ/FT TOTAL COMMERCIAL AMUSEMENT INSIDE WITH DANCE FLOOR
16 SPACES
16 SPACES
179 SPACES
211 SPACES
VICINITY MAP
I-30 HWY
PHILLIP AVE
S BARRY AVE
EAST GRAND AVE
ST MARY AVE
REGIO BALLROOM
N
139 REGULAR SPACES 8 1/2 X18
72 COMPACT SPACES 7 1/2 X16
PARKING ANALYSIS
PARKING PROVIDED 211
by remote REQUIRED 211
ALLEY
ALLEY
B
C
A
ST MARY AVE
ST MARY AVE
5115 EAST GRAND AVE
5201 EAST GRAND AVE
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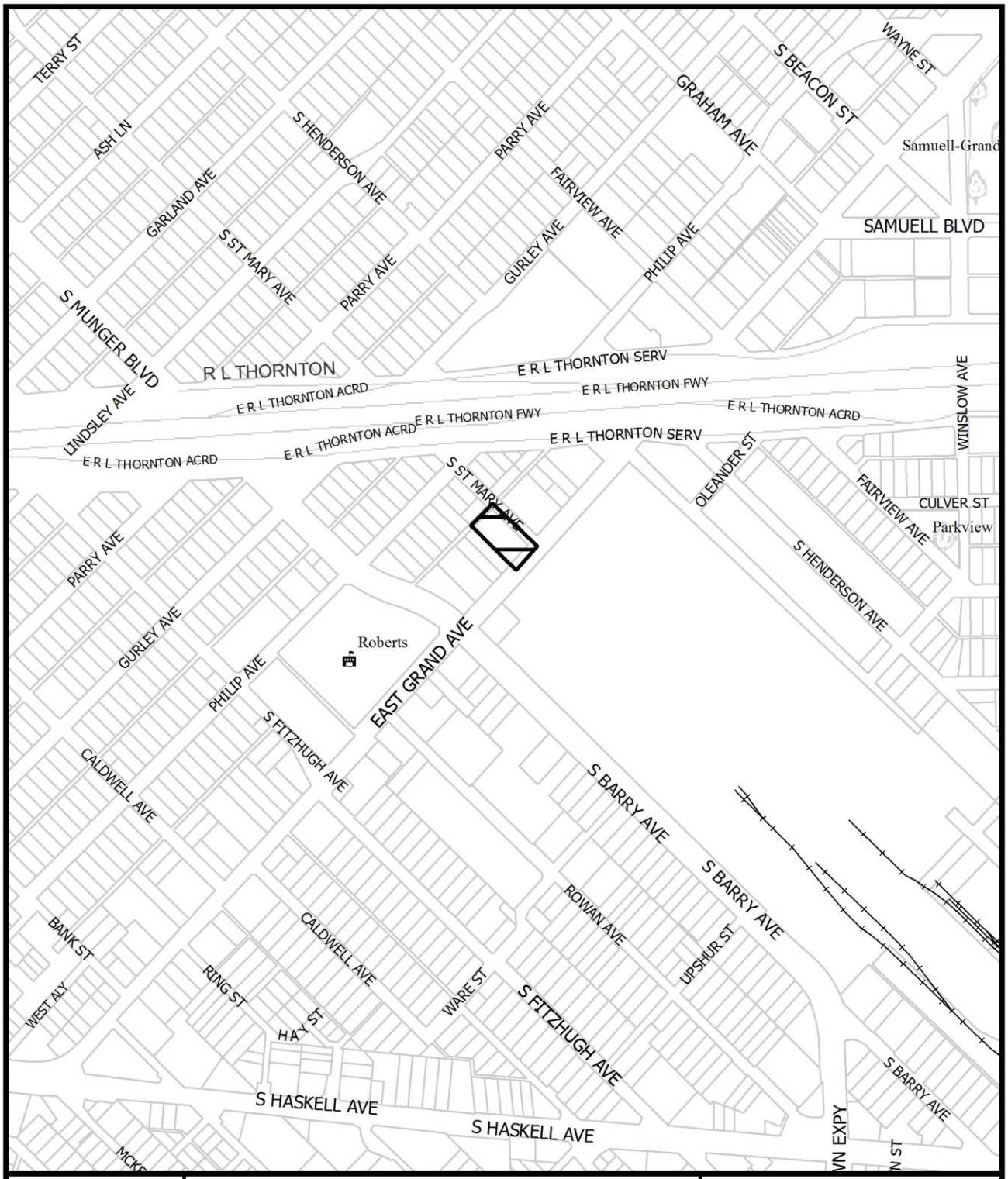
SITE PLAN
Scale: 1"=16'
zoning case # Z167-260

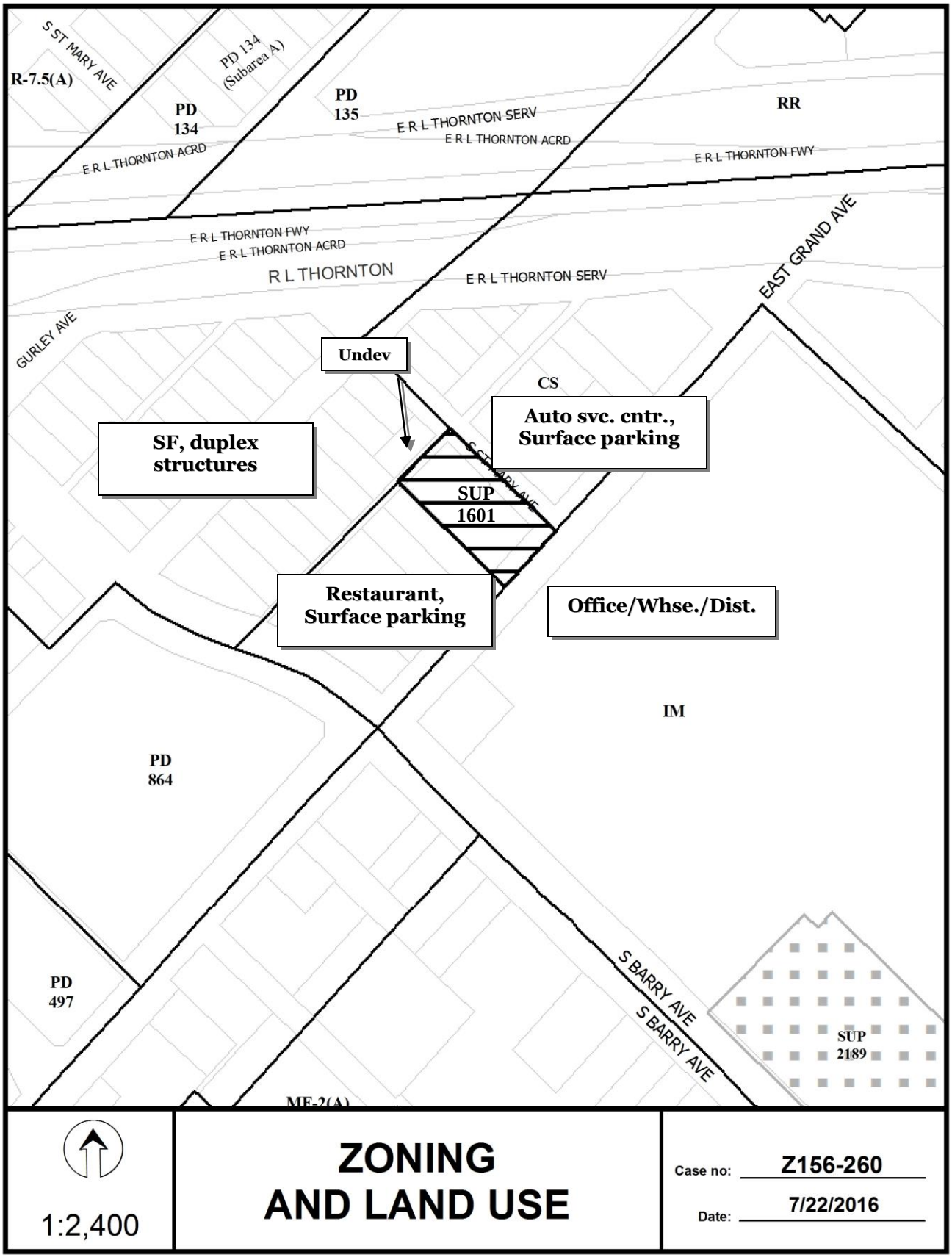


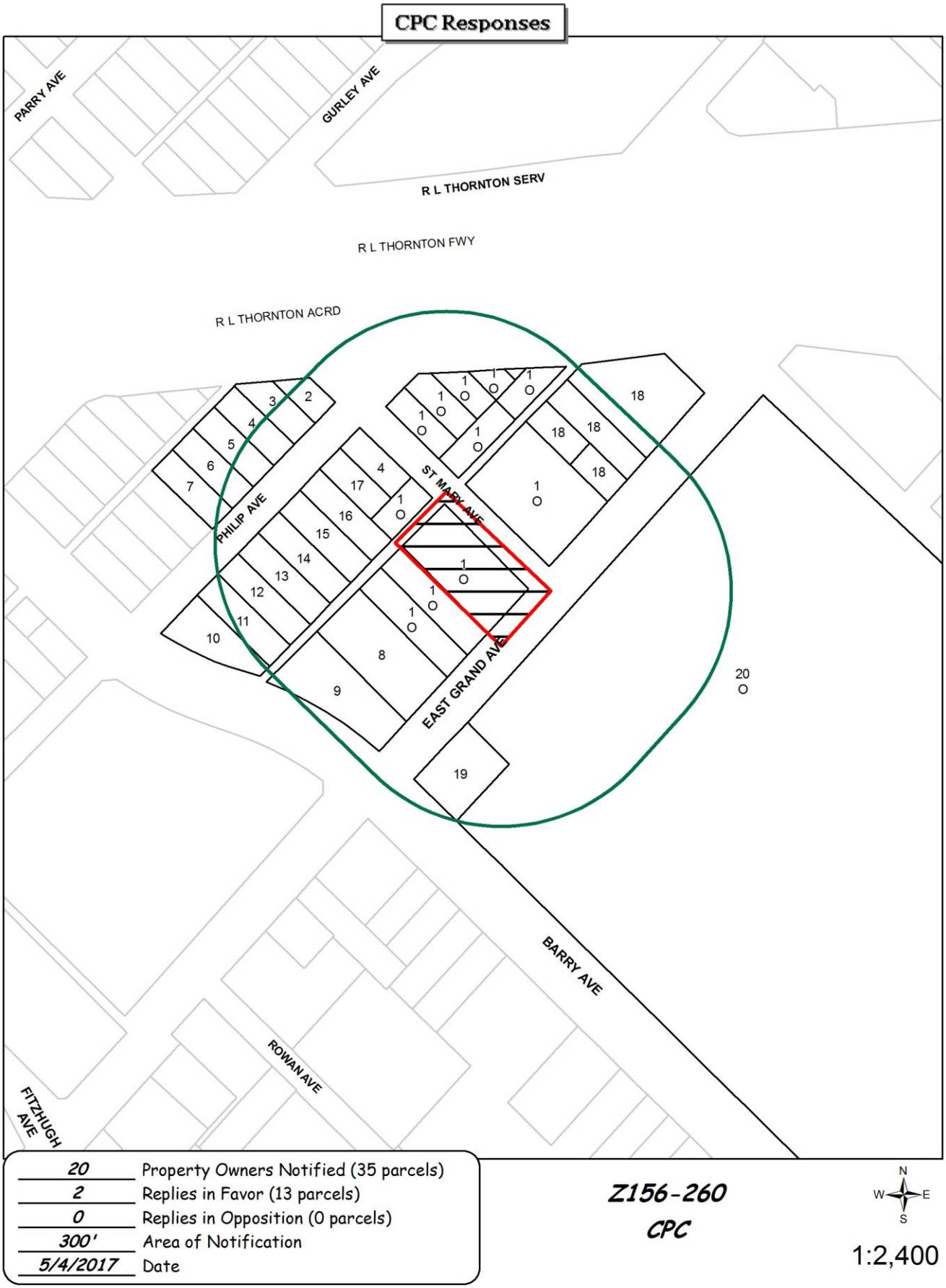
1:6,000

VICINITY MAP

Case no: Z156-260

Date: 7/22/2016


S ST MARY AVE
R-7.5(A)
PD 134 (Subarea A)
PD 134
PD 135
RR
E R L THORNTON SERV
E R L THORNTON ACRD
E R L THORNTON FWY
E R L THORNTON ACRD
E R L THORNTON FWY
E R L THORNTON ACRD
R L THORNTON
E R L THORNTON SERV
EAST GRAND AVE
GURLEY AVE
Undev
CS
Auto svc. cntr., Surface parking
SF, duplex structures
SUP 1601
Restaurant, Surface parking
Office/Whse./Dist.
IM
PD 864
PD 497
S BARRY AVE
S BARRY AVE
SUP 2189
MF-2(A)
1:2,400
ZONING AND LAND USE
Case no: Z156-260
Date: 7/22/2016


CPC Responses
PARRY AVE
GURLEY AVE
R L THORNTON SERV
R L THORNTON FWY
R L THORNTON ACRD
PHILIP AVE
ST MARY AVE
EAST GRAND AVE
BARRY AVE
ROWAN AVE
FITZHUGH AVE
20 Property Owners Notified (35 parcels)
2 Replies in Favor (13 parcels)
0 Replies in Opposition (0 parcels)
300' Area of Notification
5/4/2017 Date
Z156-260
CPC
N
W
E
S
1:2,400

05/03/2017

Reply List of Property Owners

Z156-260

20 Property Owners Notified ***2 Property Owners in Favor*** ***0 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
O	1	5115	EAST GRAND AVE	TAMEX INVESTMENTS INC
	2	5119	PHILIP AVE	JOBINAN ENTERPRISES INC
	3	5115	PHILIP AVE	LAKES EDWARD R
	4	5111	PHILIP AVE	GILMORE RALPH C
	5	5107	PHILIP AVE	BARRIOS CARLOS MORALES &
	6	5103	PHILIP AVE	DAVILA VICTOR
	7	5023	PHILIP AVE	RAMIREZ JOSE &
	8	5021	EAST GRAND AVE	SANTANA EFREN
	9	5019	EAST GRAND AVE	VILLANUEVA ROBERTO &
	10	5002	PHILIP AVE	GUZMAN DANIEL ROBLES
	11	5014	PHILIP AVE	OEUR POV &
	12	5018	PHILIP AVE	ANDRADE GERARDO & MARIA G
	13	5022	PHILIP AVE	ESPARZA LORENZO &
	14	5102	PHILIP AVE	HOGG WILL
	15	5106	PHILIP AVE	WILSON LATINA D
	16	5110	PHILIP AVE	OLIVA ANTONIO
	17	5114	PHILIP AVE	ESTRELLO RAYMOND C
	18	5225	EAST GRAND AVE	CASTELAN JOSE MANUEL &
	19	5002	EAST GRAND AVE	REFA INVESTMENT LLC
O	20	5200	EAST GRAND AVE	CITY WAREHOUSE LP

AGENDA ITEM # 85

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 36 B

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District on property zoned an MF-1(A) Multifamily District on the southwest corner of East Lovers Lane and Matilda Street
Recommendation of Staff and CPC: Approval
Z167-121(SM)
Note: This item was considered by the City Council at public hearings on June 14, 2017 and August 9, 2017, and was held under advisement until September 13, 2017, with the public hearing open

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER:	Z167-121(SM)	**DATE FILED:**	October 25, 2016
LOCATION:	Southwest corner of East Lovers Lane and Matilda Street		
COUNCIL DISTRICT:	14	**MAPSCO:**	36 B
SIZE OF REQUEST:	Approx. 0.599 acre	**CENSUS TRACT:**	79.13

APPLICANT: Lincoln LAG, Ltd.

OWNER: Texas Utilities Electric Co.

REPRESENTATIVE: Jonathan G. Vinson
Jackson Walker, LLP

REQUEST: An application for an MU-1 Mixed Use District on property zoned an MF-1(A) Multifamily District.

SUMMARY: The applicant proposes to utilize the property for overflow parking for nearby users including Tradition Senior Living and Central Market.

CPC RECOMMENDATION: **Approval**

STAFF RECOMMENDATION: **Approval**

BACKGROUND INFORMATION:

- The area of request was originally owned by the Texas Electric Railway and was a portion of the original 1909 extension of the Sherman/Denison Interurban Line.

- The area of request is also a proposed trailhead for the Matilda Trail as identified in the Park and Recreation Department's 2008 Dallas Trail Network Plan.

- The area of request is located between two 50-foot wide rights-of-way that were originally designed as a couplet for Matilda Street. Portions of the western couplet street have been abandoned over time, including a portion to the south of the request site.

Zoning History: There have been three zoning changes requested in the past five years.

1. **Z145-326**: On August 10, 2016, the City Council approved an amendment to Subareas I and II within Planned Development District No. 799.

2. **Z134-110**: On June 25, 2014, the City Council approved a Planned Development District and the termination of Specific Use Permit No. 416 for a private country club, Specific Use Permit No.1272 for a utility or government installation other than listed, and deed restrictions on property zoned MF-1(A) Multifamily District, MF-2(A) Multifamily District, CR Community Retail District, MU-3(SAH) Mixed Use District, and MC-1 Multiple Commercial District.

3. **Z134-111**: On May 14, 2014, the City Council approved a Planned Development District for MF-1(A) Multifamily District Uses on property zoned an MF-1(A) Multifamily District.

Thoroughfares/Streets:

Thoroughfare/Street	Function	Proposed Dimension	ROW
East Lovers Lane	Minor Arterial	Minimum-6 lanes-Divided	100 feet
Matilda Street (east)	Local	-	50 ft.
Matilda Street (west)	Local	-	50 ft.

Traffic: The Engineering Division of the Sustainable Development and Construction Department has reviewed the request and determined that the proposed development will not have a negative impact on the surrounding street system.

STAFF ANALYSIS:

COMPREHENSIVE PLAN: The *fowardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *fowardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request. The request does not support or obstruct the Plan's goals or policies.

Land Use Compatibility: The request site is relatively flat and contains a grassy area with overhead electrical lines. A shopping center, grocery store, and motor vehicle fueling station are located on the north side of East Lovers Lane and retirement housing with a medical clinic is located to the east, across the eastern couplet of Matilda Street. A grocery store is located to the southwest with accessory surface parking to the west and south of the request site. The applicant is also preparing an application to abandon the western portion couplet of Matilda Street. The abandonment would allow the applicant to connect the area of request to the surface parking area to the west and south with additional surface parking on the area of request.

Staff supports the request of a MU-1 Mixed Use District because it provides a transition between the multifamily based zoning to the east to the nonresidential zoning to the west and north. Additionally, since the site is identified as a proposed trailhead, the request would allow the main use *public park or playground* whereas a P(A) Parking District would prohibit a *public park or playground*.

	Zoning	Land Use
Site	MF-1(A)	Local Utilities
North	MU-3, MU-3(SAH) DR Z923-286	Retail and Motor Vehicle Fueling Station
East	PDD No. 799 (Subareas 1 and 2)	Medical Clinic and Retirement Housing
South	PDD No 610 (Tract 1)	Parking
West	PDD No 610 (Tract 2)	Retail

Development Standards:

DISTRICT	SETBACKS		Density	Height	Lot Coverage	Special Standards	PRIMARY Uses
	Front	Side/Rear					
MF-2(A) - Existing Multifamily	15'	15'	Min lot 1,000 sq. ft. 800 sq ft – E 1,000 sq. ft – 1 BR 1,200 sq ft – 2 BR +150 sq ft each add BR	36'	60%	Proximity Slope	Multifamily, duplex, single family
MU-1 Mixed use-1	15'	20' adjacent to residential OTHER: No Min.	0.8 FAR base 1.0 FAR maximum + bonus for residential	RPS 90'; 7 stories 120'; 9 stories with retail	80%	Proximity Slope U-form setback Tower spacing Visual Intrusion	Office, retail & personal service, lodging, residential

Landscaping: Landscaping of any development will be in accordance with Article X, as amended.

CPC Action – May 4, 2017:

Motion: It was moved to recommend **approval** of an application for an MU-1 Mixed Use District on property zoned an MF-1(A) Multifamily District on the southwest corner of East Lovers Lane and Matilda Street.

Maker: Anglin
Second: Houston
Result: Carried: 15 to 0

For: 15 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Haney, Mack, Jung*, Housewright, Schultz, Peadon*, Murphy, Ridley*, Tarpley

Against: 0
Absent: 0
Vacancy: 0

*out of the room, shown voting in favor

Notices: Area: 200 Mailed: 8
Replies: For: 0 Against: 0

Speakers: None

TEXAS UTILITIES ELECTRIC COMPANY, INC.

List of Officers and Directors

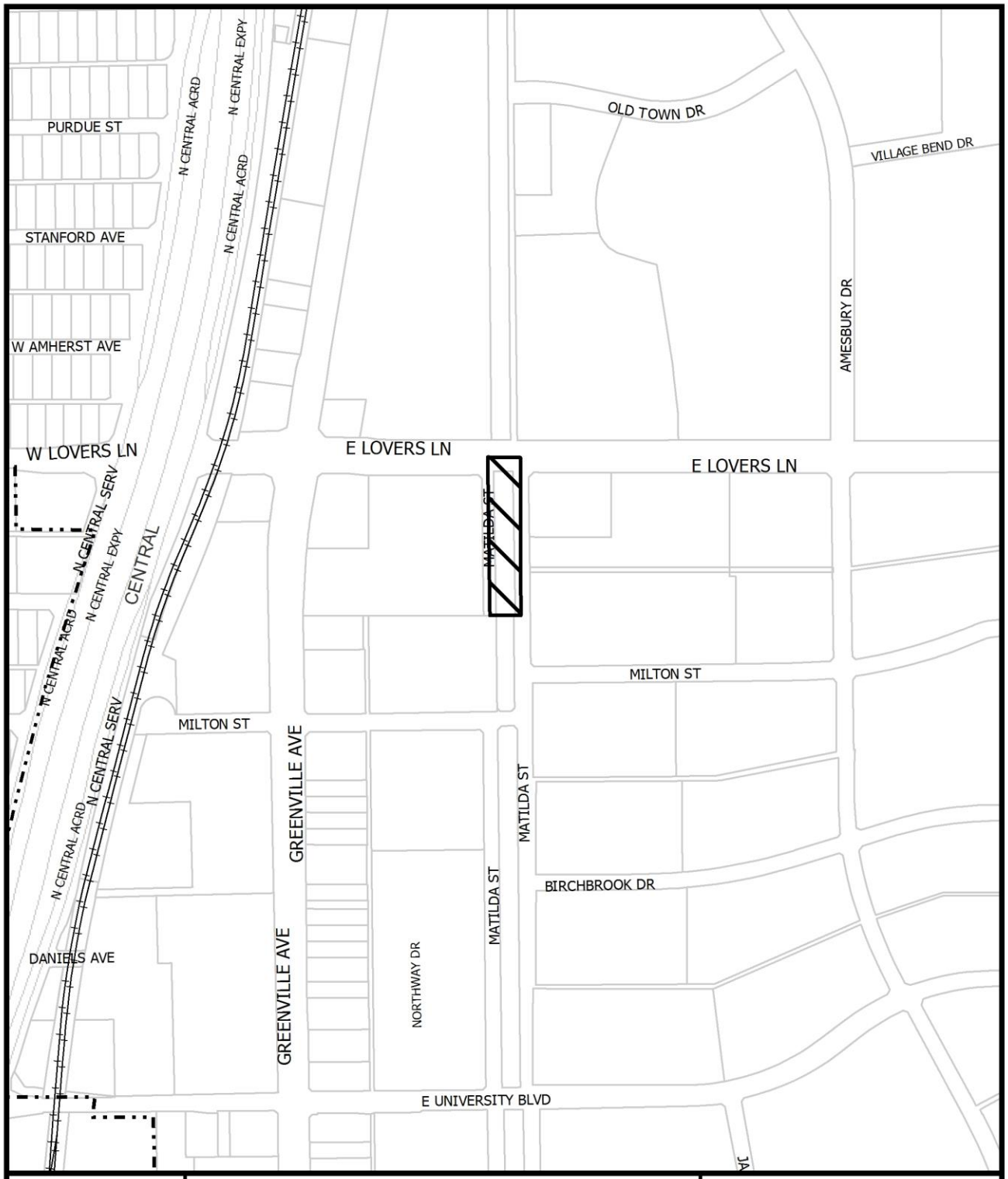
PAUL M. KEGLEVIC	DIRECTOR
PAUL M. KEGLEVIC	PRESIDENT
JEFFREY J. WALKER	VICE PRESIDENT
JEFFREY J. WALKER	SECRETARY
ASHLEY A. BURTON	ASSISTANT SECRETARY
JILL L. ALVAREZ	TRANSMISSION ENGINEERING MANAGER, ATTORNEY-IN-FACT

LINCOLN LAG, LTD.

Director and Officer List

General partner: Akard Ervay, Inc. a Texas corporation.
Directors and Officers of Akard Ervay, Inc., are:

MACK POGUE	CEO
MACK POGUE	DIRECTOR
WILLIAM C. DUVALL	PRESIDENT
WILLIAM C. DUVALL	DIRECTOR
NANCY A. DAVIS	VICE PRESIDENT
NANCY A. DAVIS	SECRETARY
NANCY A. DAVIS	TREASURER
LEIGH ANN EVERETT	ASSISTANT SECRETARY
STEPHEN G. SEITZ	VICE PRESIDENT
STEPHEN G. SEITZ	ASSISTANT SECRETARY
GREGORY S. COURTWRIGHT	VICE PRESIDENT
GREGORY S. COURTWRIGHT	ASSISTANT SECRETARY
ROBERT DOZIER	VICE PRESIDENT
TOM KUHLMANN	VICE PRESIDENT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W AMHERST AVE
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OLD TOWN DR
VILLAGE BEND DR
AMESBURY DR
MATILDA ST
MILTON ST
MILTON ST
GREENVILLE AVE
GREENVILLE AVE
MATILDA ST
MATILDA ST
BIRCHBROOK DR
NORTHWAY DR
DANIELS AVE
E UNIVERSITY BLVD
N CENTRAL ACRD
N CENTRAL EXPY
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CENTRAL
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VICINITY MAP
Case no: Z167-121
Date: 12/22/2016

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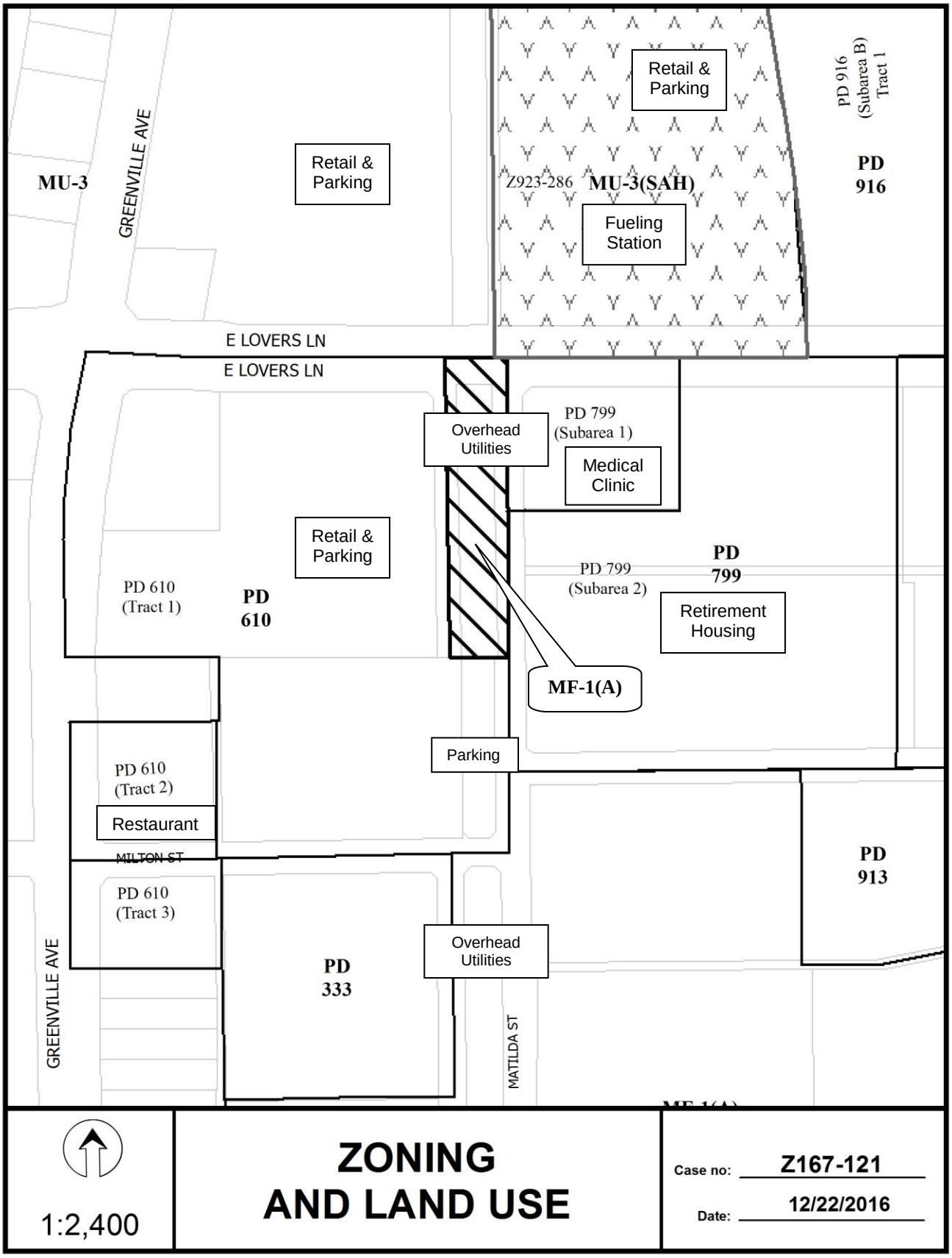
AERIAL MAP

Case no: Z167-121

Date: 12/22/2016


Retail & Parking
PD 916 (Subarea B) Tract 1
PD 916
MU-3
GREENVILLE AVE
Retail & Parking
Z923-286
MU-3(SAH)
Fueling Station
E LOVERS LN
E LOVERS LN
Overhead Utilities
PD 799 (Subarea 1)
Medical Clinic
Retail & Parking
PD 610 (Tract 1)
PD 610
PD 799 (Subarea 2)
PD 799
Retirement Housing
MF-1(A)
Parking
PD 610 (Tract 2)
Restaurant
MILTON ST
PD 913
PD 610 (Tract 3)
Overhead Utilities
PD 333
GREENVILLE AVE
MATILDA ST
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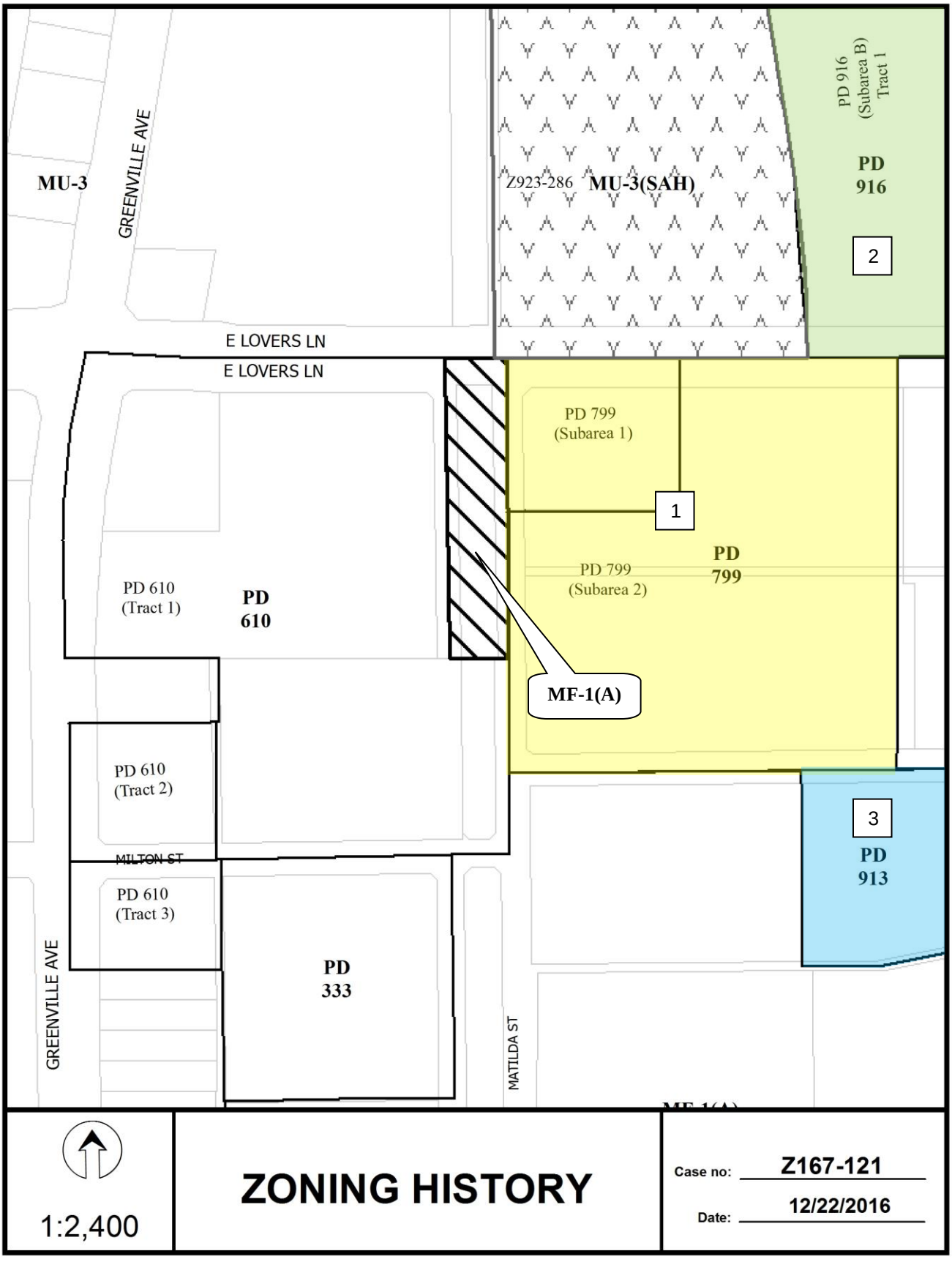
ZONING AND LAND USE
Case no: Z167-121
Date: 12/22/2016


MU-3
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PD 916 (Subarea B) Tract 1
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PD 799
PD 799 (Subarea 2)
PD 610 (Tract 1)
PD 610
MF-1(A)
PD 610 (Tract 2)
3
PD 913
MILTON ST
PD 610 (Tract 3)
PD 333
GREENVILLE AVE
MATILDA ST
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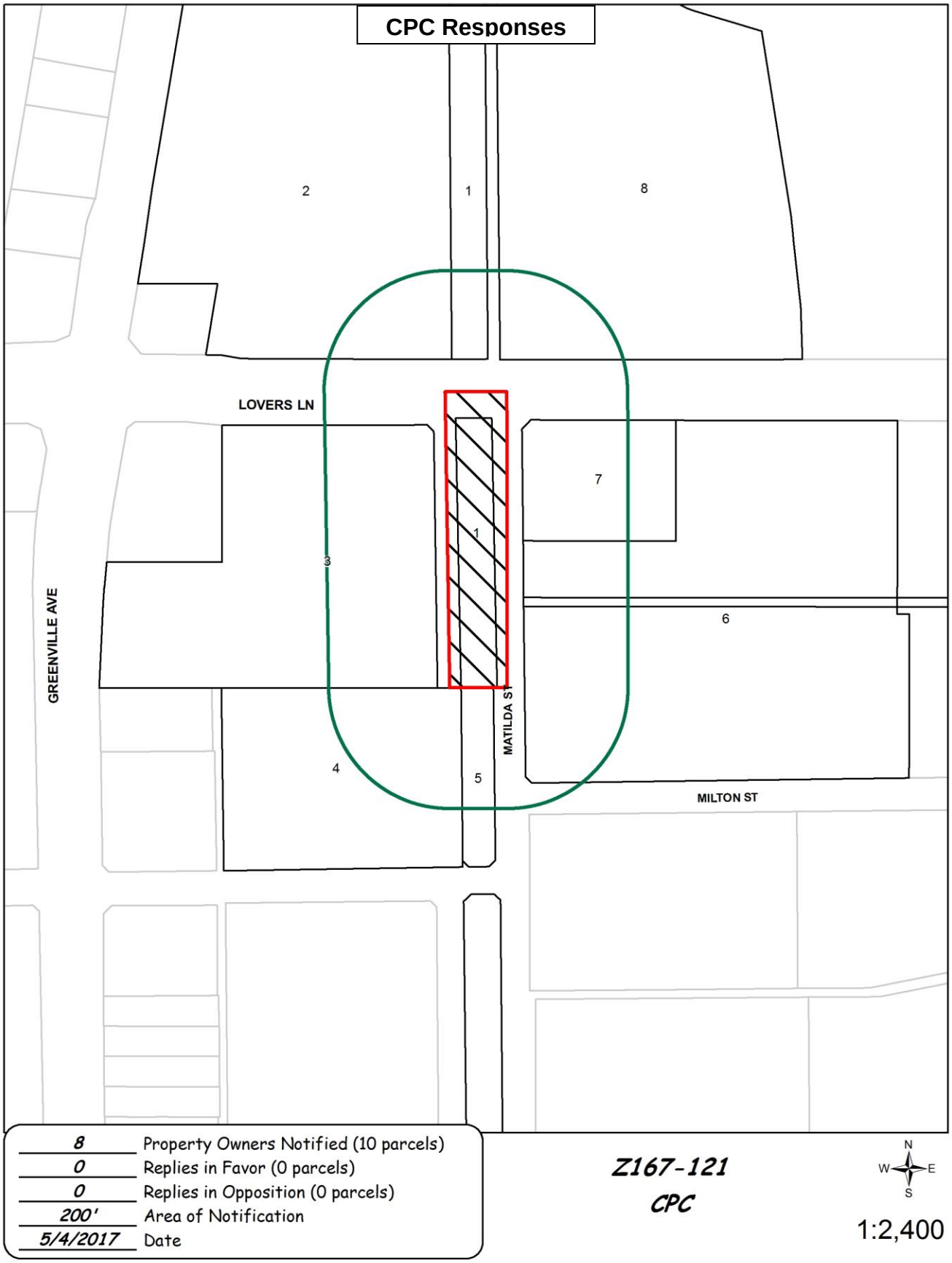
ZONING HISTORY
Case no: Z167-121
Date: 12/22/2016


CPC Responses
2
1
8
LOVERS LN
7
1
3
GREENVILLE AVE
6
MATILDA ST
4
5
MILTON ST
8 Property Owners Notified (10 parcels)
0 Replies in Favor (0 parcels)
0 Replies in Opposition (0 parcels)
200' Area of Notification
5/4/2017 Date
Z167-121
CPC
N
W
E
S
1:2,400

05/15/2017

Reply List of Property Owners

Z167-121

8 Property Owners Notified ***0 Property Owners in Favor*** ***0 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	4500	GREENVILLE AVE	TEXAS UTILITIES ELEC CO
	2	5500	GREENVILLE AVE	OT TX GREENVILLE LP
	3	5750	E LOVERS LN	LINCOLN LAG LTD
	4	5750	LOVERS LN	LINCOLN LAG LTD
	5	4500	GREENVILLE AVE	LINCOLN LAG LTD
	6	5850	E LOVERS LN	LOVERS TRADITION II LP
	7	5800	E LOVERS LN	LOVERS MEDICAL INVESTORS LP
	8	5809	E LOVERS LN	OT TEXAS GREENVILLE LP

AGENDA ITEM # 86

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 8

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 74 C

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting a TH-3(A) Townhouse District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District on the west line of Leigh Ann Drive, north of West Wheatland Road
Recommendation of Staff: Denial
Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant
Z167-212(OTH)
Note: This item was considered by the City Council at public hearings on June 28, 2017 and August 23, 2017, and was deferred until September 13, 2017, with the public hearing open

HONORABLE MAYOR & CITY COUNCIL WEDNESDAY, SEPTEMBER 13, 2017
ACM: Majed Al-Ghafry

FILE NUMBER: Z167-212(OTH) **DATE FILED:** February 13, 2017

LOCATION: West line of Leigh Ann Drive, north of West Wheatland Road.

COUNCIL DISTRICT: 8 **MAPSCO:** 74 C

SIZE OF REQUEST: Approx. 0.40 acres **CENSUS TRACT:** 111.05

APPLICANT: Ravi Komari

OWNER: Krushi Holdings Limited Liability Company

REPRESENTATIVE: Elsie Thurman

REQUEST: An application for a TH-3(A) Townhouse District with deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District.

SUMMARY: The applicant is requesting the zoning change in order to develop the two lots with four two-story dwelling units. The applicant is volunteering deed restrictions to regulate the setbacks, height of the structures, fence height, and to prohibit carports.

CPC RECOMMENDATION: **Approval**, subject to deed restrictions volunteered by the applicant.

STAFF RECOMMENDATION: **Denial**

BACKGROUND:

- The proposed 0.40 acre site is currently undeveloped and zoned an R-7.5(A) Single Family District.

- The applicant is requesting the zoning change to develop the two lots with two, two-story dwelling units on each lot and to have a mutual access agreement between the two lots.

- On September 14, 2016, the applicant submitted a zoning request for an MF-2(A) Multifamily District to build four multifamily units on each lot with a mutual access agreement between the two lots.

- On December 15, 2016, the City Plan Commission recommended denial without prejudice at the request of the applicant. The applicant did not appeal the denial.

- On February 13, 2017, the applicant submitted this request.

Zoning History: There have not been any zoning changes in the vicinity within the last five years.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW
Leigh Ann Drive	Local	60 foot

STAFF ANALYSIS:

Comprehensive Plan:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

LAND USE ELEMENT

The proposed rezoning does not support the goals and policies established in the *forwardDallas! Comprehensive Plan.*

GOAL 1.1 Align Land Use Strategies with Economic Development Priorities

Policy 1.1.5 Strengthen existing neighborhoods and promote neighborhoods' unique characteristics.

By changing the zoning of the proposed site in the middle of the R-7.5(A) District to a townhouse district, the lots will be higher density than the adjacent lots and not in keeping with the character of the neighborhood.

Neighborhood Plus. One of the goals of *Neighborhood Plus* is to expand homeownership. This goal encourages a wider range of housing types to respond to emerging preferences, identifies incentives for infill development and home improvements in targeted neighborhoods, expands programs to reach a broader range of potential home buyers, and develops partnership to increase the pool of eligible loan applicants. Even though changing the zoning to a townhouse district, the applicant is not building the units for sell.

Surrounding Land Uses:

	Zoning	Land Use
Site	R-7.5(A)	Undeveloped
North	R-7.5(A)	Undeveloped, single family
East	MF-2(A)	Apartments
South	R-7.5(A)	Single family, undeveloped
West	R-7.5(A)	Single Family

Land Use Compatibility:

The request site is approximately 0.40 acres and is currently undeveloped. The applicant is proposing to develop the two properties with a two, two-story building on each lot with shared access. The applicant proposes to create an access agreement between the two lots to allow the access to parking and the dwelling units. The applicant proposes to have the structures face each other and not front on the street.

The applicant is volunteering deed restrictions for:

1. Front yard setback minimum of 25 feet.
2. Side and rear yard setbacks minimum of 10 feet.
3. Fences and accessory structures maximum 8 feet in height.
4. No carports.

The property is currently surrounded by undeveloped, single family to the north; multifamily to the east; undeveloped, single family to the south; and single family to the west. The site is located between the creek to the west and Leigh Ann Drive. West of the creek is developed with single family homes.

The lots currently have a 25 foot platted building line. The R-7.5(A) District has a 25 foot front yard setback. Even with a zoning change, the front yard setback would be 25 feet to match the platted building line and to maintain the block continuity of the adjacent the R-7.5(A) zoned lots.

The property to the west across Leigh Ann Drive is zoned an MF-2(A) District and is developed with 256 multifamily dwelling units. Further to the south, the property is zoned MF-2(A) as well and it is developed with 294 multifamily dwelling units. Staff believes the zoning pattern in the immediate area has a clear demarcation along Leigh Ann Drive and recommends maintain the current pattern.

The applicant is requesting a TH-3(A) Townhouse subdistrict to achieve the density needed to build two units on each lot. The two lots combined are 0.40 acres and the TH-3(A) Townhouse District provides the ability for this density.

DISTRICT	Setbacks		Density	Height	Lot Coverage	Special Standards	Primary Uses
	Front	Side/Rear					
Existing							
R-7.5(A) Single Family	25'	5'	1 Dwelling Unit/ 7,500 sq. ft.	30'	45%		Single family
Proposed							
TH-3(A) Townhouse	0'	0'	12 Dwelling Units/ Acre	36'	60%	Min. Lot: 2,000 sq. ft.	Single family

*the lots have a 25 foot platted building setback and would not be able to be constructed per the TH-3(A) front yard setback.

Parking:

Pursuant to the Dallas Development Code, off-street parking and loading must be provided in accordance with Division 51A-4.200 for the specific off-street parking and loading requirements for the proposed use.

Landscaping:

The proposed development must comply with Article X requirements. Landscape plans must be submitted for review and approval during building permitting process.

CPC ACTION:

May 4, 2017

Motion: It was moved to recommend **approval** of a TH-3(A) Townhouse District, subject to deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District on the west line of Leigh Ann Drive, north of West Wheatland Road.

Maker: Haney
Second: Houston
Result: Carried: 14 to 0

For: 14 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Haney, Mack, Jung, Schultz, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 1 - Housewright
Vacancy: 0

Notices: Area: 400 Mailed: 40
Replies: For: 1 Against: 2

Speakers: For: Elsie Thurman, 9406 Biscayne Blvd., Dallas, TX, 75218
Ravi Komari, 7 and 8 Leigh Ann, Dallas, TX,
Against: None

Partners & Principles

Applicant:

Mr. Ravi Komari
Knapp & Gautier Associates, LLC
13601 Preston Road, STE W529
Dallas, Texas 75220
469-605-0453

Owners:

Krushi Holdings Limited Liability Company (LLC)
a Wyoming Limited Liability Company
5445 Preston Oaks, Suite 211
Dallas, Texas 75254

- Ravi Kumar Komari, Ownership, Member and Operating Partner 33%
- Dr. Vishnuvardhan Komari, Ownership, Member and Silent Partner 33%
- Dr. Satish Gaddam, Ownership, Member and Silent Partner 33%

PROPOSED DEED RESTRICTIONS

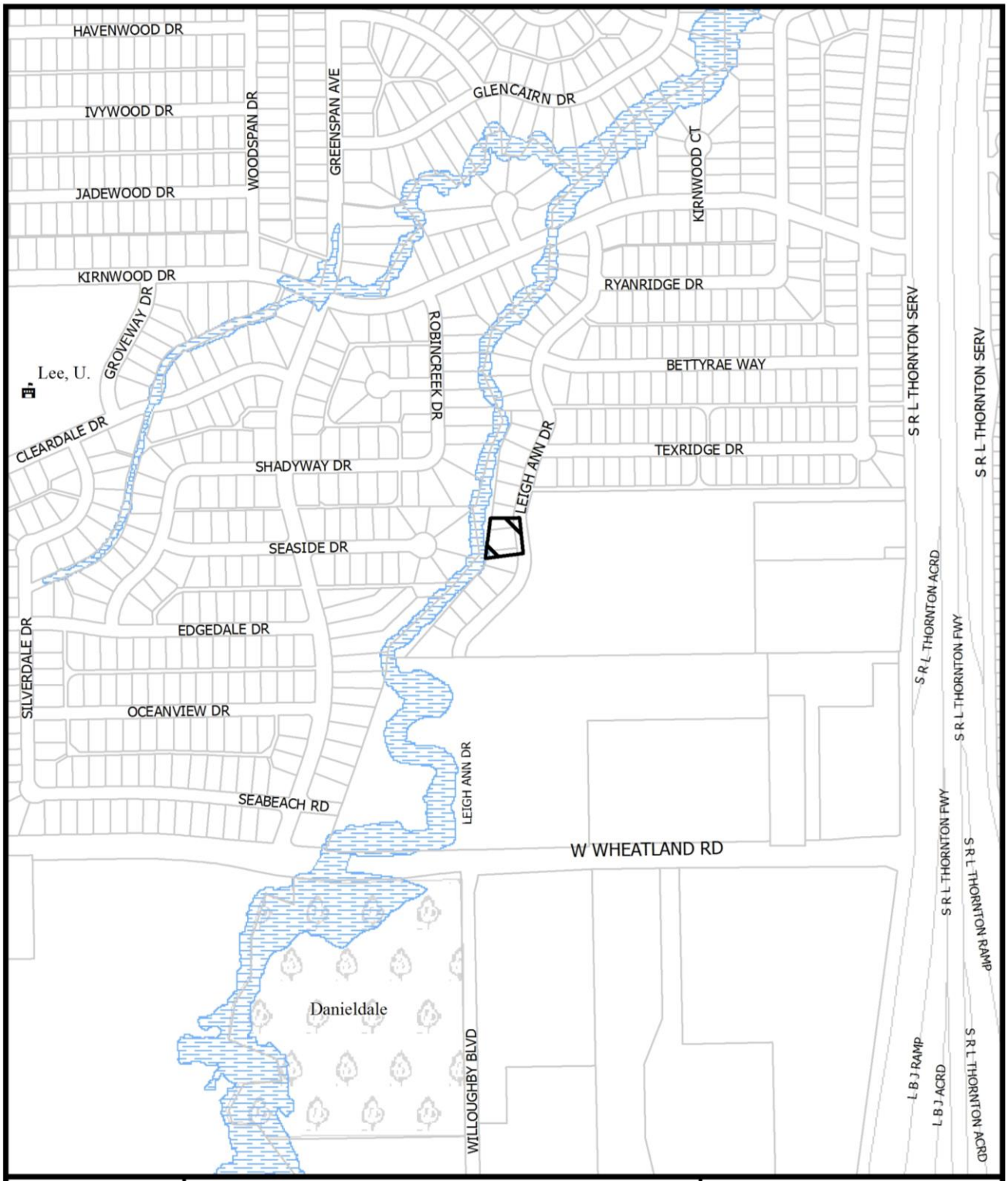
The Owner does hereby impress all of the Property with the following deed restrictions ("restrictions"), to wit:

1. Minimum front yard setback is 25 feet.

2. Minimum side and rear yard setback is 10 feet.

3. Maximum height of fences and accessory structures is 8 feet.

4. Carports are not permitted on the Property.



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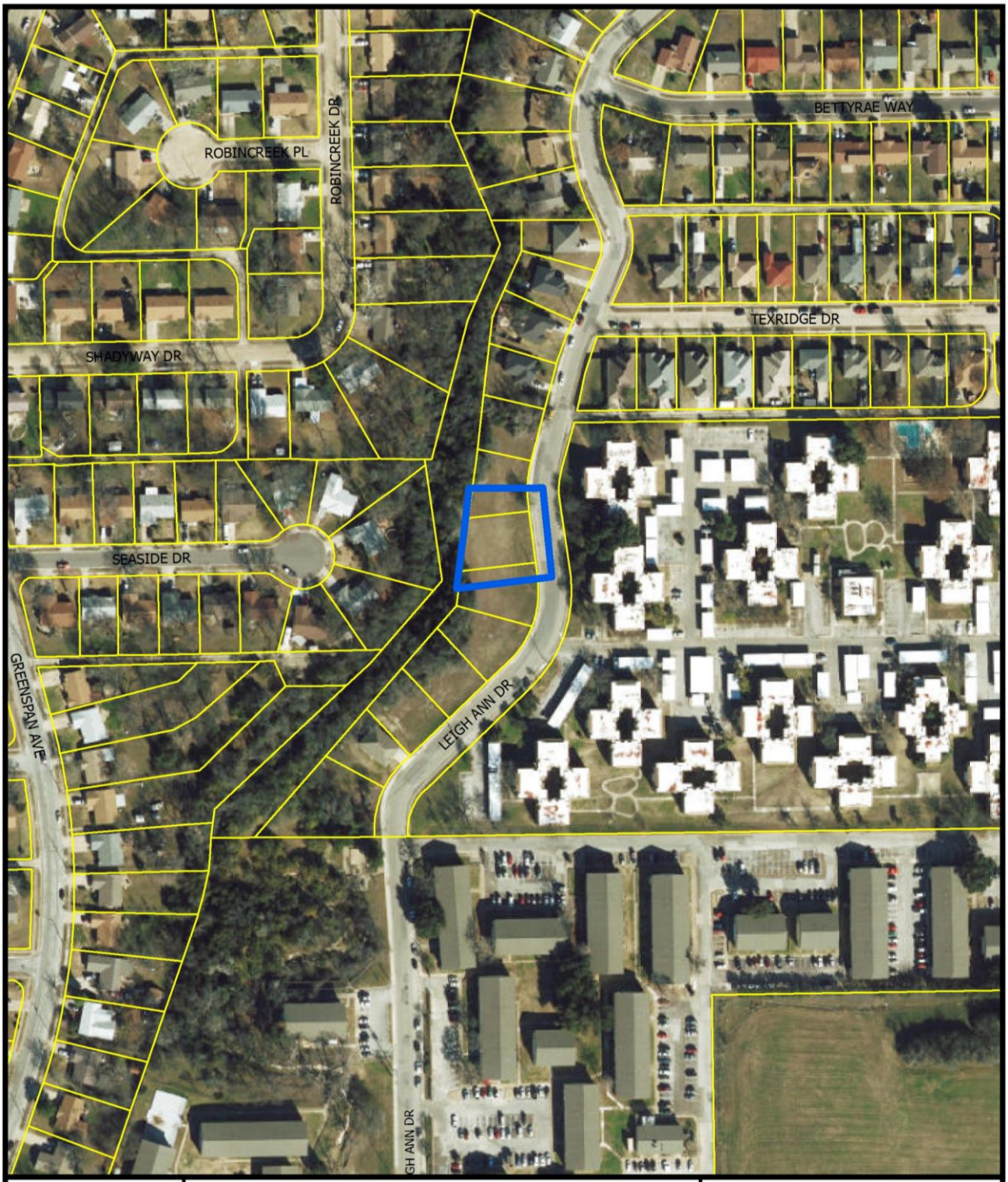
VICINITY MAP

Case no: Z167-212

Date: 3/1/2017


ROBINCREEK PL
ROBINCREEK DR
BETTYRAE WAY
TEXRIDGE DR
SHADYWAY DR
SEASIDE DR
GREENSPAN AVE
LEIGH ANN DR
LEIGH ANN DR
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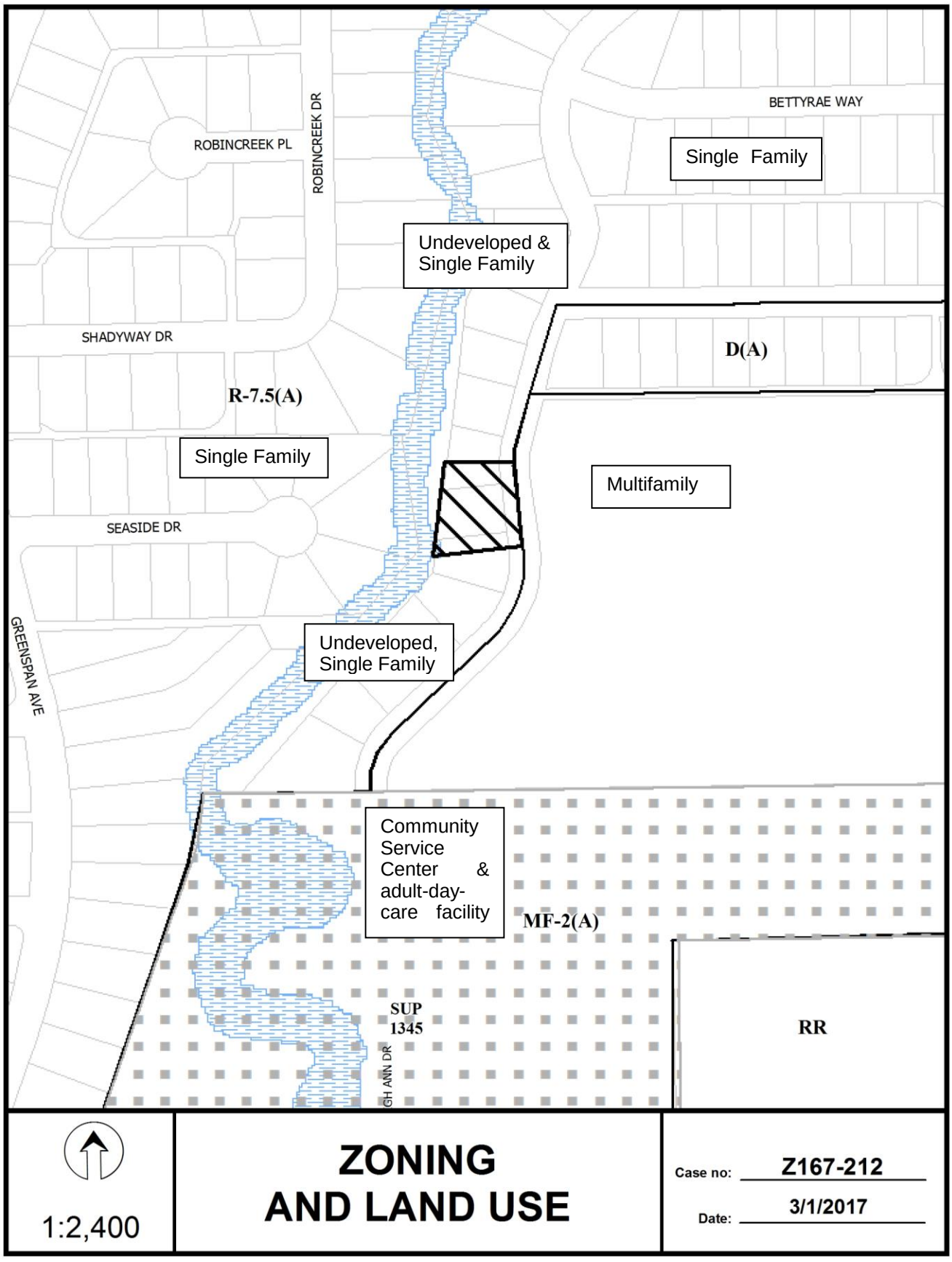
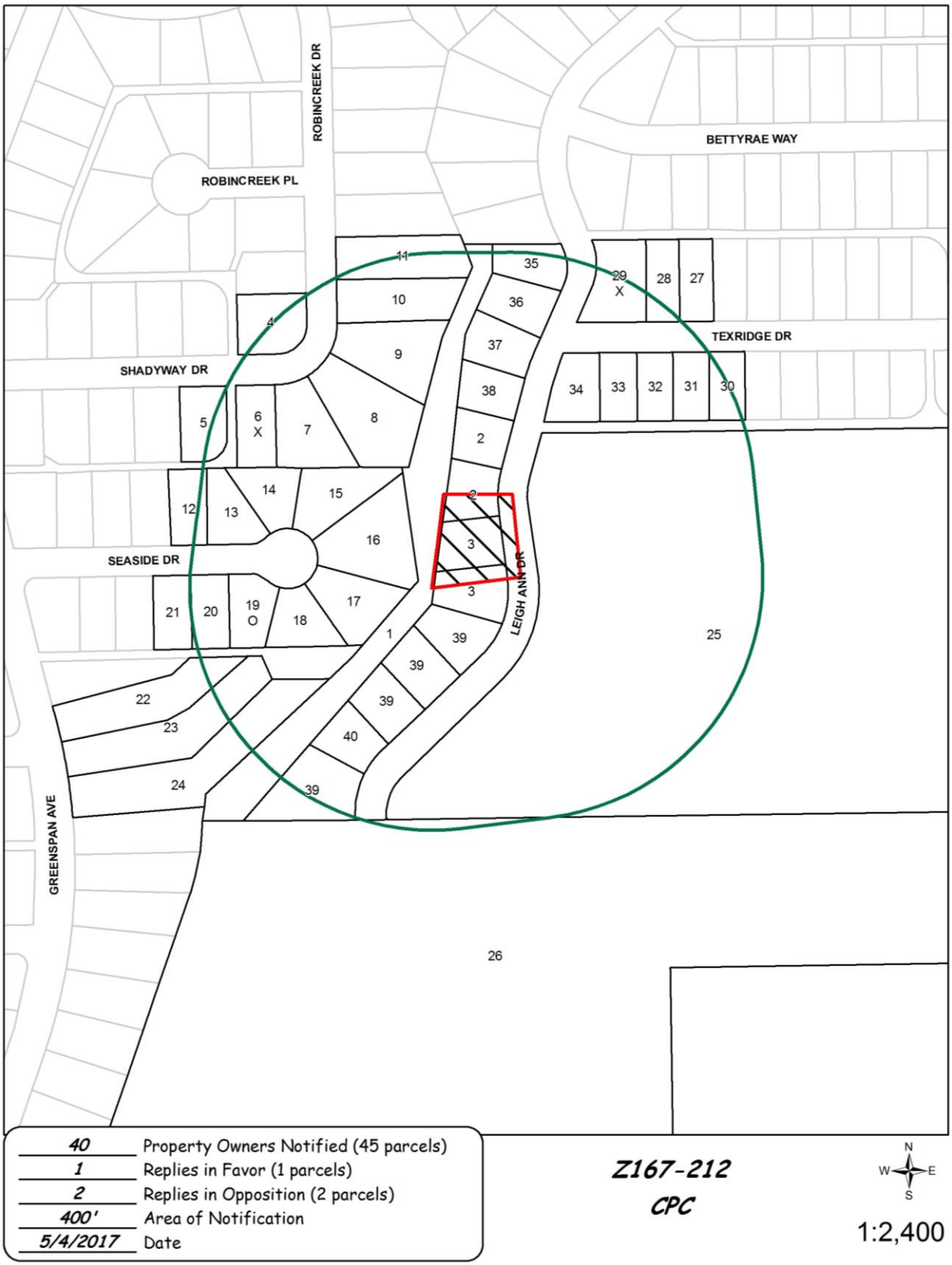
AERIAL MAP
Case no: Z167-212
Date: 3/1/2017


ROBINCREEK PL
ROBINCREEK DR
BETTYRAE WAY
Single Family
Undeveloped & Single Family
SHADYWAY DR
D(A)
R-7.5(A)
Single Family
Multifamily
SEASIDE DR
GREENSPAN AVE
Undeveloped, Single Family
Community Service Center & adult-day-care facility
MF-2(A)
SUP 1345
RR
1:2,400
ZONING AND LAND USE
Case no: Z167-212
Date: 3/1/2017

CPC RESPONSES



05/03/2017

Reply List of Property Owners

Z167-212

40 Property Owners Notified ***1 Property Owners in Favor*** ***2 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	7900	LEIGH ANN DR	WHITE ORCHID HOLDING CO
	2	5	LEIGH ANN DR	WHITE ORCHID HOLDING CO
	3	7	LEIGH ANN DR	GEWAX VIRGINIA ELIZABETH MEYERS RILEY TR
	4	7859	ROBIN CREEK DR	BUSH ARCIE J
	5	516	SHADYWAY DR	HENDERSON HELEN
X	6	512	SHADYWAY DR	LYNCH LUCILLE
	7	508	SHADYWAY DR	PHIFER LINDA FAYE
	8	504	SHADYWAY DR	BLACK JOSEPH
	9	7862	ROBIN CREEK DR	SANTIBANEZ CONSTANCIA
	10	7858	ROBIN CREEK DR	BEAMON LYNDA DODD
	11	7852	ROBIN CREEK DR	GONZALEZ AUDREY &
	12	519	SEASIDE DR	GARRETT JAMES O
	13	515	SEASIDE DR	VARGAS XOCHILT DIEGO
	14	511	SEASIDE DR	NET CAPITAL INVESTMENTS LLC
	15	507	SEASIDE DR	NEWSOME LUEN
	16	503	SEASIDE DR	RAWLS ARTRA &
	17	504	SEASIDE DR	MA LEG PARTNERS 6
	18	508	SEASIDE DR	JOHNSON NATHAN &
O	19	512	SEASIDE DR	STEPHENS VERA LIFE ESTATE
	20	516	SEASIDE DR	JONES CATHY A
	21	520	SEASIDE DR	CAMARGOMARTINEZ CELIA
	22	7934	GREENSPAN DR	ALEXANDER TONYA VANESSA
	23	7938	GREENSPAN DR	NICKLEBERRY HOWARD E ETUX
	24	8004	GREENSPAN DR	GARDNER GERMAN C
	25	7930	LEIGH ANN DR	168 REALTY GROUP IV LLC
	26	417	W WHEATLAND RD	WHEATLAND TERRACE PARTNERS LTD

05/03/2017

Reply	*Label #*	*Address*		*Owner*
	27	8041	TEXRIDGE DR	MARCH ROYCEE
	28	8047	TEXRIDGE DR	MEZA PATRICIA
X	29	8051	TEXRIDGE DR	TASBY BARBARA A
	30	8028	TEXRIDGE DR	BONELL PATRICIA
	31	8036	TEXRIDGE DR	GBENJEN SAIO K
	32	8040	TEXRIDGE DR	WILSON INVESTMENT PPTIES INC
	33	8046	TEXRIDGE DR	ECHEVERRIA PAULA
	34	8050	TEXRIDGE DR	HERNANDEZ JULIA
	35	7817	LEIGH ANN DR	GARCIA MARIA &
	36	7821	LEIGH ANN DR	WEST FORK PROPERTIES LLC
	37	7903	LEIGH ANN DR	TALIAFERRO CORDIA TRUSTEE OF THE 7903 LEIGHT ANN
	38	7907	LEIGH ANN DR	WANG CHEN YU
	39	9	LEIGH ANN DR	CERDA EDGER
	40	8015	LEIGH ANN DR	REYES DANIEL ENRIQUE DE LEON &

AGENDA ITEM # 87

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 39 W

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District on property zoned an MF-2(A) Multifamily District on the north side of John West Road, west of La Prada Drive
Recommendation of Staff and CPC: Approval
Z167-249(OTH)
Note: This item was considered by the City Council at public hearings on June 28, 2017 and August 23, 2017, and was deferred until September 13, 2017, with the public hearing open

HONORABLE MAYOR & CITY COUNCIL WEDNESDAY, SEPTEMBER 13, 2017

ACM: Majed Al-Ghafry

FILE NUMBER: Z167-249(OTH) **DATE FILED:** February 26, 2016

LOCATION: North side of John West Road, west of La Prada Drive

COUNCIL DISTRICT: 7 **MAPSCO:** 39 W

SIZE OF REQUEST: Approx. 0.1717 acres **CENSUS TRACT:** 25.00

APPLICANT: Vertical Construction Management

OWNER: Unison Investment

REPRESENTATIVE: Audra Buckley, Permitted Development

REQUEST: An application for a CR Community Retail District on property zoned an MF-2(A) Multifamily District.

SUMMARY: The applicant proposes to use the property and the adjacent vacant property for a general merchandise or food store with a motor vehicle fueling station [7-Eleven].

CPC RECOMMENDATION: **Approval**

STAFF RECOMMENDATION: **Approval**

BACKGROUND:

- The request site is currently undeveloped and adjacent to an undeveloped lot to the east, and multifamily to the north and west of the property. The site is located near the City limits, west of the City of Mesquite.

- The applicant plans to develop the land with a general merchandise of food store and a motor vehicle fueling station. The request site is a small part of a larger undeveloped lot already zoned CR Community Retail District.

Zoning History: There has not been any zoning change request in the vicinity within the last five years.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW
John West Road	Collector	As built
La Prada Drive	Principal Arterial	80 feet

STAFF ANALYSIS:

Comprehensive Plan:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

Goal 1.1 Align land use strategies with economic development priorities.

Policy 1.1.5 Strengthen existing neighborhoods and promote neighborhoods' unique characteristics.

Implementation measure 1.1.5.3 Encourage neighborhood-serving office, retail, or other non-residential uses to be located in residential community areas, primarily on significant roadways or at key intersections.

The proposed site is located at a major intersection (John West Road and La Prada Drive). The other three corners of the intersection are currently developed with retail and personal service uses. The proposed site is adjacent to multifamily development to the north and west. The proposed use will provide convenient shopping to the residents of the multifamily and will encourage walkability by the neighbors not having

to get in the car to access the other retail uses in the area. The proposed district will allow for different types of uses to the residential neighborhood.

Surrounding Land Uses:

	Zoning	Land Use
Site	MF-2(A)	Undeveloped
North	MF-2(A)	Residential and undeveloped
East	CR	Undeveloped, multifamily
South	City of Mesquite	Mini-warehouse
West	MF-2(A)	Multifamily

Land Use Compatibility:

The request site is currently undeveloped and is part of a larger lot that is zoned both a CR Community Retail District and an MF-2(A) Multifamily District. The applicant is proposing to develop the property with retail and a motor vehicle fueling station.

The property is surrounded by multifamily to the west and north (within City limits), and undeveloped and multifamily to the east. Surrounding uses are retail to the east and south; residential and mini-warehouse to the south.

The property is located near a major intersection between the two cities. The proposed zoning district will be compatible to the existing surrounding uses.

If the lot is developed under the existing zoning districts, the applicant would have to develop one portion of the lot with the Multifamily District standards and the other portion with Community Retail development standards. Having one zoning district allows for unified development of the land and a better design for the proposed use and layout.

Development Standards:

DISTRICT	Setbacks		Density	Height	Lot Coverage	Special Standards	Primary Uses
	Front	Side/Rear					
Existing							
MF-2(A) Multifamily	15'	15'	Min lot 1,000 sq. ft. 800 sq ft – E 1,000 sq. ft – 1 BR 1,200 sq ft – 2 BR +150 sq ft each add BR	36'	60%	Proximity Slope	Multifamily, duplex, single family
Proposed							
CR Community retail	15'	20' adjacent to residential OTHER: No Min.	0.75 FAR overall 0.5 office	54' 4 stories	60%	Proximity Slope Visual Intrusion	Retail & personal service, office

CPC ACTION:
May 18, 2017

Motion: It was moved to recommend **approval** of a CR Community Retail District on property zoned an MF-2(A) Multifamily District on the north side of John West Road, west of La Prada Drive.

Maker: Murphy
Second: Shidid
Result: Carried: 14 to 0

For: 14 - Anglin, Rieves, Houston, Davis, Shidid, Anantasomboon, Haney, Mack, Jung, Housewright, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 1 - Schultz
Vacancy: 0

Notices:	Area:	200	Mailed:	6
Replies:	For:	0	Against:	0

Speakers: None

List of Partner and Principles

Vertical Construction Management

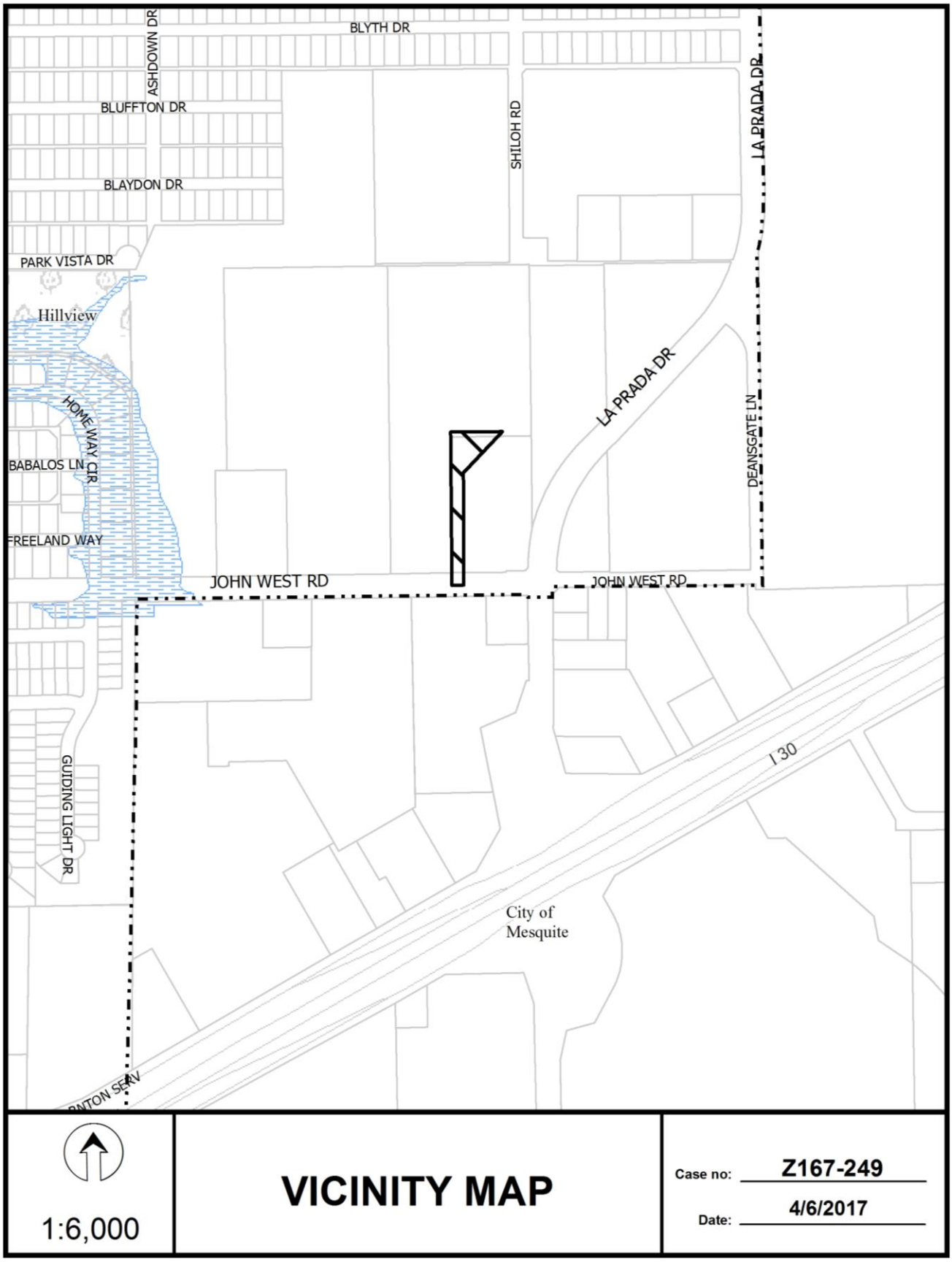
List of Officers/Partners:

T. K. Keen, Managing Partner
Michael Montgomery, Managing Partner
LaRae Tucker, Director of Entitlements

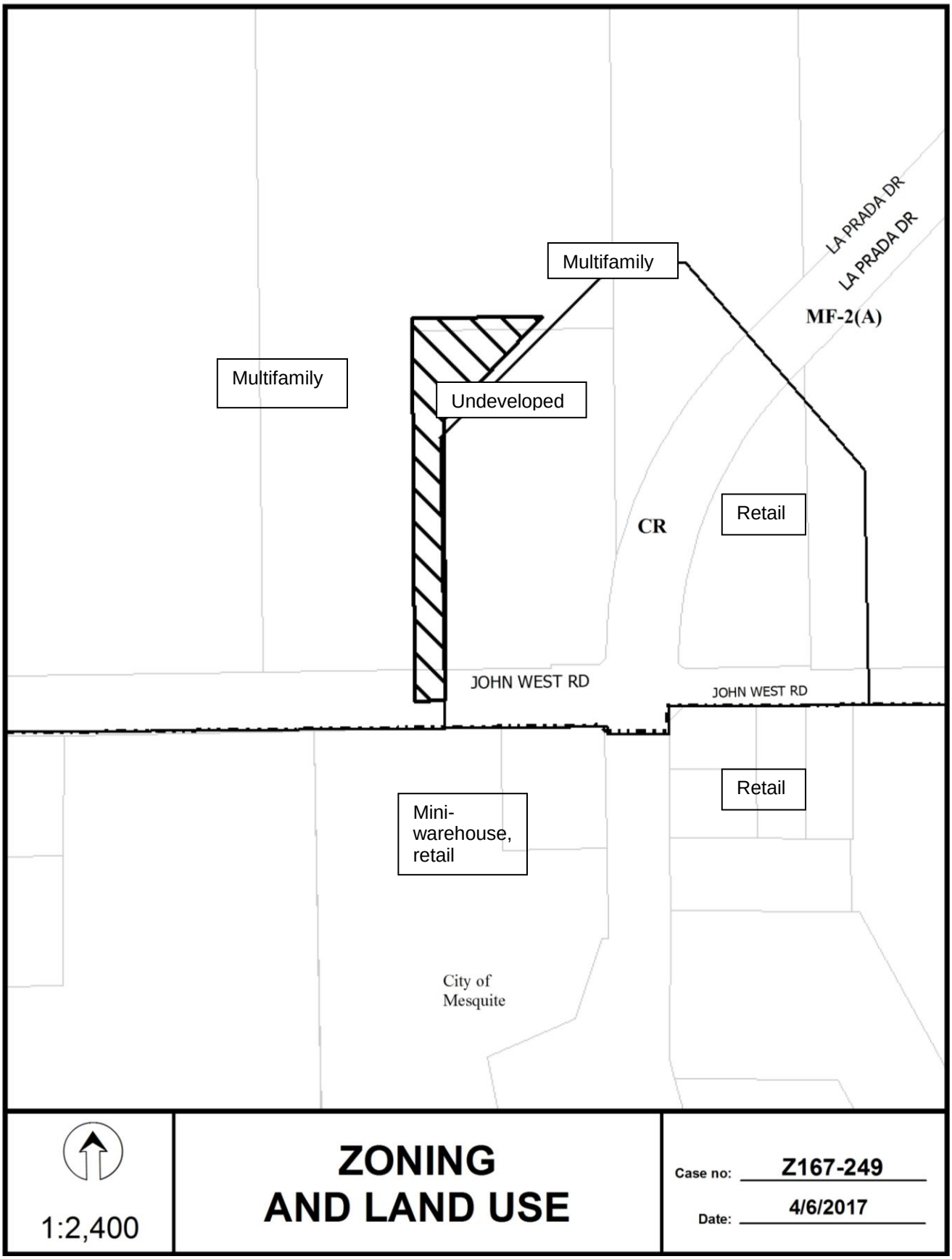
Unison Investment, LP

List of Partners:

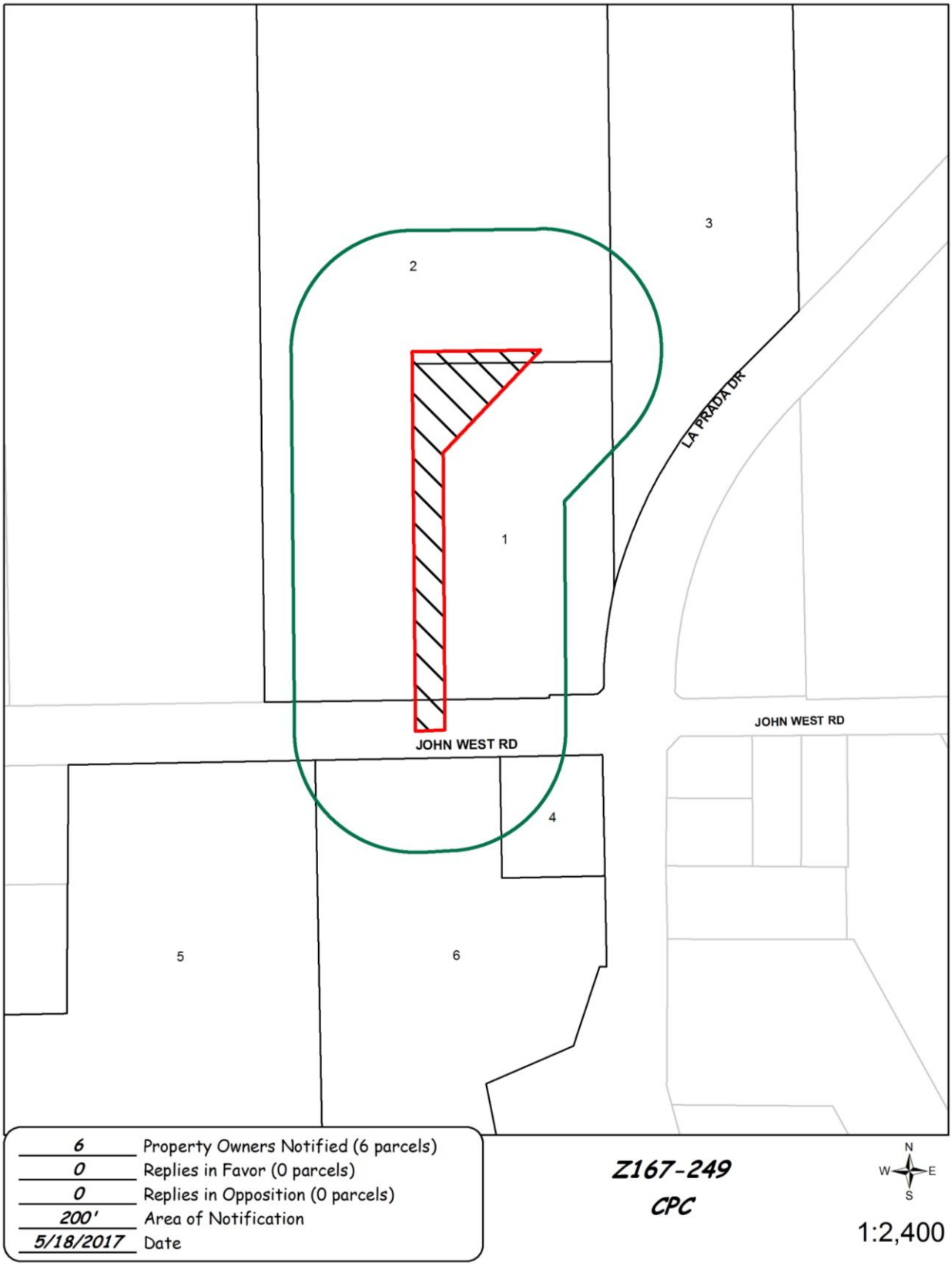
Jen-Liang Wu General Partner


BLYTH DR
ASHDOWN DR
BLUFFTON DR
BLAYDON DR
PARK VISTA DR
Hillview
HOME WAY CIR
BABALOS LN
FREELAND WAY
SHILOH RD
LA PRADA DR
LA PRADA DR
DEANSGATE LN
JOHN WEST RD
JOHN WEST RD
GUIDING LIGHT DR
I 30
City of
Mesquite
1:6,000
VICINITY MAP
Case no: Z167-249
Date: 4/6/2017

LA PRADA DR
LA PRADA DR
JOHN WEST RD
JOHN WEST RD
City of Mesquite
1:2,400
AERIAL MAP
Case no: Z167-249
Date: 4/6/2017


Multifamily
LA PRADA DR
LA PRADA DR
MF-2(A)
Multifamily
Undeveloped
CR
Retail
JOHN WEST RD
JOHN WEST RD
Retail
Mini-warehouse, retail
City of Mesquite
1:2,400
ZONING AND LAND USE
Case no: Z167-249
Date: 4/6/2017

CPC RESPONSES



05/17/2017

Reply List of Property Owners

Z167-249

6 Property Owners Notified 0 Property Owners in Favor 0 Property Owners Opposed

Reply	*Label #*	*Address*	*Owner*
	1	2601 JOHN WEST RD	UNISON INVESTMENT
	2	2631 JOHN WEST RD	CARLETON LAPRADA LTD
	3	8383 LA PRADA DR	KING YVONNE G TRUST
	4	3021 BIG TOWN BLVD	ALKA ENTERPRISES INC
	5	2626 JOHN WEST RD	EASTFIELD APTS LTD
	6	3003 BIG TOWN BLVD	ASSURED SELF STORAGE

AGENDA ITEM # 88

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 7

DEPARTMENT: Sustainable Development and Construction

CMO: Majed Al-Ghafry, 670-3302

MAPSCO: 46 N

SUBJECT

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2087 for a recycling buy-back center for the collection of household metals, industrial metals, and recyclable materials on property zoned an IM Industrial Manufacturing District, on the northwest side of Hickory Street, northeast of Malcolm X Boulevard

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

Z167-272(OTH)

Note: This item was considered by the City Council at a public hearing on August 9, 2017, and was deferred until September 13, 2017, with the public hearing open

HONORABLE MAYOR & CITY COUNCIL **WEDNESDAY, SEPTEMBER 13, 2017**

ACM: Majed Al-Ghafry

FILE NUMBER: Z167-272(OTH) **DATE FILED:** April 14, 2017

LOCATION: Northwest side of Hickory Street, northeast of Malcolm X Boulevard

COUNCIL DISTRICT: 7 **MAPSCO:** 46 N

SIZE OF REQUEST: Approx. 0.114 acres **CENSUS TRACT:** 204.00

APPLICANT/OWNER: Rafael Jamaica

REPRESENTATIVE: Rafael Jamaica

REQUEST: An application for the renewal of Specific Use Permit No. 2087 for a recycling buy-back center for the collection of household metals, industrial metals, and recycling materials on property zoned an IM Industrial Manufacturing District.

SUMMARY: The applicant's request is to continue to use the property as a recycling buy-back center for the collection of household metals, industrial metals, and recycling materials. [CA$HXCAN$].

CPC RECOMMENDATION: **Approval** for a two-year period, subject to conditions.

STAFF RECOMMENDATION: **Approval** for a two-year period, subject to conditions.

BACKGROUND:

- The property is currently being used for a recycling buy-back center for the collection of household metals, industrial metals, and recycling materials. The site is developed with a 2,063 square feet building built in 1920.

- The original SUP was approved on August 12, 2015 for a period of two-years, which is the maximum time period allowed by Code.

- The applicant is not proposing any changes to the existing site plan.

Surrounding Zoning History:

There have not been any zoning changes requested in the area within the last five years.

Thoroughfares/Streets:

Thoroughfare/Street	Type	Existing ROW
Hickory Street	Local	60 ft.

Traffic: The Engineering Division of the Department of Sustainable Development and Construction Department has reviewed the request and determined that it will not significantly impact the surrounding street system.

STAFF ANALYSIS:

Comprehensive Plan:

The *forwardDallas! Comprehensive Plan* was adopted by the City Council in June 2006. The *forwardDallas! Comprehensive Plan* outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

The proposed rezoning supports the goals and policies established in the *forwardDallas! Comprehensive Plan.*

Environment use:

Goal 6.6 Increase recycling and conservation of renewable resources.

Policy 6.6.1 Increase recycling and composting.

Land Use:

	Zoning	Land Use
Site	IM	Recycling Buy Back Center
North	IM	Vacant/ Undeveloped land
South	IM	Natatorium
East	IM	Office Warehouse, undeveloped
West	IM	Vacant, undeveloped

Land Use Compatibility:

The recycling buy-back center use is permitted by right in the IM Industrial Manufacturing District, and is limited to the collection of aluminum cans, steel cans, glass, paper, clothing, and plastics. Additional regulations are in place for recycling buy-back centers that take in household and industrial metals. Household metals are defined as items that are customarily used in a residential dwelling not including cookware, gardening tools, or aluminum foil. Industrial metals are defined as pipes, wires, coils, condensers, automotive parts, bulky appliances and similar materials. These additional regulations are enacted through the Specific Use Permit process.

The property is surrounded by an industrial use and undeveloped land to the north; vacant and undeveloped to the west; a Dallas Independent School District natatorium to the south; and industrial and undeveloped to the east.

There are general concerns that accompany the recycling buy-back center that collects household and industrial metals, and recyclable materials. These concerns generally include noise impact, site maintenance, traffic, and the operator assurance that purchased materials are not stolen items. It is because of these concerns; there are strict SUP regulations that focus on these this type of use. Additional regulations for recycling buy-back centers include:

1. The maximum floor area for a recycling buy-back center is 10,000 square feet.
2. No more than one recycling use is permitted in a building site
3. This use must be located at least 1,000 feet from another recycling use
4. Materials stored at this use must be removed at least once a week or before reaching capacity.
5. Limits the two types of accepted metals to household and industrial metals

The purchasing, collecting, or soliciting of metals is regulated under Chapter 40B of the Dallas City Code, secondary metal recyclers. Chapter 40B requires a secondary metal recycler's license and specifies operations for secondary metal recyclers. The purpose

of the regulations in Chapter 40B is to promote the recovery of stolen property, particularly property composed of certain metals.

The general provisions for a Specific Use Permit in Section 51A-4.219 of the Dallas Development Code specifically state: (1) The SUP provides a means for developing certain uses in a manner in which the specific use will be consistent with the character of the neighborhood; (2) Each SUP application must be evaluated as to its probable effect on the adjacent property and the community welfare and may be approved or denied as the findings indicate appropriate; (3) The city council shall not grant an SUP for a use except upon a finding that the use will: (A) complement or be compatible with the surrounding uses and community facilities; (B) contribute to, enhance, or promote the welfare of the area of request and adjacent properties; (C) not be detrimental to the public health, safety, or general welfare; and (D) conform in all other respects to all applicable zoning regulations and standards. The regulations in this chapter have been established in accordance with a comprehensive plan for the purpose of promoting the health, safety, morals, and general welfare of the city.

The site's development contains the use entirely within a structure and has a solid fence in the front. The required off-street parking is covered and located behind the main gates through the main driveway. The site is gated when the recycling buy-back center is closed. These site characteristics will serve to minimize the impact of the development on the surrounding properties.

Development Standards:

DISTRICT	SETBACKS		Density	Height	Lot Coverage	Special Standards	PRIMARY Uses
	Front	Side/ Rear					
IM	15'	30'	2.0 FAR	110'	80%	Proximity slope	Industrial, wholesale distribution, etc.

Parking: The off-street parking requirement for a recycling buy-back center is one space per 500 square feet of floor area. The applicant is not proposing any changes to the area; therefore, the required parking is four parking spaces. The applicant is providing five off-street parking as shown in the existing site plan.

Landscaping: There request does not include any additional impervious coverage. Therefore, Article X will not be triggered.

Police Department: The Dallas Police Department has indicated that the applicant is in compliance with Chapter 40B in operating the proposed recycling collection center.

CPC Action
June 8, 2017

Motion: It was moved to recommend **approval** of the renewal of Specific Use Permit No. 2087 for a recycling buy-back center for the collection of household metals, industrial metals, and recyclable materials for a two-year period, subject to conditions on property zoned an IM Industrial Manufacturing District, on the northwest side of Hickory Street, northwest of Malcolm X Boulevard.

Maker: Jung
Second: Housewright
Result: Carried: 13 to 0

For: 13 - Anglin, Rieves, Houston, Davis, Shidid, Mack, Haney, Jung, Housewright, Peadon, Murphy, Ridley, Tarpley

Against: 0
Absent: 2 - Anantasomboon, Schultz
Vacancy: 0

Notices: Area: 200 Mailed: 16
Replies: For: 0 Against: 0

Speakers: None

CPC RECOMMENDED CONDITIONS
Z167-272(OTH)

1. USE: The only use authorized by this specific use permit is a recycling buy-back center for the collection of household metals, industrial metals, and recyclable materials. No other materials may be collected or recycled.

2. SITE PLAN: Use and development of the Property must comply with the attached site plan.

3. TIME LIMIT: This specific use permit expires on ~~August 12, 2017~~, (2 years from ordinance).

4. GATE: The driveway gate abutting Hickory Street must remain open during the hours of operation.

5. HOURS OF OPERATION: The recycling buy-back center may only operate between 8:00 a.m. and 7:00 p.m., Monday through Sunday.

6. INGRESS-EGRESS: Ingress and egress must be provided in the location shown on the attached site plan. No other ingress or egress is permitted.

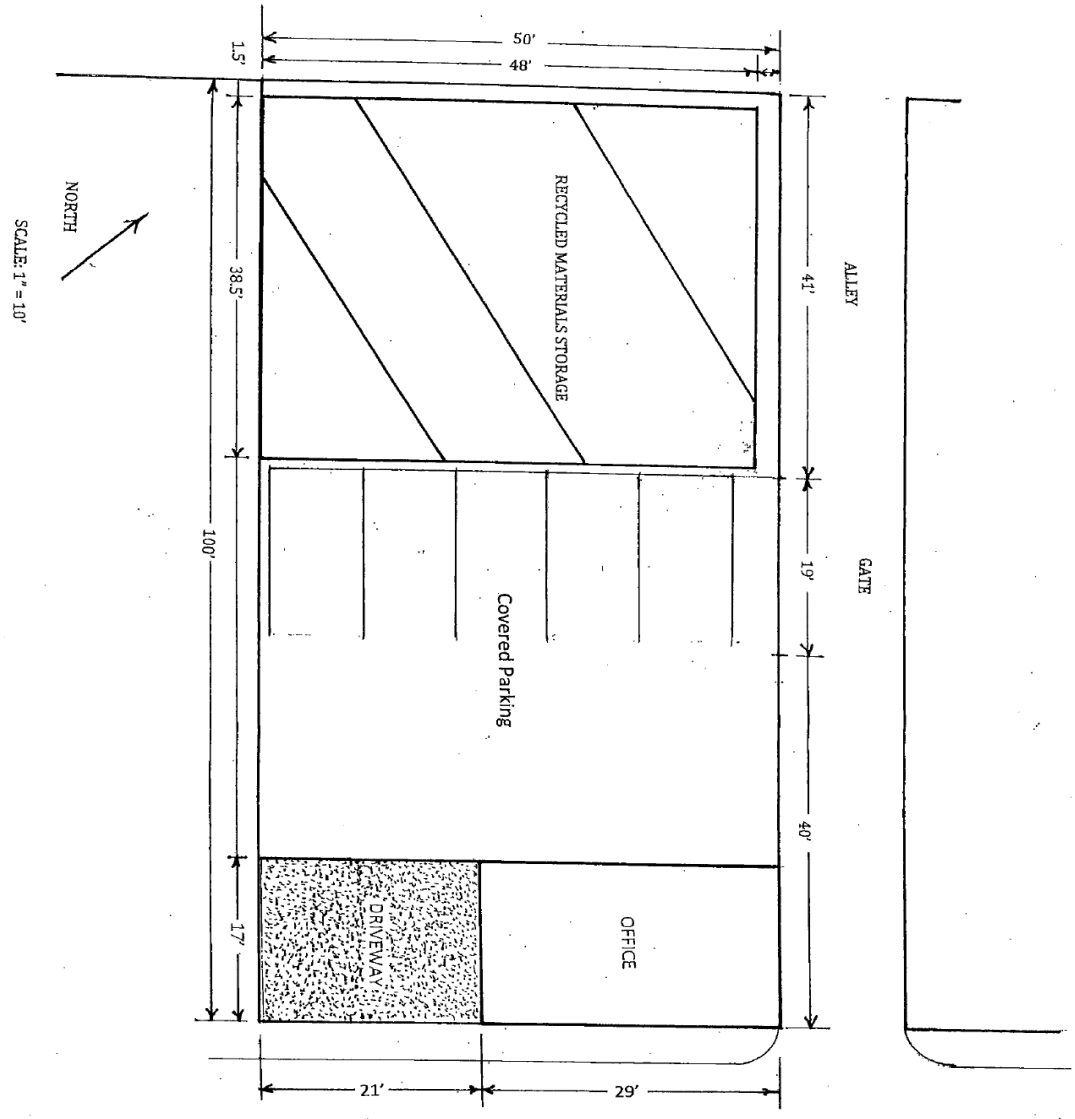
7. PARKING: Parking must be located as shown on the attached site plan.

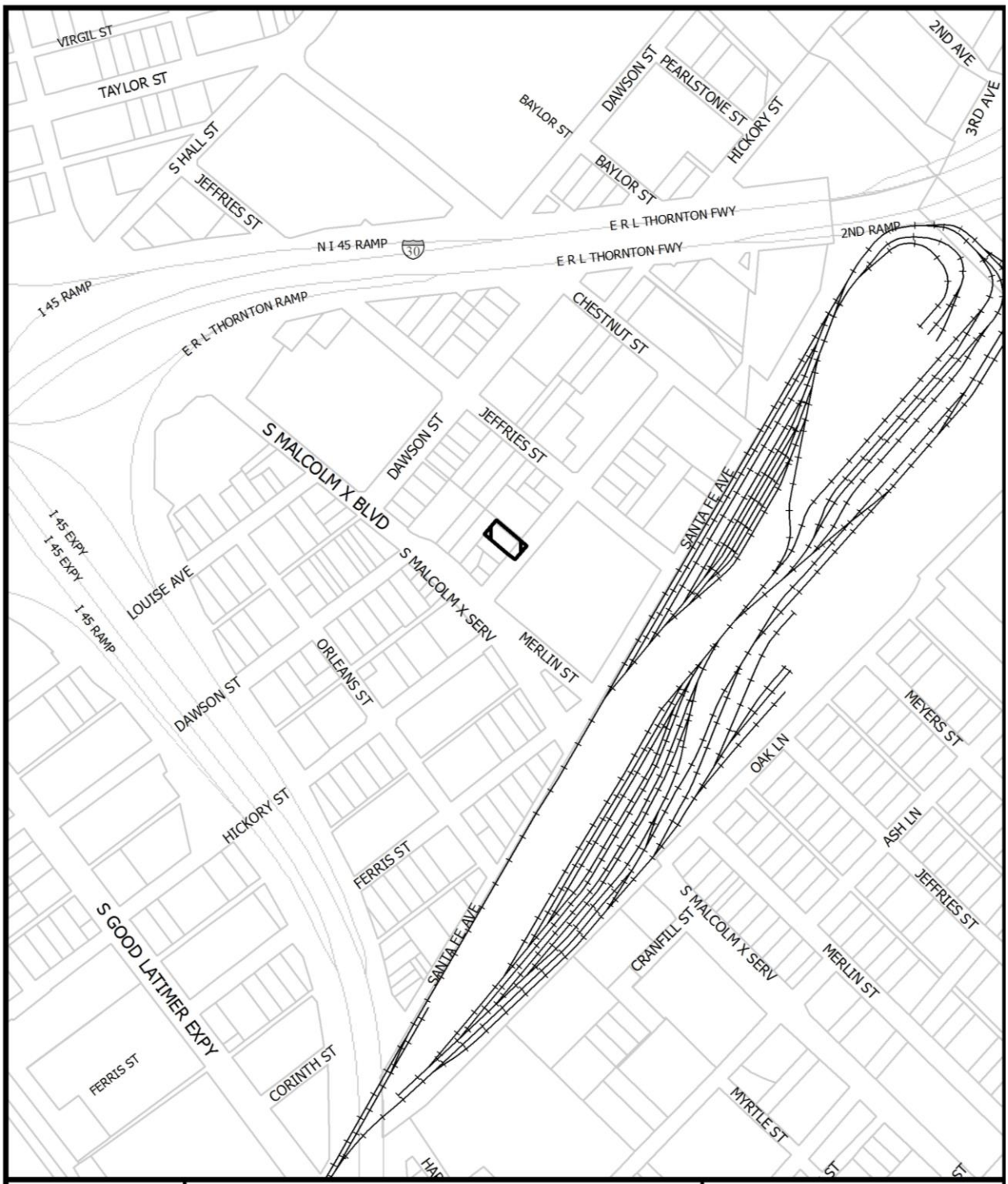
8. REGULATED PROPERTY LICENSE: The operator of this use must have a secondary metal recycler's license under Dallas City Code Chapter 40B.

9. MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.

10. GENERAL REQUIREMENTS: Use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the City of Dallas."

EXISTING SITE PLAN





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VICINITY MAP

Case no: Z167-272

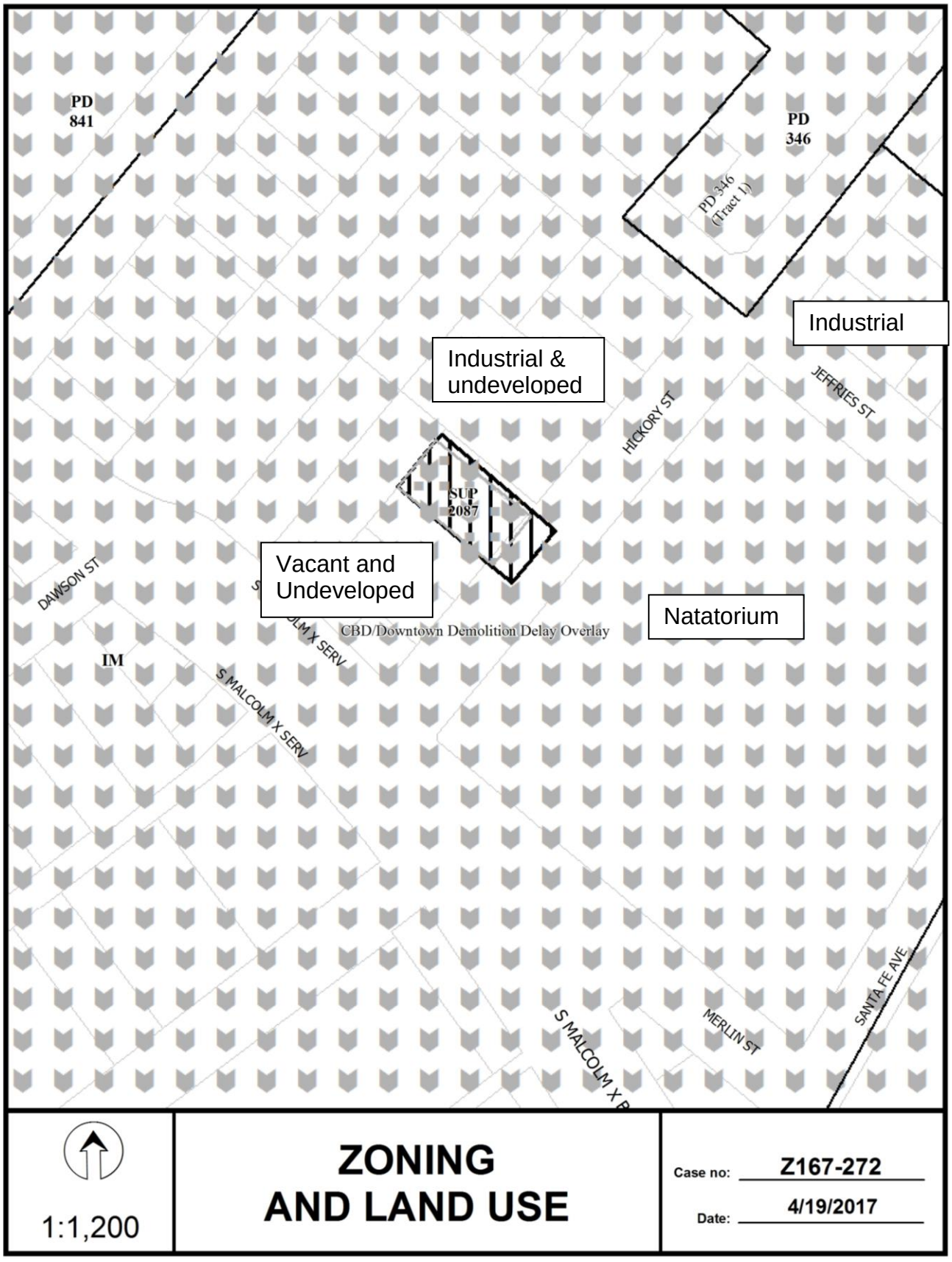
Date: 4/19/2017

1:1,200

AERIAL MAP

Case no: Z167-272

Date: 4/19/2017


PD 841
PD 346
PD 346 (Tract I)
Industrial
Industrial & undeveloped
JEFFRIES ST
HICKORY ST
SUP 2087
Vacant and Undeveloped
DAWSON ST
Natatorium
CBD/Downtown Demolition Delay Overlay
IM
S MALCOLM X SERV
S MALCOLM X SERV
MERLIN ST
SANTA FE AVE
1:1,200
ZONING AND LAND USE
Case no: Z167-272
Date: 4/19/2017

CPC RESPONSES

06/07/2017

Reply List of Property Owners

Z167-272

16 Property Owners Notified ***0 Property Owners in Favor*** ***0 Property Owners Opposed***

Reply	*Label #*	*Address*		*Owner*
	1	2813	HICKORY ST	JAMAICA RAFAEL &
	2	2814	DAWSON ST	CRABTREE J M EST
	3	2816	DAWSON ST	TOVAR DOMINGA &
	4	1715	JEFFRIES ST	HERNANDEZ ALLEN ET AL
	5	1711	JEFFRIES ST	GRAVES PROPERTIES INC
	6	1717	JEFFRIES ST	KIRK SHEET METAL CO INC
	7	2819	HICKORY ST	KIRK SHEET METAL CO
	8	2827	HICKORY ST	DURON MARCIANO
	9	2811	HICKORY ST	JAMAICA RAFAEL & HENRIETTA
	10	1824	S MALCOLM X BLVD	HEARD CHESTER LYNN
	11	1814	S MALCOLM X BLVD	HEARD CHESTER
	12	1818	S MALCOLM X BLVD	HEARD CHESTER L
	13	2808	DAWSON ST	RAMIREZ HERMAN
	14	2812	DAWSON ST	GARCIA FRED
	15	2804	DAWSON ST	RODRIGUEZ PHILLIP LIFE ESTATE
	16	1940	S MALCOLM X BLVD	Dallas ISD

AGENDA ITEMS # 89,90

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2, 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 45 F G J K L M N P Q R

SUBJECT

Dallas Downtown Improvement District

* A public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Dallas Downtown Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; providing for City participation in the District in an amount not to exceed $659,988; authorizing payment of City's 2016 assessment, 2017 assessment and all future City assessments directly to the District and providing for an effective date – Not to exceed $659,988 – Financing: Current Funds ($452,212) and Convention and Event Services Current Funds ($207,776) (subject to appropriations)

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment rate for property in the Public Improvement Districts ("PID") and authorizes the Service Plan for each PID.

BACKGROUND (continued)

At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

The Downtown Dallas Inc. provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include Downtown Safety Patrol Program, safety awareness and education programs, Clean Team Program, operation of the mass transportation facilities, landscaping, banner program, installation and maintenance of trash containers, promotion of downtown, installation of lighting, implement signage and wayfinding system, development of new public and green space, and related expenses incurred in establishing, administering and operating the District as authorized by the Act. The purpose of the District is to supplement and enhance services within the District, but not to replace or supplant existing City services provided within the District.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $6,881,515.00 in 2018 and reach $7,185,000.00 in 2022. The total estimated assessment to be collected during the next five-year period is approximately $35,162,515.00. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The gross assessment amount for 2017 is estimated to be $7,579,929.00. This amount is equal to $0.129 per $100.00 of appraised value, as determined by DCAD.

BACKGROUND (continued)

Once levied, this assessment apportionment shall not increase during the 2017 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. The City of Dallas has contractually agreed to pay assessments against exempt City property in the District. City right-of-way, railroad right-of-way, parks and cemeteries are not specially benefitted and therefore are not subject to assessment. Payment of assessments by other exempt jurisdictions and entities must also be established by contract. For FY 2017-18, the estimated City participation is approximately $659,987.25 (this amount excludes an estimated $380,721.30 assessment for the Convention Center Hotel property under the auspices of a Local Government Corporation). Beginning with the FY 2016-17, the County will no longer collect the City's assessment for City property within the District. The City's 2016 assessment ($651,427.00), 2017 assessment ($659,987.25) and all future assessments will be paid directly to the District at the County's request. Every dollar of City assessment paid to the District will leverage approximately $11.00 of assessments paid by private property owners. As a contributor, the City of Dallas will be represented on the governing Boards of Directors.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 24, 1992, City Council authorized the creation of the Dallas Downtown Improvement District by Resolution No. 92-2445.

On August 9, 2006, City Council held a public hearing to receive comments on the renewal of the Public Improvement District by Resolution No. 06-2048 and authorized the renewal of the Dallas Downtown Improvement District; approval of findings; establishing an effective date; approval of the service plan; designating the Dallas Central Business District Enterprises, Inc. as manager of the district; authorizing a contract; and authorizing appointment of City representatives to the governing Board by Resolution No. 06-2049.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On June 12, 2013, City Council held a public hearing to receive comments concerning the renewal of the Downtown Improvement District; authorize approval of a resolution renewing the Downtown Improvement District for a period of seven years and approval of the Service Plan and management contract by Resolution No.13-1015.

On September 10, 2014, City Council held a public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District; and an ordinance approving and adopting the final Service Plan for 2015 and final 2014 Assessment Plan and 2014 Assessment Roll by Resolution No. 14-1506; Ordinance No. 29456.

On September 9, 2015, City Council held a public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District; and an ordinance approving and adopting the proposed and final 2016 Service Plan and 2015 Assessment Roll by Resolution No. 15-1695; Ordinance No. 29860.

On September 14, 2016, City Council held a public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District and an ordinance approving and adopting the final 2017 Service Plan, the final 2016 Assessment Plan and the 2016 Assessment Roll by Resolution No. 16-1496; Ordinance No. 30201.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017 to receive comments on the Dallas Downtown Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1271.

FISCAL INFORMATION

Current Funds - $452,211.25 (subject to appropriations)
Convention and Event Services Current Funds - $207,776.00 (subject to appropriations)

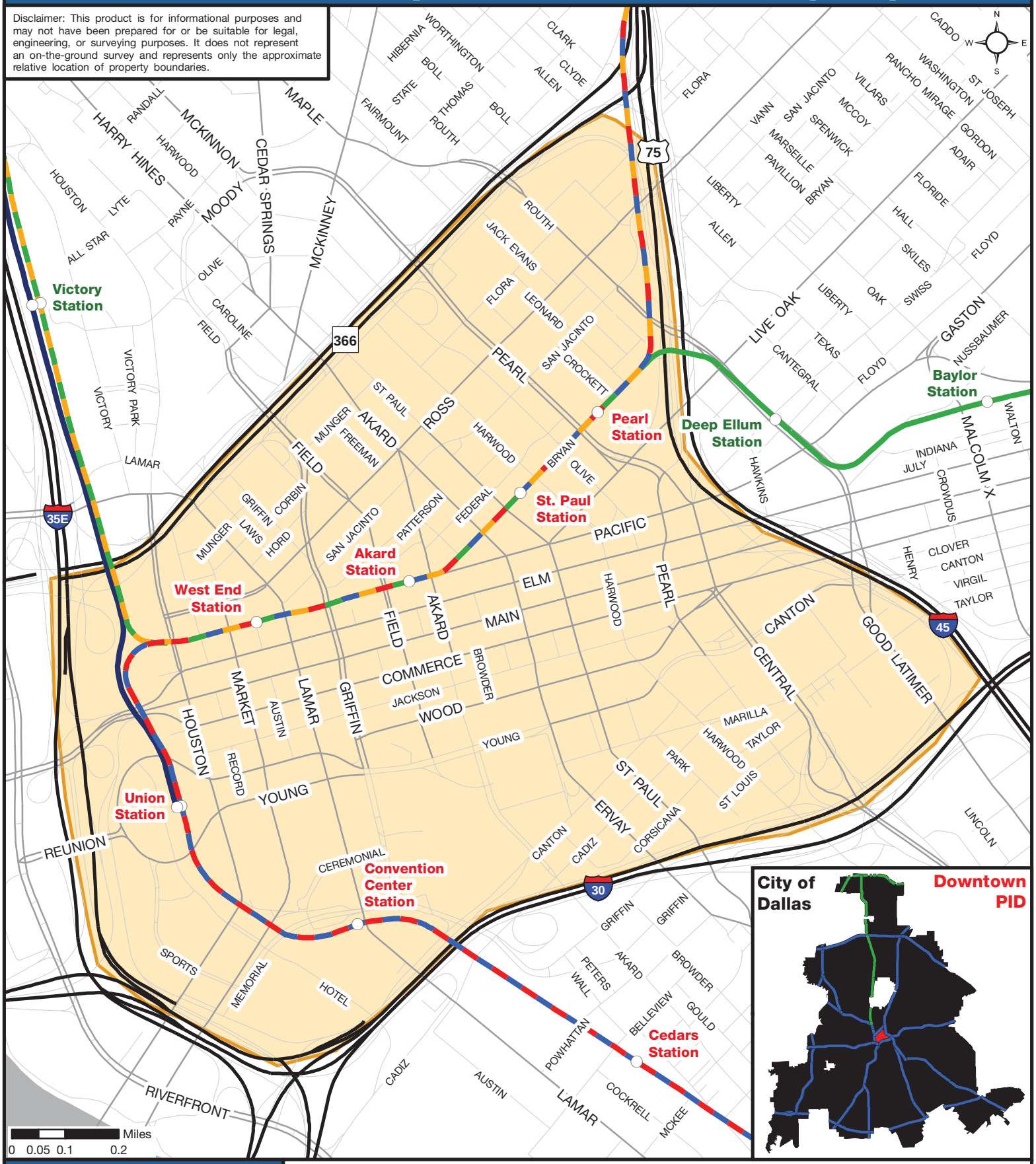
Council District	Amount
2	$395,992.35
14	$263,994.90
Total	$659,987.25

MAP

Attached

Downtown Improvement District (DID)

Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.



City of Dallas — Downtown PID

DALLAS
ECONOMIC DEVELOPMENT

Research & Information Division
214.670.1685
dallas-ecodev.org

Created 3.17.10, Last Updated 8.31.11 - PID_Downtown.TCG

Legend

- Downtown Improvement District
- Rail Station
- DART Red Line
- DART Blue Line
- DART Green Line
- DART Orange Line
- Trinity Railway Express
- Freeway or Tollway
- Arterial
- Local Road
- Flood Plain

Source: Rail Lines - DART, 2010; Parcels - DCAD, 2009; All Other Data - City of Dallas, 2010

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE DALLAS DOWNTOWN IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COST FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AUTHORIZING PAYMENT OF CITY'S 2016 ASSESSMENT, 2017 ASSESSMENT AND ALL FUTURE CITY ASSESSMENTS DIRECTLY TO THE DISTRICT; PROVIDING FOR CITY'S 2017 PARTICIPATION IN THE DISTRICT IN AN AMOUNT NOT TO EXCEED $659,987.25 AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code ("Act") allows for the creation of public improvement districts; and

WHEREAS, on June 24, 1992, City Council established the Dallas Downtown Improvement District (the "District"), as shown on the attached **Exhibit A - Map of the District**, pursuant to the Act finding that the Act's requirements and supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated Dallas CBD Enterprises, Inc. as the manager of the District, authorized a contract for management services; and approved the District Service Plan, and annual updates by Resolution No. 92-2445; and

WHEREAS, on August 9, 2006, City Council held a public hearing to receive comments on the renewal of the Public Improvement District by Resolution No. 06-2048 and authorized the renewal of the Dallas Downtown Improvement District; approval of findings; establishing an effective date; approval of the service plan; designating the Dallas Central Business District Enterprises, Inc. as manager of the district; authorizing a contract; and authorizing appointment of City representatives to the governing Board by Resolution No. 06-2049; and

WHEREAS, on June 12, 2013, City Council the renewal of the held a public hearing to receive comments concerning the renewal of the Downtown Improvement District; authorize approval of a resolution renewing the Downtown Improvement District for a period of seven years and approval of the Service Plan and management contract by Resolution No.13-1015; and

WHEREAS, on September 10, 2014, City Council held a public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District; and an ordinance approving and adopting the final Service Plan for 2015 and final 2014 Assessment Plan and 2014 Assessment Roll by Resolution No. 14-1506; Ordinance No. 29456; and

WHEREAS, on September 9, 2015, City Council held a public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District; and an ordinance approving and adopting the proposed and final 2016 Service Plan and 2015 Assessment Roll by Resolution No. 15-1695; Ordinance 29860; and

WHEREAS, on September 14, 2016, City Council held a public hearing concerning the proposed levy of assessment for the Dallas Downtown Improvement District and an ordinance approving and adopting the final 2017 Service Plan, the final 2016 Assessment Plan and the 2016 Assessment Roll by Resolution No. 16-1496; Ordinance 30201; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District and at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, the City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Dallas Downtown Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1271; and

WHEREAS, The District's manager provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.129 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD) is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The gross assessment amount for 2017 is estimated to be $7,579,929.00. This amount shall be apportioned in an amount equal to $0.129 per $100.00 of appraised value, as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year. The City of Dallas has contractually agreed to pay assessments against exempt City property in the District. City right-of-way, railroad right-of-way, parks and cemeteries are not specially benefitted and therefore are not subject to assessment. Payment of assessments by other exempt jurisdictions and entities must also be established by contract.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary) apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $6,881,515.00. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That City Manager is hereby authorized to pay the City’s outstanding 2016 assessment of $651,427.00, 2017 assessment of $659,987.25 and all future assessments directly to Dallas CBD Enterprises, Inc., manager of the District.

SECTION 6. That the Chief Financial Officer is hereby authorized to disburse funds for a total not to exceed $651,427.00 for City’s 2016 assessment from:

Fund 0001, Department BMS, Unit 1991, Object 3599 to pay assessments on City-owned property benefitting from services and improvements provided by the District, in an amount not to exceed $443,651.00, to Vendor 331746, subject to annual appropriations, and

SECTION 6. (continued)

Fund 0080, Department CCT, Unit 7840, Object 3599 to pay assessments on City-owned property benefitting from services and improvements provided by the District, in an amount not to exceed $207,776.00, to Vendor 331746, subject to annual appropriations.

SECTION 7. That the Chief Financial Officer is hereby authorized to disburse funds for a total not to exceed $659,987.25 for City's 2017 assessment as follows:

Fund 0001, Department BMS, Unit 1991, Object 3599 to pay assessments on City-owned property benefitting from services and improvements provided by the District, in an amount not to exceed $452,211.25, to Vendor 331746, subject to annual appropriations, and

Fund 0080, Department CCT, Unit 7840, Object 3599 to pay assessments on City-owned property benefitting from services and improvements provided by the District, in an amount not to exceed $207,776.00, to Vendor 331746, subject to annual appropriations.

SECTION 8. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 1500 Marilla Street, 6th Floor, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 9. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 10. That City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 11. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 12. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 13. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 14. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 15. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by city staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 16. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit 9877, Revenue Code 7399; and that the Chief Financial Officer be authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9877, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 17. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 18. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM

LARRY E. CASTO, City Attorney

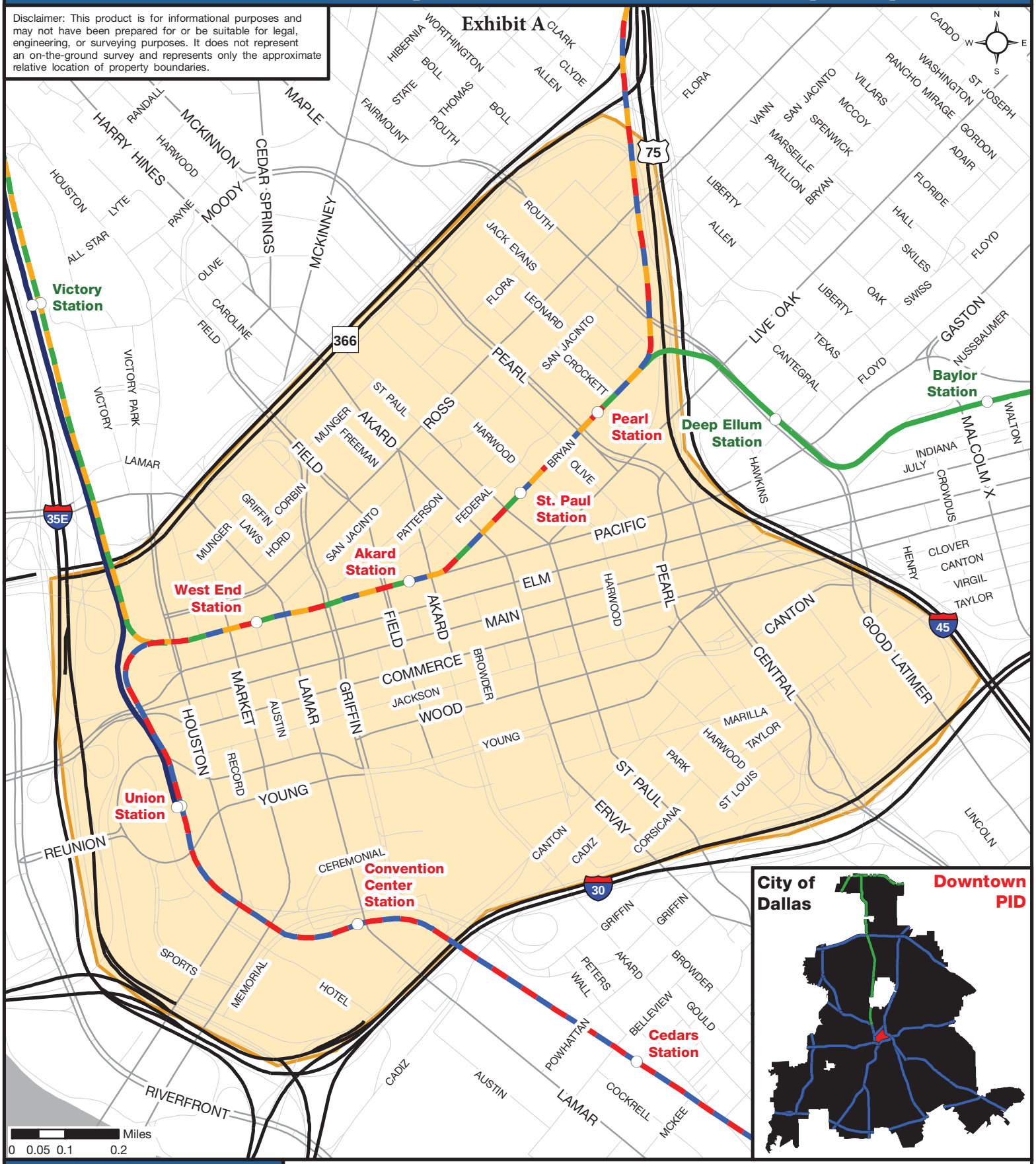
BY: _____
Assistant City Attorney

Passed _____

Downtown Improvement District (DID)

Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Exhibit A



DALLAS
ECONOMIC
DEVELOPMENT

Research & Information Division
214.670.1685
dallas-ecodev.org

Created 3.17.10, Last Updated 8.31.11 - PID_Downtown.TCG

Legend

- Downtown Improvement District
- Rail Station
- DART Red Line
- DART Blue Line
- DART Green Line
- DART Orange Line
- Trinity Railway Express
- Freeway or Tollway
- Arterial
- Local Road
- Flood Plain

Source: Rail Lines - DART, 2010; Parcels - DCAD, 2009; All Other Data - City of Dallas, 2010

Exhibit B

Dallas Downtown Improvement District (DID)

Service Plan 2018-2022

	2018 Budget	*2019 Budget*	*2020 Budget*	*2021 Budget*	*2022 Budget*
REVENUES & RESERVES					
Fund balance from previous year	$2,824.00	$2,292.00	$1,063.81	$1,447.12	$1,273.64
Net assessment revenue*	$6,798,983.00	$6,873,771.81	$6,949,383.30	$7,025,826.52	$7,103,110.61
Exempt jurisdictions	$81,500.00	$81,500.00	$81,500.00	$81,500.00	$81,500.00
Interest on cash balances	$500.00	$500.00	$500.00	$500.00	$500.00
Other income & contributions	$0.00	$0.00	$0.00	$0.00	$0.00
TOTAL INCOME & RESERVES	**$6,883,807.00**	**$6,958,063.81**	**$7,032,447.12**	**$7,109,273.64**	**$7,186,384.25**
EXPENDITURES					
Organization & Administration	$761,449.00	$805,000.00	$850,000.00	$895,000.00	$940,000.00
Capital Improvements [1]	$280,757.00	$290,000.00	$295,000.00	$300,000.00	$307,000.00
Transportation and Improvements [2]	$380,714.00	$385,000.00	$385,000.00	$385,000.00	$385,000.00
Communications & Events [3]	$1,023,908.00	$1,048,000.00	$1,052,000.00	$1,058,000.00	$1,062,000.00
Services and Improvements [4]	$1,603,900.00	$1,610,000.00	$1,620,000.00	$1,630,000.00	$1,640,500.00
Safety [5]	$2,830,787.00	$2,819,000.00	$2,829,000.00	$2,840,000.00	$2,850,500.00
TOTAL EXPENDITURES	**$6,881,515.00**	**$6,957,000.00**	**$7,031,000.00**	**$7,108,000.00**	**$7,185,000.00**
FUND BALANCE/RESERVES	$2,292.00	$1,063.81	$1,447.12	$1,273.64	$1,384.25

* 2017 Assessment less admin fees and contingency for delinquent and/or protested accounts, as well as exempt accounts removed by the County.

[1] Public Improvements, landscape and parks.

[2] Downtown circulator, operation and maintenance of mass transportation facilities.

[3] Special supplemental service for promotion and improvement of the DID, including, entertainment and events, and retail recruitment.

[4] Community programs, Clean Team, environmental enhancements and sanitation.

[5] Downtown Safety Patrol, Homeless outreach, education & coordination.

Exhibit C

DOWNTOWN
DALLAS INC
901 Main Street
Suite 7100
Dallas, TX 75202
p 214.744.1270
f 214.744.1986

Downtown Dallas, Inc.
Improvement District
2018 Assessment Plan

The costs of the services and improvements by the District will be paid primarily by special assessment against properties in the District. Annual assessments are based on the total value of real property and real property improvements as determined by the Dallas Central Appraisal District ("DCAD").

The District service area is shown on a map attached hereto. The assessment to be levied for properties in the District service area is $.1290 per $100 of appraised value. Dependent upon future District property values and the changing needs of the District, the assessment rate stated above is not anticipated to change in the next five years. Actual assessment rates and levies will be set by the Dallas City Council subject to a maximum of $0.15 per $100 of value and according to procedures stipulated by Chapter 372 of the Texas Local Government Code.

As provided by Chapter 372 of The Code, the City of Dallas is responsible for payments of assessments against exempt municipal property in the District. Properties not liable for assessment include City rights-of-way and properties not owned by the City of Dallas but have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code). Payment of assessments by other exempt jurisdictions shall be established by contract.

AGENDA ITEMS # 91,92

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2, 7, 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 45 G L M R and 46 J K

SUBJECT

Deep Ellum Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Deep Ellum Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2017; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (“PID”) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Deep Ellum Foundation provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements.** The purpose of the District is to supplement and enhance services provided within the District, but not to replace or supplant existing City services provided within the District. The general nature of the proposed services and improvements to be performed by the District includes enhanced security and public safety, capital improvements, improvement of common areas, landscaping, trash/litter removal, graffiti control, marketing and promotional activities, distinctive lighting and signage, business development and recruitment to promote the area, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $454,614 in 2018 and reach $573,940 in 2022. The total estimated assessments to be collected for during the next five-year period is approximately $2,807,543. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are located wholly within the city of Dallas, Texas, as shown in the attached map.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $484,875. This amount is equal to $0.12 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

BACKGROUND (continued)

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 25, 1999, City Council held a public hearing to receive citizen comments on the creation of a public improvement district; and approval of a resolution establishing the Deep Ellum Public Improvement District and a Management Services contract by Resolution No. 99-2604.

On August 9, 2006, City Council held a public hearing to receive comments on the renewal of the public improvement district by Resolution No. 06-2050 and authorized the Deep Ellum Public Improvement District and contract by Resolution No. 06-2051.

On August 14, 2013, City Council held a public hearing to receive comments concerning the renewal of the Deep Ellum Public Improvement District; and authorized approval of a resolution renewing the Deep Ellum Public Improvement District; approval of a Service Plan and management contract by Resolution No. 13-1376.

On September 14, 2016, City Council held a public hearing to receive comments concerning the proposed levy of assessment for the Deep Ellum Public Improvement District; and an ordinance approving and adopting the final 2017 Service Plan, the final 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1497; Ordinance No. 30202.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

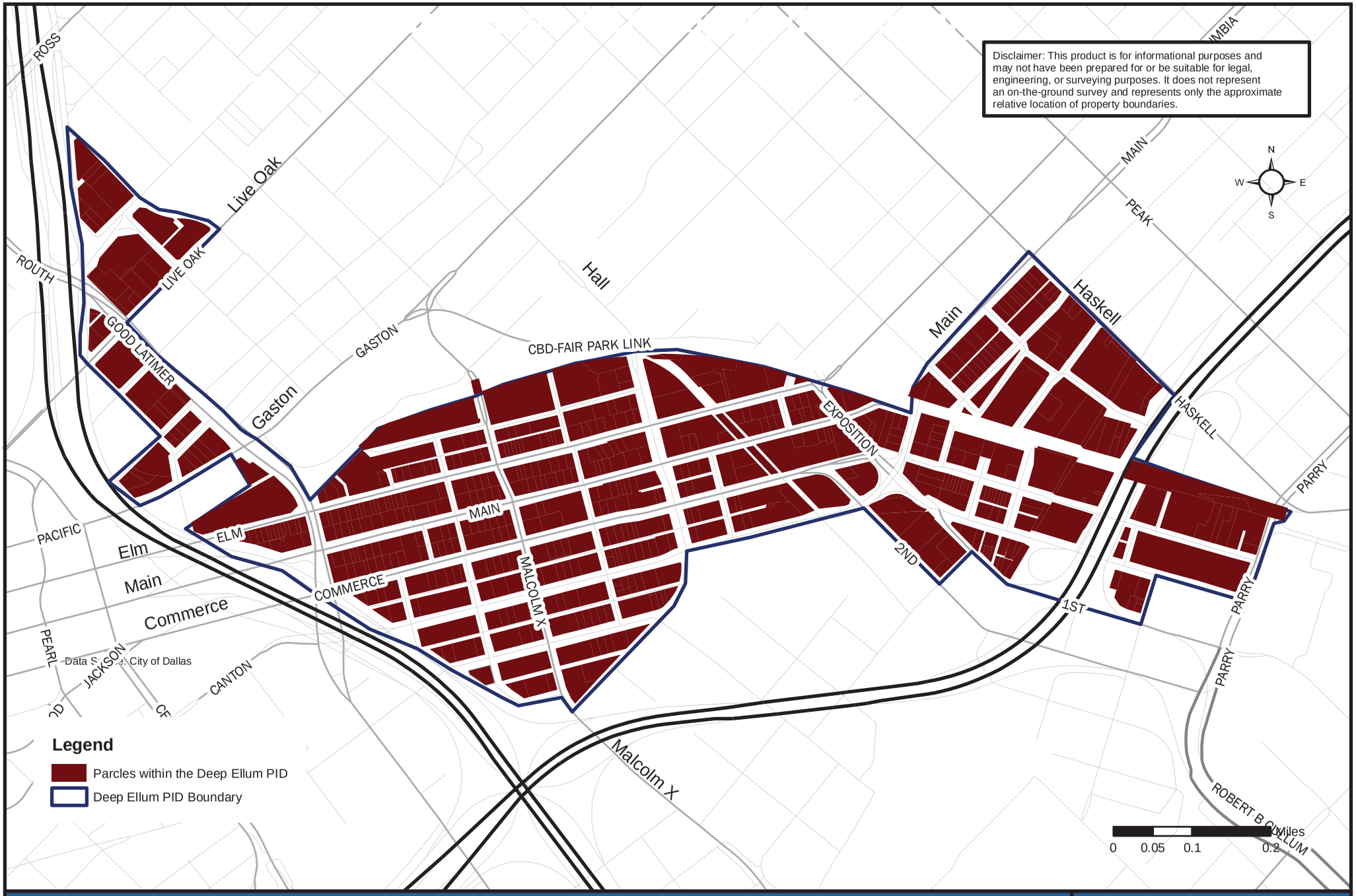
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Deep Ellum Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1272.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



Deep Ellum PID Boundary Map

DALLAS
ECONOMIC DEVELOPMENT

Area Redevelopment Division
214.670.1685
dallas-ecodev.org

Created 08/2013

ORDINANCE NO. _____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE DEEP ELLUM PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on August 25, 1999, City Council established the Deep Ellum Public Improvement District (the District), pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated Deep Ellum Foundation as the manager of the District and authorized a contract for management services; and approved the District Service Plan by Resolution No. 99-2604; and

WHEREAS, City Council has subsequently authorized the renewal of the District in 2006 and 2013 as shown on the attached **Exhibit A - Map of the District**; and

WHEREAS, on August 9, 2006, City Council held a public hearing to receive comments on the renewal of the public improvement district by Resolution No. 06-2050 and authorized the Deep Ellum Public Improvement District and contract by Resolution No. 06-2051; and

WHEREAS, on August 14, 2013, City Council held a public hearing to receive comments concerning the renewal of the Deep Ellum Public Improvement District; and authorized approval of a resolution renewing the Deep Ellum Public Improvement District; approval of a Service Plan and management contract by Resolution No. 13-1376; and

WHEREAS, on September 14, 2016, City Council held a public hearing to receive comments concerning the proposed levy of assessment for the Deep Ellum Public Improvement District; and authorized an ordinance approving and adopting the final 2017 Service Plan, the final 2016 Assessment Plan and the 2016 Assessment Roll by Resolution No. 16-1497; Ordinance No. 30202; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan any owner of property located within the District and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Deep Ellum Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1272; and

WHEREAS, the Deep Ellum Foundation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.12 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Deep Ellum Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $484,875. This amount shall be apportioned in an amount approximately equal to $0.12 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $454,614. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department, ECO, Unit W226, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department. ECO, Unit W226, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

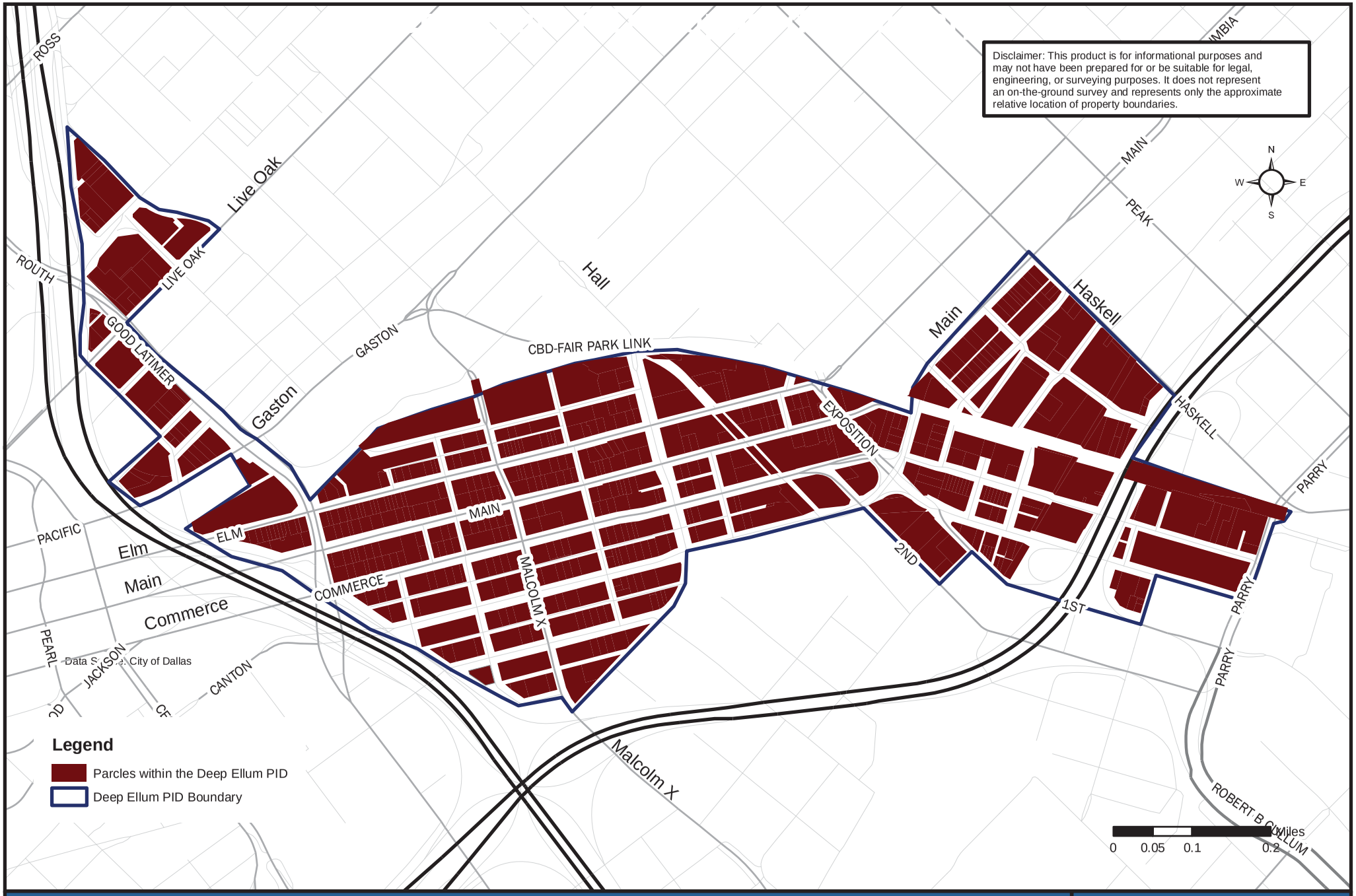
SECTION 14. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____



Deep Ellum PID Boundary Map
Exhibit A

DALLAS
ECONOMIC DEVELOPMENT

Area Redevelopment Division
214.670.1685
dallas-ecodev.org

Created 08/2013

EXHIBIT B
DEEP ELLUM PID
Service Plan 2018-2022 | Updated August 4, 2017

		2018		2019*	2020*	2021*	2022*
Revenues and Reserves		**BUDGET**		**BUDGET**	**BUDGET**	**BUDGET**	**BUDGET**
Gross assessments revenue		$507,258.00		$537,693.48	$569,955.09	$604,152.39	$640,401.54
PID Oversight Charge from City + County Fees		-$22,383.50		-$7,383.50	-$7,383.50	-$7,383.50	-$7,383.50
Net Assessment Revenue		**$484,874.50**		**$530,309.98**	**$562,571.59**	**$596,768.89**	**$633,018.04**
Fund balance from previous year[6]		$19,380.35		$20,717.94	$38,768.02	$58,647.81	$82,076.64
Interest on cash balances		$1,077.14		$1,131.00	$1,187.55	$1,187.55	$1,246.93
Projected Adjustment for Property Tax Protest		-$30,000.00		-$31,500.00	-$33,075.00	-$33,075.00	-$34,728.75
Total Income and Reserves		**$475,331.99**		**$520,658.92**	**$569,452.16**	**$623,529.26**	**$681,612.86**
Improvements[1]	18%	$78,328.02	17%	$83,027.70	$88,009.36	$93,289.92	$98,887.32
Transportation and related expenses[2]	6%	$28,291.61	6%	$29,989.11	$31,788.46	$33,695.76	$35,717.51
Business Development and Recruitment[3]	4%	$18,822.11	4%	$19,951.43	$21,148.52	$22,417.43	$23,762.48
Marketing and Promotion[4]	44%	$195,488.71	43%	$207,218.04	$219,651.12	$232,830.19	$246,800.00
Public Safety[5]	5%	$28,233.16	6%	$29,927.15	$31,722.78	$33,626.14	$35,643.71
Administration	16%	$68,947.36	15%	$73,084.20	$77,469.26	$82,117.41	$87,044.46
Financial Audit and Insurance	7%	$36,503.08	8%	$38,693.27	$41,014.86	$43,475.75	$46,084.30
	100%		100%				
Total Expenditures[6]		**$454,614.05**		**$481,890.90**	**$510,804.35**	**$541,452.61**	**$573,939.77**
Fund Balance/Reserves		$20,717.94		$38,768.02	$58,647.81	$82,076.64	$107,673.09

1. Graffiti control, landscaping, park improvements, trash pickup and neighborhood improvements
2. Acquisition, construction, operation and maintenance of transportation facilities and wayfinding signage including neighborhood parking programs
3. Business development and recruitment to promote the District as well as efforts to ease the burden of opening and operating a business.
4. Marketing and other promotional activities including but not limited to wifi, website, light pole banners, and newsletter.
5. Safety and security related initiatives including but not limited to lighting and signage.
6. The Public Improvement District started 2015 with a carry over balance of approximately $200,000 accumulated from unspent funds from the Categories of Improvements, Business Development, and Marketing and Promotion. The Carry over funds is the rest of loss of staff to oversee the management of these categories for most of FY 2015. Following the hiring of a new Executive Director, who started June 1, 2015, and the expansion of the DEPID boundaries in 2014 the DEPID has requested to spend the carry over balance for delayed neighborhood projects, which will include testing Crowdus Street as a pedestrian corridor, neighborhood-wide parking startegies,

***The original service plan covers 2015-2020. This plan shows years 2015-2022. Any year beyond 2020 is an estimate pending a successful early renewal.** Renewal process of the Service Plan starts in April and is completed in September of the year before required renewal. We intend on renewing and revising this service plan in 2018 to be effective 2019, therefore this service plan shown for 2019-2022 is subject to a potentially significant change.

Exhibit C

DEEP ELLUM
FOUNDATION

Jon Hetzel
President
Deep Ellum Foundation
PO Box 710596, Dallas, Texas 75371

July 10, 2017

Deep Ellum Public Improvement District
2017 Assessment Plan

The cost of the services and improvements provided by the Deep Ellum Public Improvement District (DEPID) will be paid primarily by special assessments against property in the District. Annual assessments will be based on the total value of real property and improvements as certified by the Dallas Central Appraisal District.

All property owners not exempt from assessment will be assessed at a uniform rate. For the tax year of 2017, the rate continues to be $0.12 per $100.00 of value. Assessments will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code.

The City of Dallas shall not be responsible for payment of assessments against exempt City property in the District. DEPID will recognize and honor exemptions listed by the Dallas Central Appraisal District, including homestead, disability, senior citizen and exemptions for property owned by tax-exempt entities. Payment of the DEPID assessment by any exempt owners must be established by contract.

DEPID's assessments will be collected by Dallas County for the City of Dallas, in accordance with the management contract between the City of Dallas and The Deep Ellum Foundation, the non-profit corporation that manages the District.

Sincerely,

Jon Hetzel, Deep Ellum Foundation President

AGENDA ITEMS # 93,94

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 45 E F G K and L

SUBJECT

Klyde Warren Park/Dallas Arts District Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Klyde Warren Park/Dallas Arts District Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID.

At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel.

BACKGROUND (continued)

After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

The Woodall Rodgers Park Foundation provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The purpose of the District is to supplement and enhance services and improvements for properties specifically benefitted by their proximity to Klyde Warren Park (KWP) and Dallas Arts District (DAD), but not to replace or supplant existing City or other services provided. The general nature of the proposed services and improvements to be performed by the District for KWP and DAD includes security, sanitation, graffiti control and landscape improvements, marketing and promotional activities, distinctive lighting and signage, landscaping and water features, KWP/DAD improvements, trash pick-up, cultural enhancement, programs, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $1,141,592 in 2018 and reach $1,671,405 in 2022. The total estimated assessments to be collected during the next five-year period is approximately $6,969,533. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $1,141,592. This amount is approximately equal to $.025 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The annual assessment rate is capped and shall not exceed $0.025 per $100.00 valuation.

BACKGROUND (continued)

The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 14, 2013, City Council authorized creation of the Klyde Warren Park Public Improvement District, approval of the Service Plan and management contract by Resolution No. 13-1375.

On June 25, 2014, City Council authorized the dissolution of the Klyde Warren Park Public Improvement District by Resolution No. 14-1073.

On June 25, 2014, City Council authorized the creation of the Klyde Warren Park/Dallas Arts District Public Improvement District, approval of the Service Plan and management contract by Resolution No. 14-1074.

On September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll for the Klyde Warren Park/Dallas Arts District Public Improvement District by Resolution No. 16-1498; Ordinance No. 30203.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

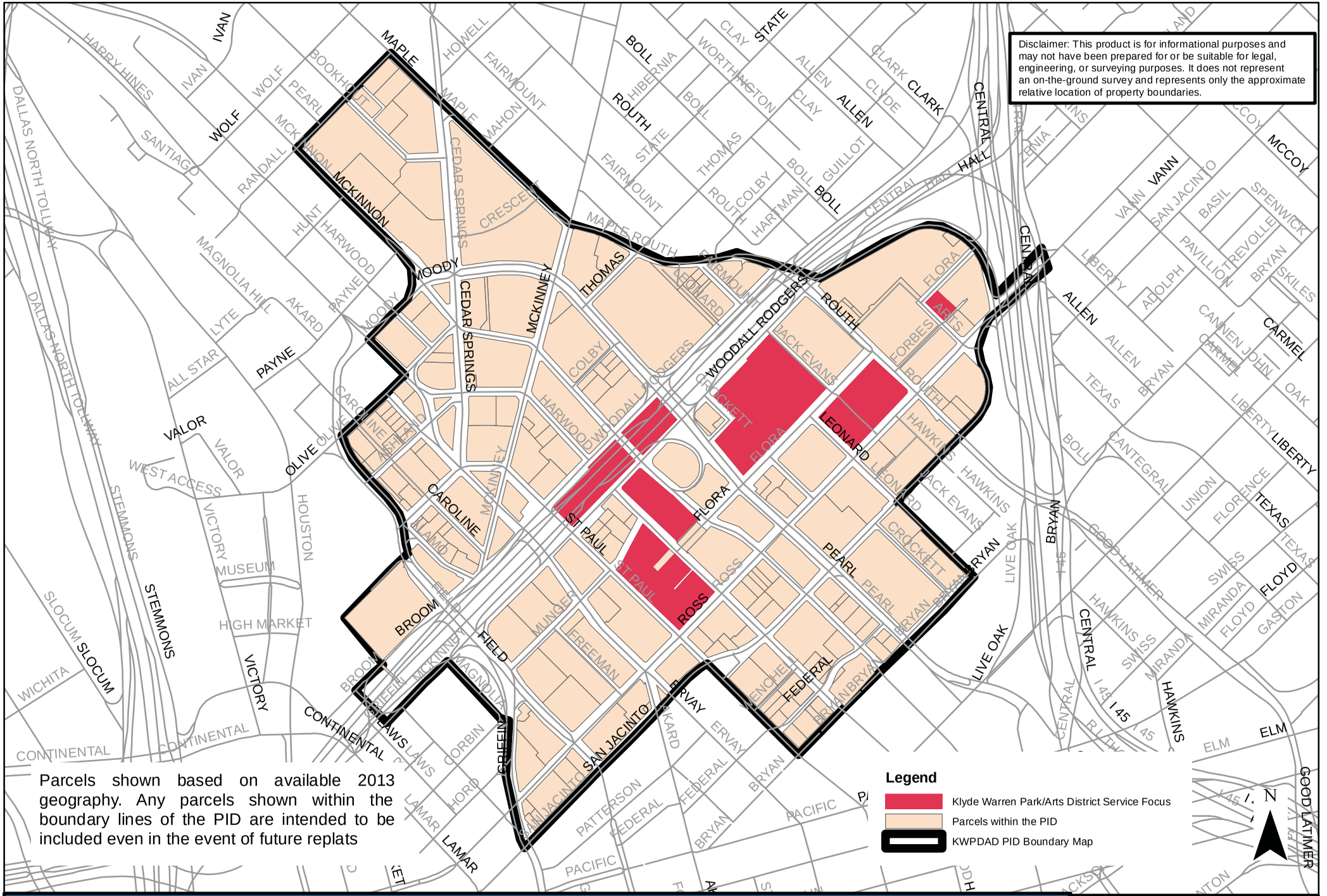
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Klyde Warren Park /Dallas Arts District Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1273.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



Klyde Warren Park/Arts District PID (KWP/DADPID) Boundary Map

DALLAS
ECONOMIC
DEVELOPMENT
Area Redevelopment Division
214.670.1685
dallas-ecodev.org

ORDINANCE NO. _____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE KLYDE WARREN PARK/DALLAS ARTS DISTRICT PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on August 14, 2013, City Council authorized the creation of the Klyde Warren Park Public Improvement District (District), as a public improvement district in accordance with the Act and found that the District promoted the interests of the City and conferred a special benefit to the property in the District, designated Woodall Rodgers Park Foundation as the manager of the District, authorized a contract for management services; and approved the District Service Plan, and annual updates by Resolution No. 13-1375; and

WHEREAS, on June 25, 2014, City Council authorized the dissolution of the Klyde Warren Park Public Improvement District by Resolution No. 14-1073; and

WHEREAS, on June 25, 2014, City Council authorized the creation of the Klyde Warren Park/Dallas Arts District Public Improvement District (District), as shown on the attached **Exhibit A - Map of the District**, pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District; designated Woodall Rodgers Park Foundation as the manager of the District and authorized a contract for management services; and approved the District Service Plan by Resolution No. 14-1074; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on Klyde Warren Park/Dallas Arts District Public Improvement District final 2018 Service Plan and 2017 Assessment Rate and by Resolution No. 17-1273; and

WHEREAS, the Woodall Rodgers Foundation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $.025 per $100.00 of appraised value of property or improvements to the property located in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Klyde Warren Park/Dallas Arts District Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $1,141,592. This amount shall be apportioned in an amount equal to $0.025 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 service plan year. The annual assessment rate is capped and shall not exceed $0.025 per $100.00 evaluation.

SECTION 4. That City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $1,141,592. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, Dallas City Hall, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State, and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit 9879, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9879, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____

MAPLE
MCKINNON
CEDAR SPRINGS
MCKINNEY
MOODY
THOMAS
WOODALL RODGERS
ROUTH
FLORA
ARTS
FORBES
JACK EVANS
LEONARD
CROCKETT
HARWOOD
COLBY
ST PAUL
ROSS
PEARL
BRYAN
FEDERAL
ERVAY
SAN JACINTO
FIELD
BROOM
CAROLINE
ALAMO
OLIVE
CONTINENTAL
GRIFFIN
LAMAR
LIVE OAK
CENTRAL
HALL
ALLEN
CLARK
STATE
BOLL
IVAN
WOLF
VALOR
PAYNE
STEMMONS
SLOCUM
VICTORY
HOUSTON
HIGH MARKET
MUSEUM
DALLAS NORTH TOLLWAY
HARRY HINES
CARMEL
LIBERTY
TEXAS
FLOYD
VANN
HAWKINS
ELM
GOOD LATIMER
I 45
N

Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Parcels shown based on available 2013 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future replats

Legend

- 🟥 Klyde Warren Park/Arts District Service Focus
- 🟧 Parcels within the PID
- ▭ KWPDAD PID Boundary Map

Exhibit A
Klyde Warren Park/Arts District PID (KWP/DADPID) Boundary Map

DALLAS
ECONOMIC
DEVELOPMENT
Area Redevelopment Division
214.670.1685
dallas-ecodev.org

EXHIBIT B

KLYDE WARREN PARK/DALLAS ARTS DISTRICT
PUBLIC IMPROVEMENT DISTRICT
PROPOSED SERVICE PLAN 2018

	2018 Proposed	2019 Revised Plan	2020 Revised Plan	2021 Revised Plan	2022 Plan *
REVENUE					
Fund Balance from previous year	-	-	-	-	-
1 Net assessment revenue	$1,141,592.00	$1,255,751.20	$1,381,326.32	$1,519,458.95	$1,671,404.85
TOTAL REVENUE	$1,141,592.00	$1,255,751.20	$1,381,326.32	$1,519,458.95	$1,671,404.85
EXPENDITURES					
Security	$220,216.20	$231,227.01	$242,788.36	$254,927.77	$267,674.16
Sanitation	$234,113.97	$250,501.95	$268,037.08	$286,799.68	$306,875.66
Scrubbing and power washing pavers	$19,810.43	$21,791.47	$23,970.62	$26,367.68	$29,004.45
Waste disposal	$15,980.13	$17,578.15	$19,335.96	$21,269.56	$23,396.51
Landscape improvements	$224,738.61	$274,254.18	$317,683.42	$369,293.59	$423,255.67
Water features and general maintenance	$90,796.08	$99,875.69	$122,405.34	$131,733.72	$157,530.87
Cultural enhancement (programs)	$89,501.31	$98,451.44	$108,296.59	$119,126.24	$131,038.87
Marketing and promotion	$81,938.16	$90,131.97	$99,145.17	$122,059.69	$134,265.65
Administration	$42,939.68	$44,227.87	$45,554.70	$46,921.34	$48,328.98
Liability insurance and financial audit	$71,848.10	$74,003.55	$76,223.65	$78,510.36	$80,865.67
Holiday lighting and Decorations	$28,758.04	$31,633.85	$34,797.23	$38,276.95	$42,104.65
Signage	$13,351.28	$14,474.08	$15,488.19	$16,572.36	$19,463.70
2 Contingency	$7,600.00	$7,600.00	$7,600.00	$7,600.00	$7,600.00
TOTAL OPERATING EXPENDITURES	$1,141,592.00	$1,255,751.20	$1,381,326.32	$1,519,458.95	$1,671,404.85
FUND BALANCE/ RESERVES	$0.00	$0.00	$0.00	$0.00	$0.00

KWP and DAD will support the remaining operating costs of their organizations, which is not included in the Service Plan

* 2022 Plan is first year of PID renewal; Assume renewal of PID

1 Revised plan assumes a 10% increase in property values each year based on future Uptown and Downtown development

2 Allowance made for anticipated tax refunds due to protests by property owners

Exhibit C

Klyde Warren Park/Dallas Arts District Public Improvement District Assessment Plan

The costs of the services and improvements by the District will be paid primarily by special assessment against properties in the District. Annual assessments are based on the total value of real property and real property improvements as determined by the Dallas Central Appraisal District ("DCAD").

The Klyde Warren Park/Dallas Arts District Public Improvement District (PID) proposed assessment rate for 2017 is $0.025 per $100 of appraised value. The annual assessment rate shall not exceed $0.025 per $100 valuation. City right-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

AGENDA ITEMS # 95,96

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 35 Q R U V

SUBJECT

Knox Street Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Knox Street Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel.

After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Knox Street Public Improvement District provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The purpose of the District is to supplement and enhance services provided within the District, but not to replace or supplant existing City services provided within the District. The general nature of the proposed services and improvements to be preformed by the District includes enhanced security and public safety, capital improvements, improvement of common areas, landscaping, trash/litter removal, graffiti control, marketing and promotional activities, distinctive lighting and signage, business development and recruitment to promote the area, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $1,029,674 in 2018 and reach $312,825 in 2022. The total estimated assessments to be collected during the next five-year period is approximately $1,783,258. The District shall incur no bonded indebtedness. Future years' budgets may alter significantly as the result of the carryover funds accumulated through 2017 from the previous term to be used to fund capital improvement projects such as gateway markers and streetscape improvements and/or possibly in conjunction with Knox Complete Streets (and related feasibility study costs). Capital Improvements include traffic studies related to Knox Complete Streets and Cole-McKinney Two Way Conversion, as well as gateway marker costs. 2017 Capital Improvements reflects anticipated spend of majority of carryover from prior years to complement Knox Complete Streets (but may be separate project from Complete Streets).

(c) **Boundaries.** The boundaries of the District are located wholly within the City of Dallas, Texas, as shown in the attached map.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $284,462.

BACKGROUND (continued)

This amount is equal to $0.15 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year.

The real property of jurisdictions and entities that have obtained an exemption from City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 23, 2010, City Council authorized creation of the Knox Street Public Improvement District, Service Plan and management contract by Resolution No. 10-1670.

On September 9, 2015, City Council authorized an ordinance approving and adopting the final 2016 Service Plan, 2015 Assessment Plan and the 2015 Assessment Roll by Resolution No. 15-1698; Ordinance No. 29863.

Information about this item was provided to the Economic Development Committee on August 15, 2016.

On September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan, and the 2016 Assessment Roll by Resolution No. 16-1499; Ordinance No. 30204.

On June 28, 2017, City Council held a public hearing to receive comments on the renewal of the Knox Street Public Improvement District and authorized the Service Plan and the management contract by Resolution No. 17-1119.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Knox Street Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1274.

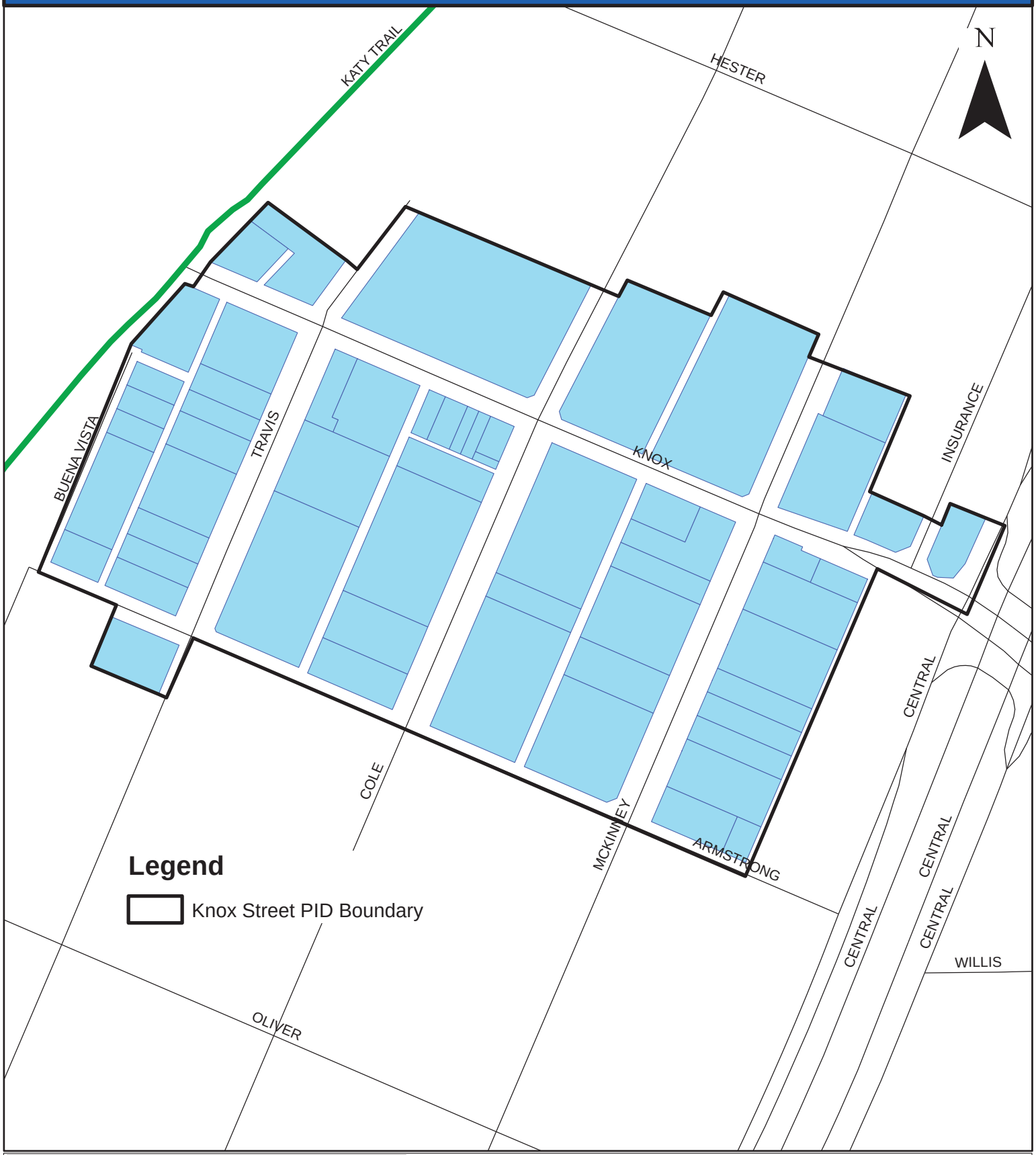
FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached

Knox Street PID



City of Dallas
Office of Economic Development
http://www.Dallas-EcoDev.org

Created 04/2010

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE KNOX STREET PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on June 23, 2010, City Council authorized the creation of the Knox Street Public Improvement District (the District) as shown on the attached **Exhibit A - Map of the District**, pursuant to the Act finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated Knox Street Public Improvement District Corporation as the manager of the District, and authorized a contract for management services; and approved the District Service Plan by Resolution No. 09-1679; and

WHEREAS, on September 9, 2015, City Council authorized an ordinance approving and adopting the final 2016 Service Plan, 2015 Assessment Plan and 2015 Assessment Roll by Resolution No. 15-1698; Ordinance No. 29863; and

WHEREAS, on September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1499; Ordinance No. 30204; and

WHEREAS, on June 28, 2017, City Council held a public hearing to receive comments on the renewal of the Knox Street Public Improvement District (District), as a public improvement district in accordance with the Act and found that the District promoted the interests of the City and conferred a special benefit to the property in the District, designated Knox Street Improvement District Corporation as the manager of the District, authorized a contract for management services; and approved the District Service Plan, and annual updates by Resolution No. 17-1119; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Knox Street Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1274; and

WHEREAS, the Knox Street Public Improvement District Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.15 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Knox Street Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $335,885. This amount shall be apportioned in an amount equal to $0.15 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan, and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $1,029,674. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 13. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 14. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department, ECO, Unit W224, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department. ECO, Unit W224 , to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

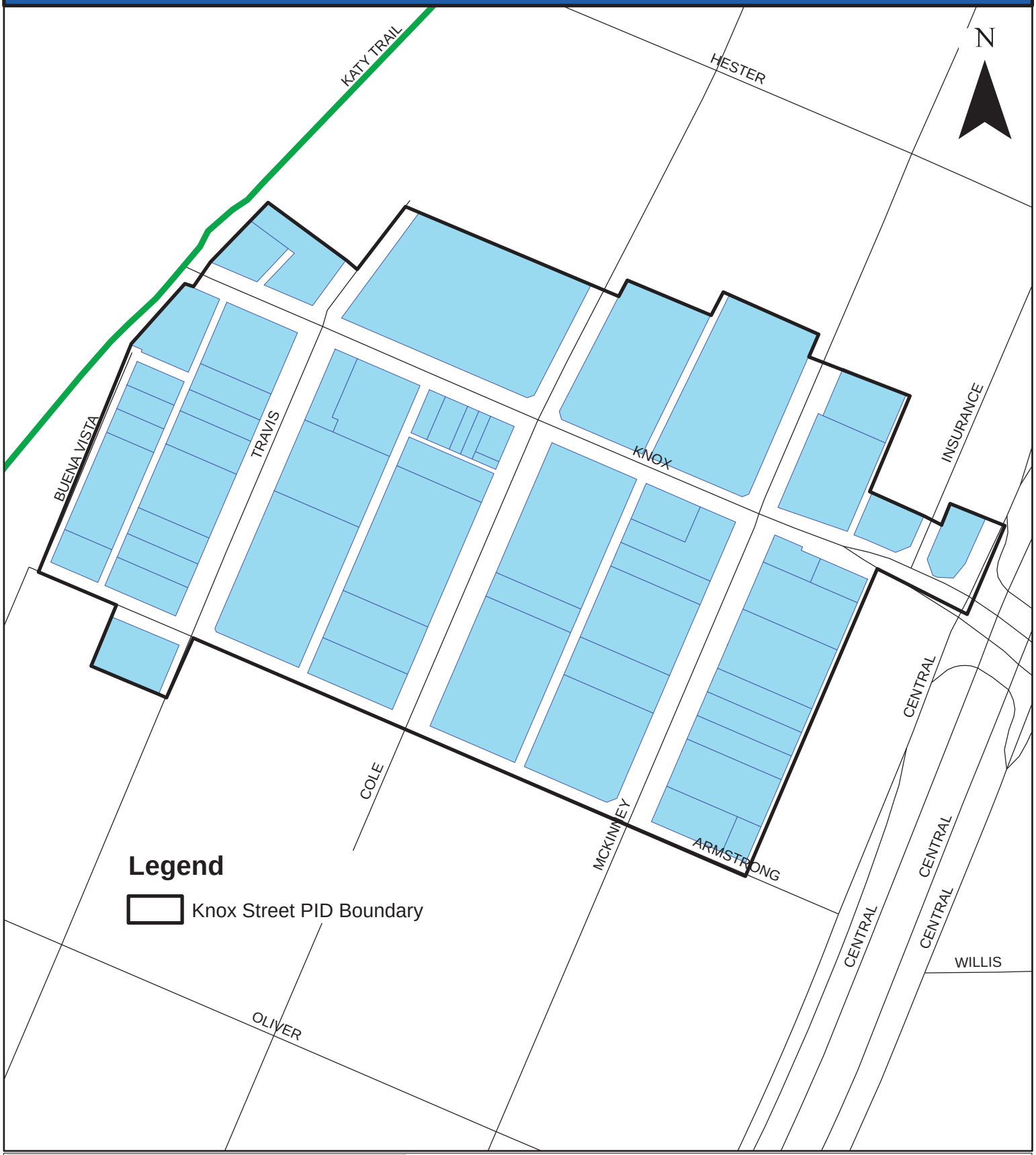
LARRY E. CASTO, City Attorney

By: _____
City Attorney

Passed _____

EXHIBIT A

Knox Street PID



City of Dallas

Office of Economic Development

http://www.Dallas-EcoDev.org

Created 04/2010

Exhibit B

Knox Street Public Improvement District - 5 Year Service Plan (2018-2022)

	2018 Forecast*		2019 Forecast*		2020 Forecast*		2021 Forecast*		2022 Forecast*	
INCOME										
Carryover Fund Balance From Previous Year	$ 735,038		$ 27,927		$ 72,102		$ 117,603		$ 164,468	
Net Assessment Revenue [1]	$ 335,885		$ 345,961		$ 356,340		$ 367,030		$ 378,041	
Other Income and Contributions [2]	$ -		$ -		$ -		$ -		$ -	
TOTAL INCOME & RESERVES	$ 1,070,923		$ 373,888		$ 428,442		$ 484,633		$ 542,510	
EXPENSES										
Capital Improvements [4]	$ 897,565	84%	$ 152,715	41%	$ 158,020	37%	$ 163,483	34%	$ 169,111	31%
Public Safety and Security [5]	$ 47,741	4%	$ 49,173	13%	$ 50,648	12%	$ 52,167	11%	$ 53,732	10%
Marketing & Promotion [6]	$ 86,827	8%	$ 88,709	24%	$ 90,647	21%	$ 92,643	19%	$ 94,700	17%
PID Renewal Fee [8]	$ -	0%	$ -	0%	$ -	0%	$ -	0%	$ -	0%
Insurance & Audit	$ 10,711	1%	$ 11,033	3%	$ 11,364	3%	$ 11,704	2%	$ 12,056	2%
Administrative [7]	$ 152	0%	$ 157	0%	$ 161	0%	$ 166	0%	$ 171	0%
TOTAL EXPENSES	$ 1,042,996		$ 301,786		$ 310,840		$ 320,164		$ 329,770	
Current Net Income [3]	$ (707,111)	-66%	$ 44,176	12%	$ 45,500	11%	$ 46,866	10%	$ 48,271	9%
TOTAL CARRYOVER FUNDS AT YEAR END	$ 27,927		$ 72,102		$ 117,603		$ 164,468		$ 212,740	

[1] Net assessment reflects the deduction of City and County fees from the gross assessment collection.

[2] 2018 Assessments are proposed to be set at the maximum rate of $0.15 per $100 of taxable value.

[3] 2018 Budget Revenues are based on 2017 certified tax roll with a 10% reduction applied for potential protest and refunds.

[4] Carryover funds will be used to fund capital improvement projects such as (but not limited to) gateway markers, streetscape improvements and/or in conjunction with Knox Complete Streets (and related feasibility study costs). 2018 Capital Improvements reflects anticipated spend of majority of carryover from prior years to complement Knox Complete Streets (but may be separate project from Complete Streets).

[5] Security includes private security patrol, off-duty police, camera and related security systems equipment and monitoring.

[6] Website, marketing, social media, branding, banners,special events and Christmas lights

[7] Printing, mailing, notice, legal, audit and miscellaneous adminstrative expenses.

[8] Payment to City of Dallas upon successful renewal of PID.

[Z] Actual Revenues (ie Cash Basis) in these years. Future years are on a tax year basis.

[*] Subject to successful renewal in 2017.

[**] PID Oversight Charges: Starting in 2016, includes $2.75 per account fee.

EXHIBIT C
KNOX STREET PUBLIC IMPROVEMENT DISTRICT
ASSESSMENT PLAN 2017

The cost of the services and improvements provided by the Knox Street Public Improvement District will be paid primarily by assessments against real properties within the Knox Street Public Improvement District boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District.

The cost of improvements and services in the district will be assessed by application of a single rate applied to all non-exempt property on the combined value of the real property and real property improvements as determined by the Dallas Central Appraisal District. The assessment rate for 2017 is proposed at $0.15 per $100.00 of appraised value. The annual assessment rate, during the seven-year life of the District, will not exceed $0.15 per $100.00 of appraised value as determined by the Dallas Central Appraisal District.

The Knox Street PID assessments will be collected by the Dallas County Tax Office in accordance with the contract with the City of Dallas and in accordance with the management contract between the City of Dallas and the Knox Street Improvement District Corporation.

AGENDA ITEMS # 97,98

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 9, 10, 13

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 27 B C E F G H J K L N P S T W X & 26 Z

SUBJECT

Lake Highlands Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Lake Highlands Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date – Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Lake Highlands Improvement District Corporation provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include enhanced security and public safety, capital improvements, improvement of common areas, landscaping, trash/litter removal, graffiti control, marketing and promotional activities, distinctive lighting and signage, business development and recruitment to promote the area, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $593,259 in 2018 and reach $1,266,483 in 2022. The total estimated assessment to be collected during the next five-year period is approximately $4,337,188. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $592,959. This amount is equal to $0.13 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Property owned by persons already receiving and qualifying for 65-or-older homestead exemption under Section 11.13 (c) or (d) of the Texas Property Tax Code will be exempt from assessment. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

BACKGROUND (continued)

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 25, 2008, City Council authorized creation of the Lake Highlands Public Improvement District by Resolution No. 08-1866.

On August 12, 2015, City Council authorized a public hearing to be held to receive comments concerning the renewal and expansion of the Lake Highlands Public Improvement District, and authorized approval of the Service Plan and management contract by Resolution No. 15-1473.

On September 14, 2016 City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1500; Ordinance No. 30205.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

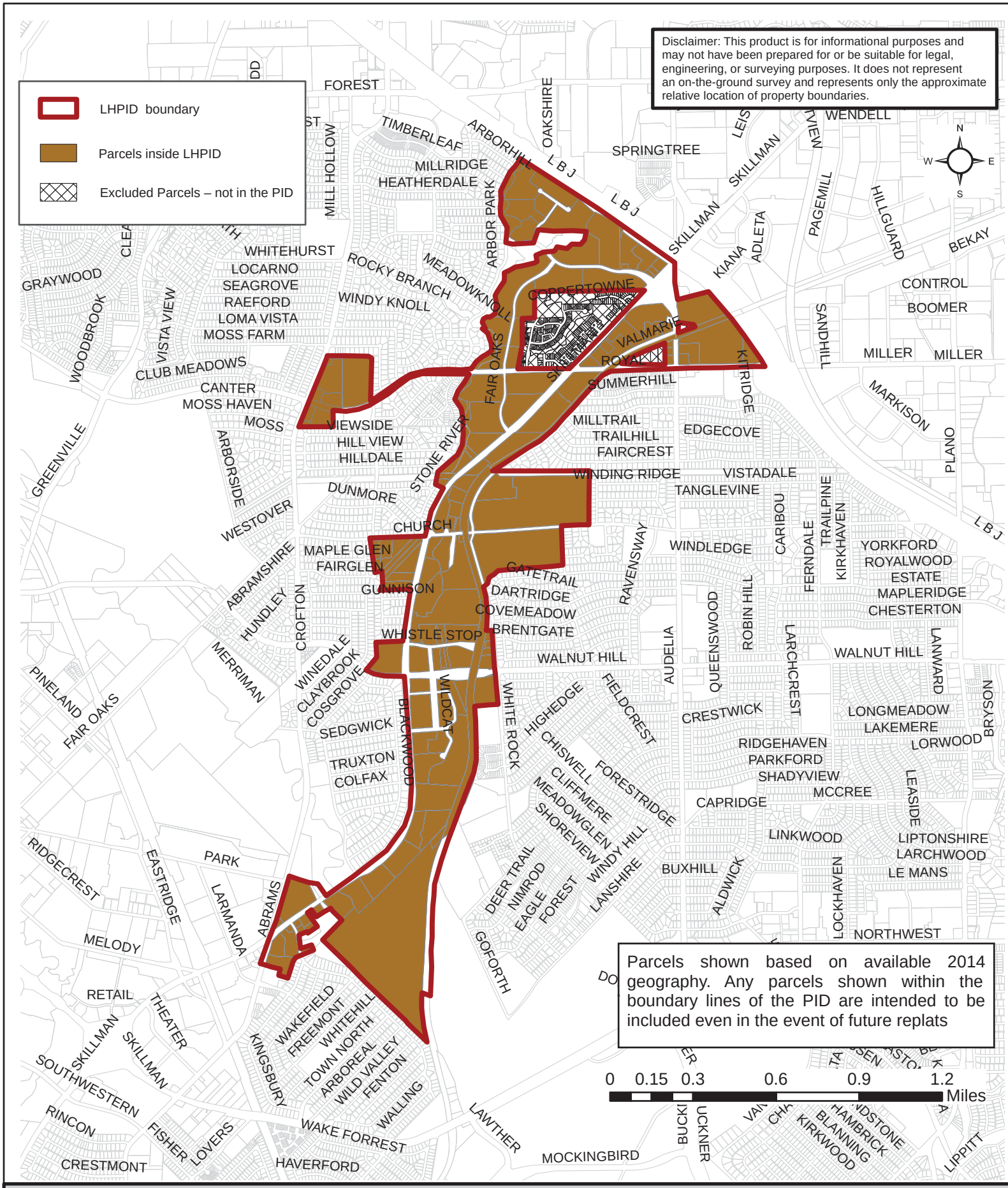
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Lake Highlands Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1275.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



Lake Highlands PID Boundary Map

City of Dallas
Office of Economic Development
Created 8/2015

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE LAKE HIGHLANDS PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code ("Act") allows for the creation of public improvement districts; and

WHEREAS, on June 25, 2008, City Council authorized the creation of the Lake Highlands Public Improvement District (District), pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated Lake Highlands Improvement District Corporation as the manager of the District, authorized a contract for management services; and approved the District Service Plan, by Resolution No. 08-1866; and

WHEREAS, on August 12, 2015, City Council held a public hearing to receive comments concerning the renewal and expansion of the Lake Highlands Public Improvement District (District), for the specified area of the Lake Highlands Public Improvement District; and, at the close of the public hearing authorize: approval of a resolution renewing and expanding the Lake Highlands Public Improvement District for a period of seven years; approval of the Service Plan for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and a management contract with the Lake Highlands Improvement District Corporation, a non-profit corporation as the management entity for the Lake Highlands Public Improvement District by Resolution No. 15-1473 as shown on the attached **Exhibit A - Map of the District**; and

WHEREAS, on September 14, 2016 City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1500; Ordinance No. 30205; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Lake Highlands Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1275; and

WHEREAS, the Lake Highlands Improvement District Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.13 per $100.00 of appraised value of the property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Lake Highlands Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $592,959. This amount shall be apportioned in an amount equal to $0.13 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Property owned by persons already receiving and qualifying for 65-or-older homestead exemption under Section 11.13 (c) or (d) of the Texas Property Tax Code will be exempt from assessment. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

SECTION 4. That City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $593,259. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the Service Plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by city staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department, ECO, Unit 9881, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department. ECO, Unit 9881, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____

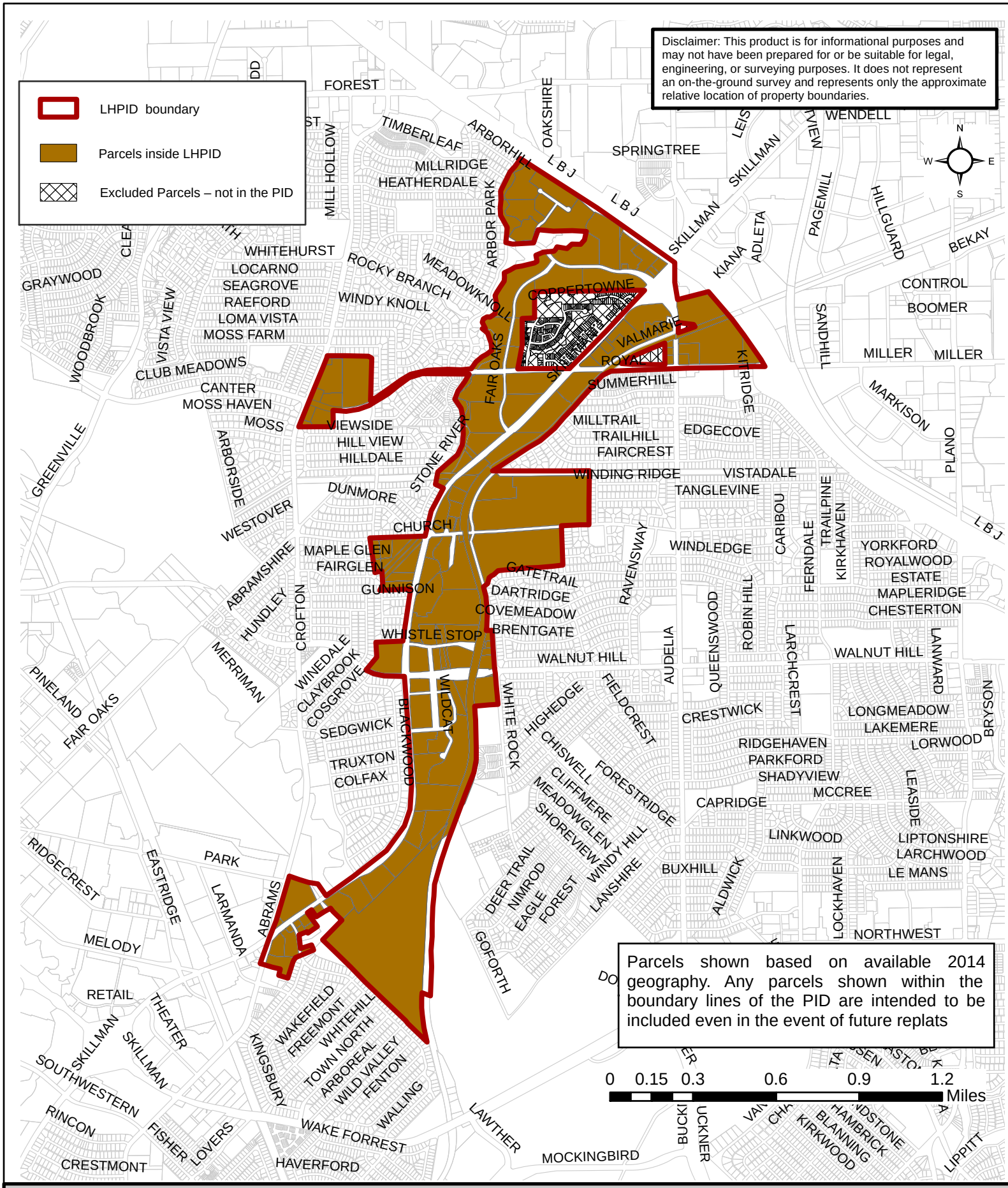


Exhibit A - Lake Highlands PID Boundary Map

City of Dallas
Office of Economic Development
Created 8/2015

Exhibit B

LAKE HIGHLANDS PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR SERVICE PLAN (2018-2022)

		2018		2019		2020		2021		2022
INCOME										
Net Assessment		$592,959.50		$667,481.49		$836,079.05		$974,585.18		$1,266,083.14
Interest on Cash Balance		$300.00		$400.00		$400.00		$400.00		$400.00
Total Income		**$593,259.50**		**$667,881.49**		**$836,479.05**		**$974,985.18**		**$1,266,483.14**
EXPENSES										
Renewal/Creation Fee										
Public Safety [1]	45.00%	$266,966.78	45%	$300,546.67	45%	$376,415.57	45%	$438,743.33	45%	$569,917.41
Improvements [2]	33.00%	$195,775.64	33%	$220,400.89	33%	$276,038.09	33%	$321,745.11	33%	$417,939.44
Promotion [3]	6.00%	$35,595.57	6%	$40,072.89	6%	$50,188.74	6%	$58,499.11	6%	$75,988.99
Administration [4]	10.00%	$59,325.95	10%	$66,788.15	10%	$83,647.91	10%	$97,498.52	10%	$126,648.31
Audit	2.00%	$11,865.19	2%	$13,357.63	2%	$16,729.58	2%	$19,499.70	2%	$25,329.66
Insurance	4.00%	$23,730.38	4%	$26,715.26	4%	$33,459.16	4%	$38,999.41	4%	$50,659.33
	100.00%									
Total Expenses		**$593,259.50**		**$667,881.49**		**$836,479.05**		**$974,985.18**		**$1,266,483.14**
Surplus Carried Forward		$0.00		$0.00		$0.00		$0.00		$0.00

Notes:

The assessment amount is approximately equal to $0.13 per $100 of appraised value as determined by the Dallas Central Appraisl District (DCAD).

Net assessment reflects the deduction of City and County fees from the gross assessment collection.

[1] Regular Security Patrol, patrol vehicle lease and related expenses

[2] Design and construction of public infrastructure improvements and maintenance of common areas including non standard ROW, medians and parks;

[3] Website, marketing and outreach, marketing materials, promotion, community events, business development

[4] Office supplies, administration, notice mailings

Exhibit C
LAKE HIGHLANDS PUBLIC IMPROVEMENT DISTRICT
2017 ASSESSMENT PLAN

The cost of the services and improvements provided by the Lake Highlands Public Improvement District will be paid primarily by assessments against real properties within the Lake Highlands Public Improvement District boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District.

The service area is identified on the enclosed map. All properties will be assessed at a uniform rate. The proposed assessment rate for the 2017 is proposed at $0.13 per $100.00 of appraised value. Each subsequent year, a recommended assessment rate will be determined by the budget prepared by the management corporation. Assessment will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code.

Properties not liable for assessment include City rights-of-way, City-owned park properties and properties not owned by the City of Dallas but have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (exempt under the provisions of Section 11.24 and 11.28 of the Property Tax Code), and property owned by persons already receiving and qualifying of for the 65-or-older homestead exemption (under Section 11.13(c) or (d) of the Texas Property Tax Code. Payment of assessment by other exempt jurisdictions must be established by contract.

The District's assessments will be collected by Dallas County or other collection agent as determined by the City of Dallas, in accordance with management contract between the City of Dallas and the Lake Highlands Improvement District Corporation, the non-profit management corporation for the District.

AGENDA ITEMS # 99,100

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 10

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 17Y 17Z 27B-D 27G-H

SUBJECT

North Lake Highlands Public Improvement District

* A public hearing concerning the proposed levy of assessment for the North Lake Highlands Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date – Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Lake Highlands Improvement District Corporation provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include enhanced security and public safety, capital improvements, improvement of common areas, landscaping, trash/litter removal, graffiti control, marketing and promotional activities, distinctive lighting and signage, business development and recruitment to promote the area, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $339,101 in 2018 and reach $795,005 in 2022. The total estimated assessments to be collected during the next five-year period is approximately $2,626,755. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $339,101. This amount is equal to $0.12 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes.

BACKGROUND (continued)

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 9, 2017, City Council authorized creation of the North Lake Highlands Public Improvement District, approval of the Service Plan and management contract by Resolution No. 17-1232.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the North Lake Highlands Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1276.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached

North Lake Highlands PID Boundary Map

City of Dallas
Office of Economic Development
Created 8/2017

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE NORTH LAKE HIGHLANDS PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code ("Act") allows for the creation of public improvement districts; and

WHEREAS, on August 9, 2017, City Council authorized the creation of the North Lake Highlands Public Improvement District (District), as a public improvement district in accordance with the Act and found that the District promoted the interests of the City and conferred a special benefit to the property in the District, designated Lake Highlands Improvement District Corporation as the manager of the District, authorized a contract for management services; and approved the District Service Plan, and annual updates by Resolution No. 17-1232; and

WHEREAS, the Lake Highlands Improvement District Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the North Lake Highlands Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1276; and

WHEREAS, the Lake Highlands Improvement District Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.12 per $100.00 of appraised value of the property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the North Lake Highlands Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $339,101. This amount shall be apportioned in an amount equal to $0.12 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 3. (continued)

The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

SECTION 4. That City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $339,101. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the Service Plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department, ECO, Unit W225, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department. ECO, Unit W225, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____

Exhibit A
North Lake Highlands PID Boundary Map

City of Dallas
Office of Economic Development
Created 8/2017

Exhibit B

NORTH LAKE HIGHLANDS PUBLIC IMPROVEMENT DISTRICT
PROPOSED PID FIVE YEAR SERVICE PLAN (2018-2022)

	2018		2019		2020		2021		2022	
INCOME										
Net Assessment*	$339,100.55		$387,645.07		$482,346.27		$621,554.78		$794,604.98	
Interest on Cash Balance	$0.00		$300.00		$400.00		$400.00		$400.00	
Surplus Carried Forward	$0.00		$0.00		$0.00		$0.00		$0.00	
City Service Fee			-$2,500.00		-$2,500.00		-$2,500.00		-$2,500.00	
Total Income	**$339,100.55**		**$387,945.07**		**$482,746.27**		**$621,954.78**		**$795,004.98**	
EXPENSES										
Renewal/Creation Fee	$15,000.00	4%								
Public Safety [(1)]	$203,460.33	60%	$232,767.04	60%	$265,510.45	55%	$342,075.13	55%	$397,502.49	50%
Improvements [(2)]	$49,429.10	15%	$69,830.11	18%	$111,031.64	23%	$143,049.60	23%	$222,601.40	28%
Promotion [(3)]	$16,955.03	5%	$23,276.70	6%	$28,964.78	6%	$37,317.29	6%	$47,700.30	6%
Administration [(4)]	$33,910.06	10%	$38,794.51	10%	$48,274.63	10%	$62,195.48	10%	$79,500.50	10%
Audit	$6,782.01	2%	$7,758.90	2%	$9,654.93	2%	$12,439.10	2%	$15,900.10	2%
Insurance	$13,564.02	4%	$15,517.80	4%	$19,309.85	4%	$24,878.19	4%	$31,800.20	4%
Total Expenses	**$339,100.55**		**$387,945.07**		**$482,746.27**		**$621,954.78**		**$795,004.98**	
Surplus Carried Forward										

Notes:
The assessment amount is approximately equal to $0.12 per $100.00 of appraised value as determined by the Dallas Central Appraisal District (DCAD).
*Net assessment reflects the deduction of City and County fees from the gross assessment collection.

(1) Public Safety consists of enhanced neighborhood patrols, security enhancements, emergency preparedness
(2) Improvements include asthetic improvements, acquisition and instillation of public art, the establishment of parks and youth recreation sites, and educational programming
(3) Promotion includes business recruitment related expenses, branding efforts, marketing and outreach efforts and materials, and advertising
(4) Adminstrative costs include management fee, annual tax preperation, bookkeeping charges, office supplies, and postage for public notifications

Exhibit C
NORTH LAKE HIGHLANDS PUBLIC IMPROVEMENT DISTRICT
2017 ASSESSMENT PLAN

The cost of the services and improvements provided by the North Lake Highlands Public Improvement District will be paid primarily by assessments against real properties within the North Lake Highlands Public Improvement District boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District.

The service area is identified on the enclosed map. All properties will be assessed at a uniform rate. The proposed assessment rate for the 2017 is proposed at $0.12 per $100.00 of appraised value. Each subsequent year, a recommended assessment rate will be determined by the budget prepared by the management corporation. Assessment will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code.

Properties not liable for assessment include City rights-of-way, City-owned park properties and properties not owned by the City of Dallas but have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (exempt under the provisions of Section 11.24 and 11.28 of the Property Tax Code). Payment of assessment by other exempt jurisdictions must be established by contract.

The District's assessments will be collected by Dallas County or other collection agent as determined by the City of Dallas, in accordance with management contract between the City of Dallas and the Lake Highlands Improvement District Corporation, the non-profit management corporation for the District.

AGENDA ITEMS # 101,102

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 6

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 44 H D and 45 E

SUBJECT

Oak Lawn-Hi Line Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Oak Lawn-Hi Line Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date – Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Oak Lawn-Hi Line Improvement District Corporation provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2018 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include enhance security and public safety within the District, litter and graffiti control, public improvements, landscape improvements including planting, hardscape and street furniture within public open space and public right-of-way and related services and improvements that are authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $375,185 in 2018 and reach $817,036 in 2022. The total estimated assessments to be collected during the next five-year period is approximately $3,019,277. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $358,555. This amount is equal to $0.15 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2017 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

BACKGROUND (continued)

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way and City parks are not subject to assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 24, 2009, City Council held a public hearing to receive comments concerning the creation of the Oak Lawn-Hi Line Public Improvement District; approval of a resolution creating the Oak Lawn-Hi Line Public Improvement District; approval of the Service Plan and a management contract by Resolution No. 09-1679.

On June 15, 2016, City Council held a public hearing to receive comments concerning the renewal of the Oak Lawn-Hi Line Public Improvement District; approval of the Service Plan and management contract by Resolution No. 16-1022.

On September 14, 2016, City Council held a public hearing concerning the proposed levy of assessment for the Oak Lawn-Hi Line Public Improvement District; and authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1501; Ordinance No. 30206.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

On August 23, 2017, City Council authorized a public hearing to be held on September 13 2017, to receive comments on the proposed Oak Lawn-Hi Line Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by 17-1277.

FISCAL INFORMATION

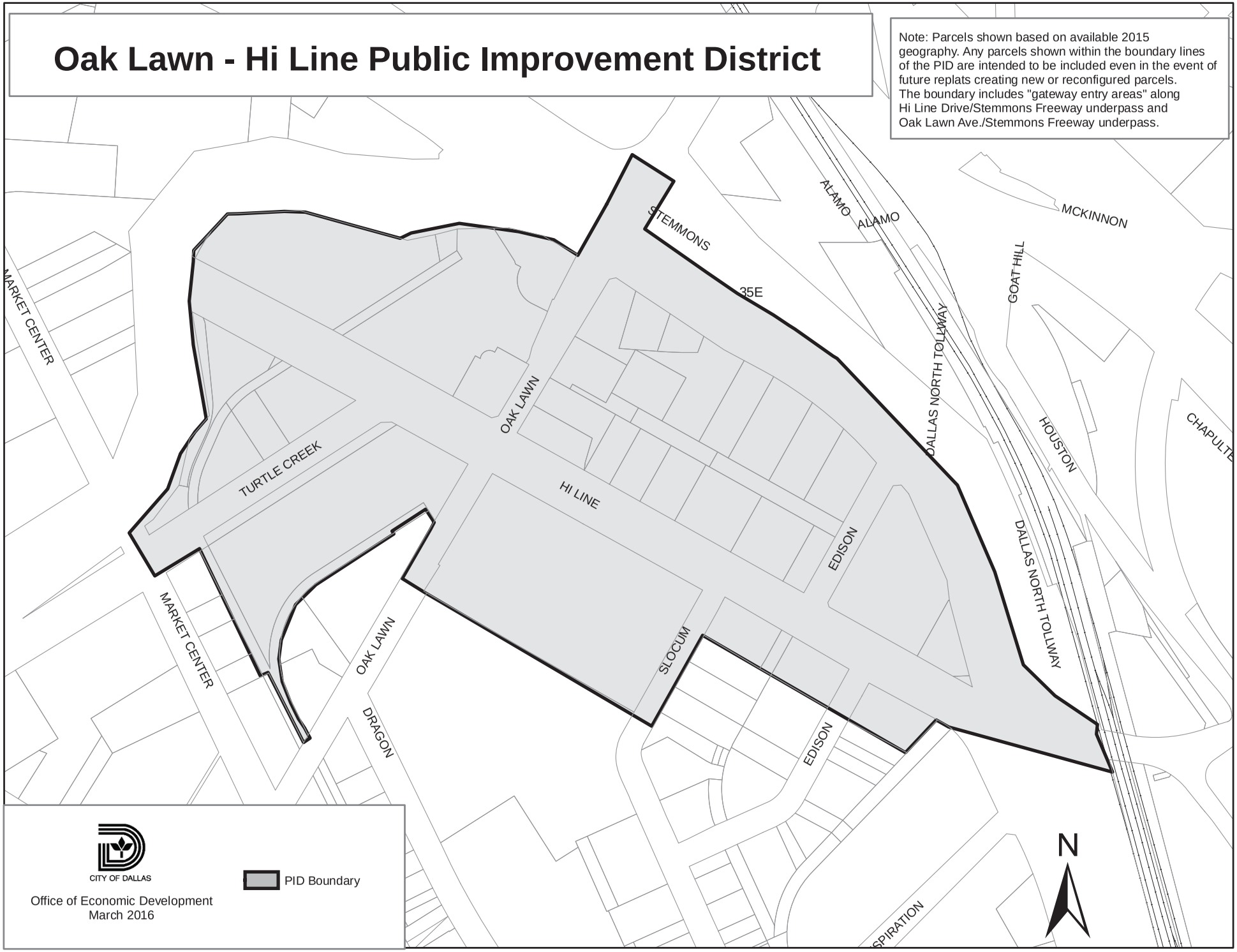
No cost consideration to the City.

MAP

Attached

Oak Lawn - Hi Line Public Improvement District

Note: Parcels shown based on available 2015 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future replats creating new or reconfigured parcels. The boundary includes "gateway entry areas" along Hi Line Drive/Stemmons Freeway underpass and Oak Lawn Ave./Stemmons Freeway underpass.



CITY OF DALLAS

PID Boundary

Office of Economic Development
March 2016

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE OAK LAWN-HI LINE PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the Act) allows for the creation of public improvement districts; and

WHEREAS, on June 24, 2009, the City Council established the Oak Lawn Hi-Line Public Improvement District (the District), pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District; designated Oak Lawn-Hi Line Improvement District Corporation as the manager of the District and authorized a contract for management services; and approved the District Service Plan by Resolution No. 09-1679; and

WHEREAS, on June 15, 2016, City Council held a public hearing to receive comments concerning the renewal of the Oak Lawn-Hi Line Public Improvement District; approval of the Service Plan and management contract by Resolution No. 16-1022, (add comma) as shown on the attached **Exhibit A - Map of the District**; and

WHEREAS, on September 14, 2016, City Council held a public hearing concerning the proposed levy of assessment for the Oak Lawn-Hi Line Public Improvement District; and authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1501; Ordinance No. 30206; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13 2017, to receive comments on the Oak Lawn-Hi Line Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1277; and

WHEREAS, the Oak Lawn-Hi Line Improvement District Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.15 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan, and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Oak Lawn-Hi Line Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD.

SECTION 3. (continued)

The assessment amount for 2017 is proposed to be $358,555. This amount shall be apportioned in an amount equal to $0.15 per $100.00 of appraised value as determined by the DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan, and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $375,185. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas 75201 before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State, and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by city staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit W223, Revenue Code 7399; and that the Chief Financial Officer be authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit W223, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

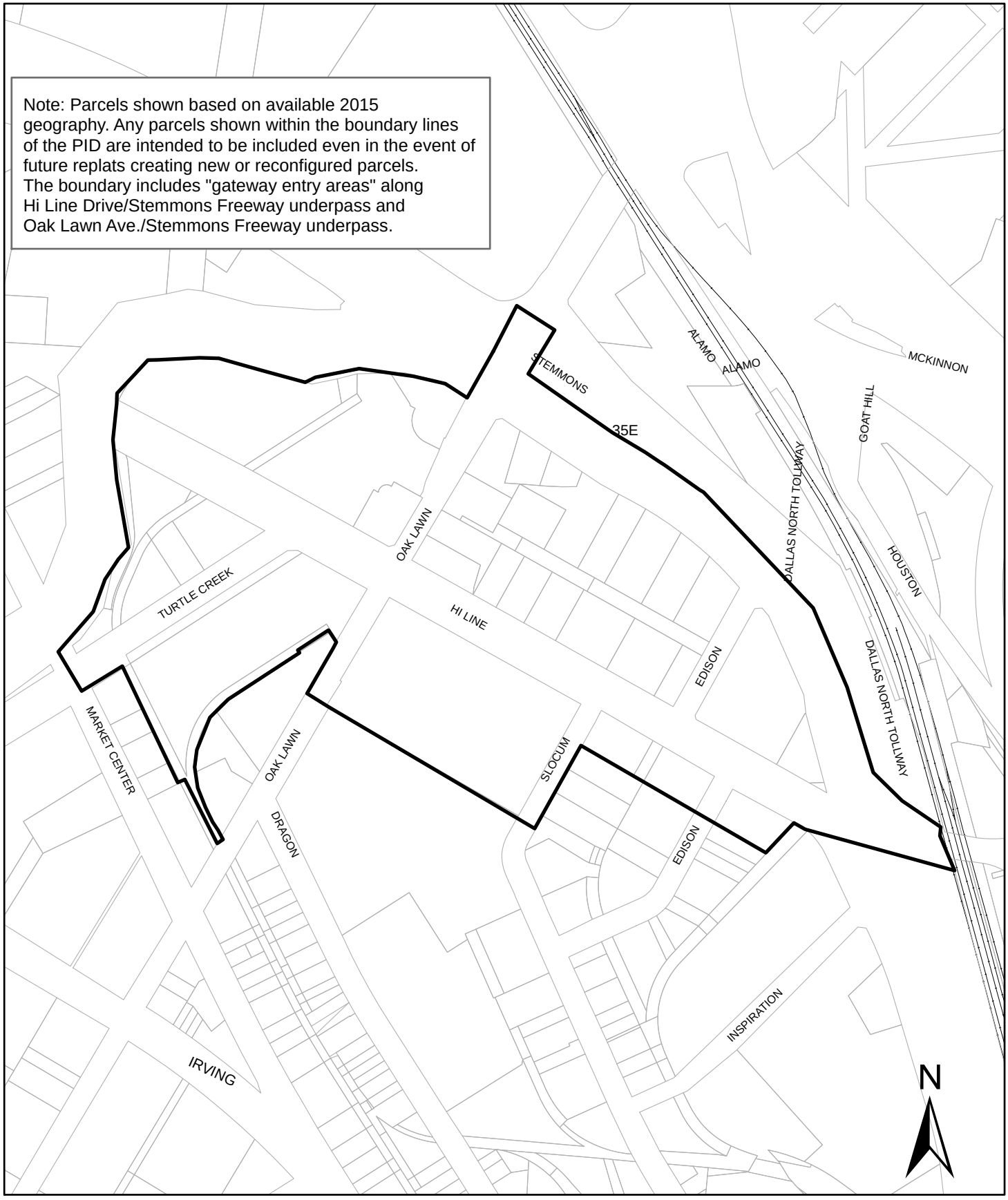
SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____



Oak Lawn - Hi Line Public Improvement District

Exhibit A

PID Boundary

CITY OF DALLAS

Office of Economic Development
March 2016

Exhibit B
Oak Lawn-Hi Line Public Improvement District - Five Year Service Plan

	2018	2019	2020	2021	2022
INCOME					
Net assessment revenue [1]	$358,555	$490,988	$610,447	$742,346	$816,941
Interest on cash balances	$84	$87	$90	$92	$95
Other income & contributions [2]	$16,546	$0	$0	$0	$0
TOTAL INCOME	$375,185	$491,075	$610,537	$742,438	$817,036
EXPENDITURES					
Security/PID Patrol [3]	$115,000	$115,000	$120,000	$120,000	$125,000
Area Improvements [4]	$186,000	$216,000	$216,000	$266,000	$216,000
General Administrative [5]	$25,200	$25,200	$27,200	$27,200	$27,200
Marketing/Promotion [6]	$32,000	$35,000	$35,000	$40,000	$40,000
Capital Improvements [7]		$82,890	$195,352	$272,253	$391,851
Insurance and Audit [8]	$16,985	$16,985	$16,985	$16,985	$16,985
TOTAL EXPENDITURES	$375,185	$491,075	$610,537	$742,438	$817,036

Oak Lawn-Hi Line Public Improvement District--Assessment Plan

The assessment amount is approximately equal to $0.15 per $100.00 of appraised value as determined by the Dallas Central Appraisal District (DCAD).

Notes

1. Net assessment reflects the deduction of City and County fees from the gross assessment collection.
2. Expenditures are anticipated to exceed net assessment revenue and interest income in the earlier years. Deficits will be met with property owner donations.
3. Public Safety consists of contract security patrols inside PID boundary.
4. Area improvements include landscape/irrigation to include turf, trees and periodic flower changes as well as litter and graffiti control. Maintenance of above standard improvements including benches, trash receptacles and bike racks is included. Periodic improvements to refurbish specialty signage and painting treatments.
5. General Administrative costs include management fee, annual tax preparation, bookkeeping charges and postage for public notices
6. Marketing/ Promotion is public information dissemination primarily through the Dallas Design District website. A branding effort is also proposed during the next 7 year term.
7. Capital improvements may include transportation planning/design for gateway improvements and phased implementation of those improvements. The feasbility of overhead utility burial to improve the asthetics of the area will be studied and funded as budget allows with potential to leverage other sources of funding. Other improvements may include additional benches, trash cans, signage, sidewalk/median improvement projects, installing a signature fountain or adding art pieces to the District.
8. Insurance expense provides for liability coverage binder and cost of required annual financial audit.

Exhibit C

OAK LAWN - HI LINE PUBLIC IMPROVEMENT DISTRICT
2017 ASSESSMENT PLAN

The cost of the services and improvements provided by the Oak Lawn-Hi Line Public Improvement District will be paid primarily by assessments against real properties within the Oak Lawn-Hi Line Public Improvement District boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District.

The cost of improvements and services in the district will be assessed by application of a single rate applied to all non-exempt property on the combined value of the real property and real property improvements as determined by the Dallas Central Appraisal District. The 2017 assessment rate is proposed at $0.15 per $100.00 of appraised value. The annual assessments rate, during the seven-year life of the District, will not exceed $0.15 per $100.00 of appraised value as determined by the Dallas Central Appraisal District.

The District shall pay the costs of the services and improvements by special assessment against the real property and real property improvements. The City of Dallas is not responsible for payment of assessments against exempt City property in the District, which is specially benefited. City rights-of-way and city parks are not subject to assessment. Properties otherwise exempt from ad valorum taxes are not subject to assessment. Payment of assessment by other exempt jurisdictions must be established by contract.

The Oak Lawn Hi Line PID assessments will be collected by the Dallas County Tax Office in accordance with the contract with the City of Dallas and in accordance with the management contract between the City of Dallas and the Oak Lawn-Hi Line Improvement District Corporation.

AGENDA ITEMS # 103,104

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 12

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 5 T U X Y

SUBJECT

Prestonwood Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Prestonwood Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date – Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (“PID”) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Prestonwood Homeowners Association provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include enhanced public safety and security related improvements within the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $361,863 in 2018 and reach $420,706 in 2022. The total estimated assessments to be collected for during the next five-year period is approximately $1,915,346. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are located wholly within the city of Dallas, Texas, as shown in the attached map.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $359,448. This amount is equal to $0.0825 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) **Apportionment of costs between the District and the Municipality as a Whole.** The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property.

BACKGROUND (continued)

No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On May 14, 1997, City Council authorized the creation of the Prestonwood Public Improvement District; the designation of the Prestonwood Homeowners Association, Inc. as manager of the District; contract; and approval of the Service Plan by Resolution No. 97-1575.

On August 11, 2004, City Council held a public hearing to receive citizens' comments concerning the renewal of the Prestonwood Public Improvement District; approval of resolution renewing the Prestonwood Public Improvement District; approval of the Service Plan and management contract by Resolution No. 04-2328.

On June 22, 2011, City Council a public hearing to receive comments concerning the renewal of the Prestonwood Public Improvement District; approval of a resolution renewing the Prestonwood Public Improvement District; approval of the Service Plan and management contract by Resolution No. 11-1796.

On September 14, 2016, City Council a public hearing concerning the proposed levy of assessment for the Prestonwood Public Improvement District; and authorized an ordinance approving and adopting the final 2017 Service Plan, the final 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1502; Ordinance 30207.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

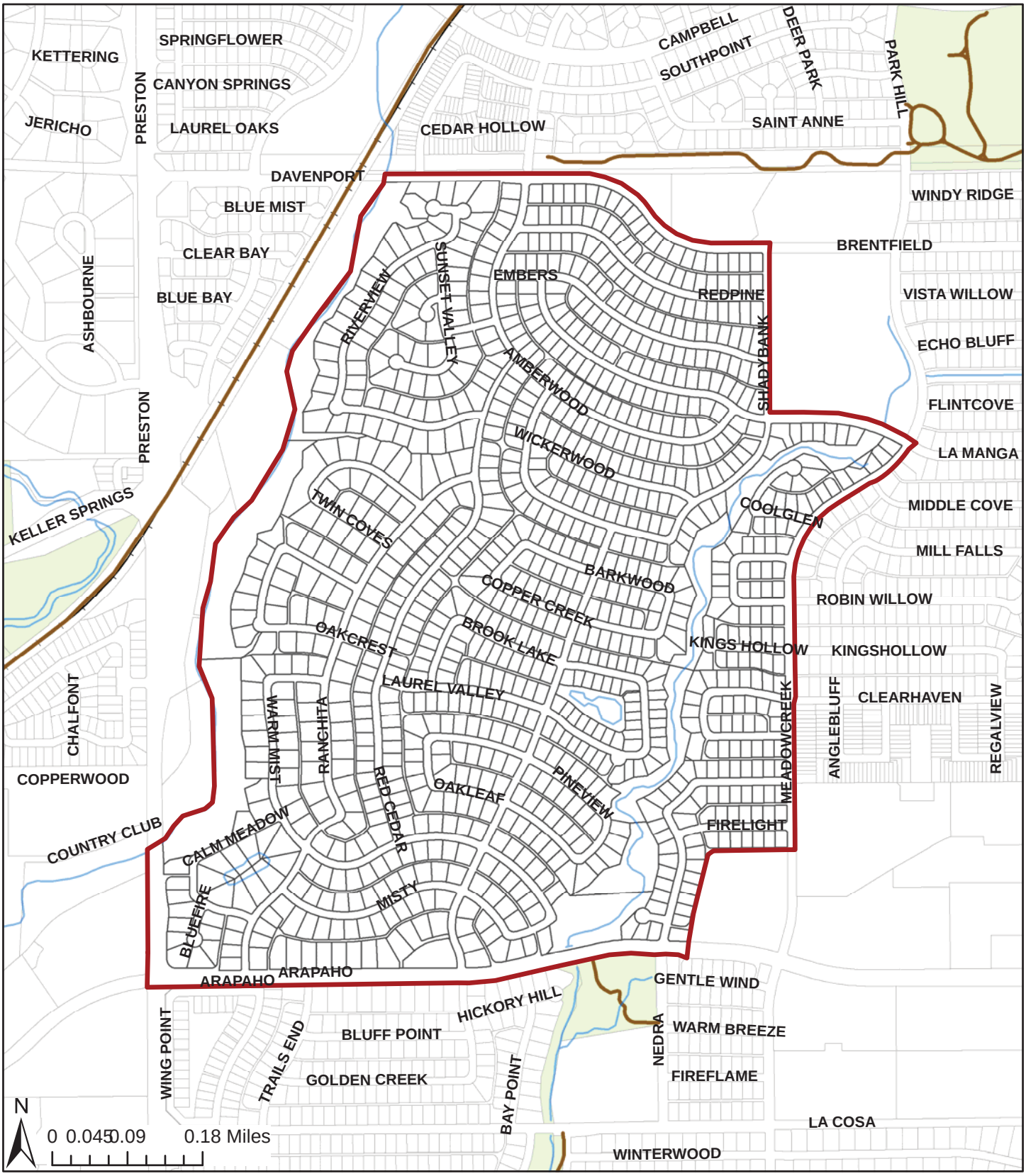
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Prestonwood Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1278.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



Prestonwood PID Boundary Map

Prestonwood PID Boundary

City of Dallas

Office of Economic Development
August 2007

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE PRESTONWOOD PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2017; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2018 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on May 14, 1997, City Council established the Prestonwood Public Improvement District (District), as shown on the attached **Exhibit A - Map of the District**, pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated Prestonwood Homeowners Association as the manager of the District, and authorized a contract for management services; and approved the District Service Plan by Resolution No. 97-1575; and

WHEREAS, on August 11, 2004, City Council held a public hearing to receive citizens' comments concerning the renewal of the Prestonwood Public Improvement District; approval of resolution renewing the Prestonwood Public Improvement District; approval of the Service Plan and management contract by Resolution No. 04-2328; and

WHEREAS, on June 22, 2011, City Council a public hearing to receive comments concerning the renewal of the Prestonwood Public Improvement District~~,~~; (add semicolon) approval of a resolution renewing the Prestonwood Public Improvement District; approval of the Service Plan and management contract by Resolution No. 11-1796; and

WHEREAS, on September 14, 2016, City Council a public hearing concerning the proposed levy of assessment for the Prestonwood Public Improvement District; and authorized an ordinance approving and adopting the final 2017 Service Plan, the final 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1502; Ordinance 30207; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Prestonwood Public Improvement District final 2018 Service Plan and 2017 Assessment Plan by Resolution No. 17-1278; and

WHEREAS, the Prestonwood Homeowners Association provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.0825 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Prestonwood Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $359,448. This amount shall be apportioned in an amount equal to $0.0825 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $361,863. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, Dallas City Hall, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the Service Plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by city staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department, ECO, Unit 9882, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9882, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

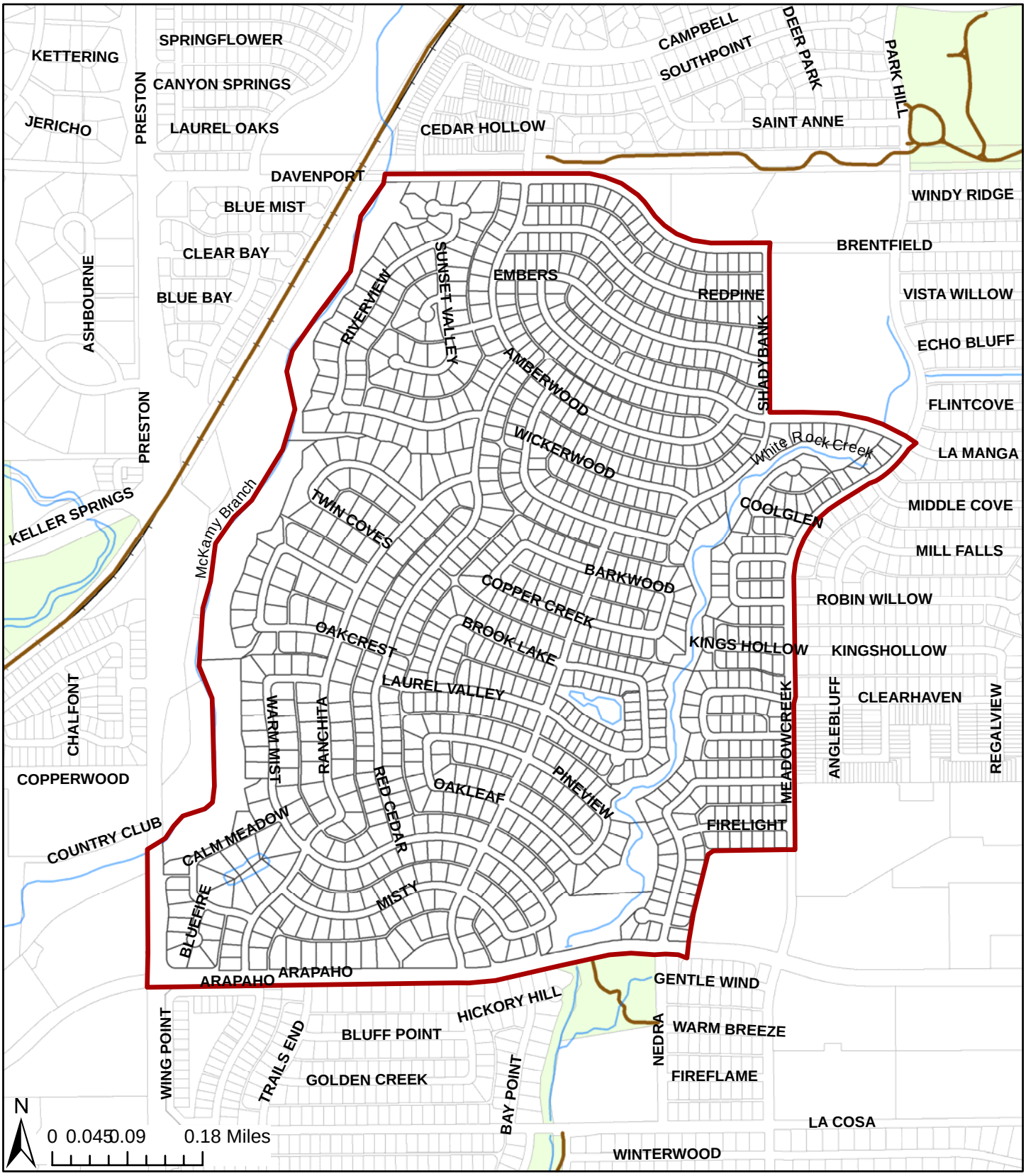
SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

By:_____
Assistant City Attorney

Passed _____



Prestonwood PID Boundary Map
Exhibit A

Prestonwood PID Boundary

City of Dallas

Office of Economic Development
August 2007

Exhibit B

Prestonwood Public Improvement District
Service Plan 2018-2022

	2018	2019	2020	2021	2022
	ESTIMATED	**IF RENEWED**	**IF RENEWED**	**IF RENEWED**	**IF RENEWED**
Net Assessment Revenue	$ 359,448	$ 380,172	$ 385,982	$ 391,879	$ 397,864
Exempt Jusrisdictions	$ -	$ -	$ -	$ -	$ -
Interest on Cash balances	$ -	$ -	$ -	$ -	$ -
Total Income & Reserves	**$ 394,049**	**$ 412,359**	**$ 419,134**	**$ 413,597**	**$ 402,573**
PID Services					
Public Safety	$ 346,863	$ 364,206	$ 382,416	$ 393,889	$ 405,706
Audit & Insurance	$ 12,500	$ 12,500	$ 12,500	$ 12,500	$ 12,500
Administrative	$ 2,500	$ 2,500	$ 2,500	$ 2,500	$ 2,500
Total Disbursements	**$ 361,863**	**$ 379,206**	**$ 397,416**	**$ 408,889**	**$ 420,706**
Reserve	**$ 32,186**	**$ 33,152**	**$ 21,718**	**$ 4,708**	**$ (18,133)**

Assumptions

-Assumes annual audit fees of $5,000 and $7,500 insurance expense shared with PHA.
-Assumes an estimated annual increase in home valuations.
-Assumes 5% annual competition, cost of living, and expense increase for 2018 & 2019
-Assumes 3% cost of living & expense increase for 2020-2022

PRESTONWOOD

PRESTONWOOD PUBLIC IMPROVEMENT DISTRICT
2017 ASSESSMENT PLAN

The cost of services and improvements provided by the Prestonwood Public Improvement District will be paid primarily by assessments against real properties within the Prestonwood Public Improvement District (PID) boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District.

The 2017 assessment rate for the property in the Prestonwood PID is proposed at $0.0825 per $100.00 of value. Assessments will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code.

The District shall pay the costs of the services and improvements by special assessment against the real property and real property improvements. The City of Dallas is not responsible for payment of assessments against exempt City property in the District which is specifically benefited. City rights-of-way, parks and cemeteries are not subject to assessment. Payment of assessments by other exempt jurisdictions and entities must be established by contract. No such contract is in place, nor is any proposed.

The Prestonwood PID's assessments will be collected by the Dallas County Tax Office in accordance with the contract with the City of Dallas and in accordance with the management contract between the City of Dallas and the Prestonwood Homeowners Association.

AGENDA ITEMS # 105,106

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2, 7

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: N/A

SUBJECT

South Dallas/Fair Park Public Improvement District

* A public hearing concerning the proposed levy of assessment for the South Dallas/Fair Park Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

Hip Hop Government, Inc. provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Purpose of the District; General Nature of the Proposed Services and Improvements.** The purpose of the District is to supplement and enhance services provided within the District, but not to replace or supplant existing City services provided within the District. The general nature of the proposed services and improvements to be performed by the District includes enhanced security and public safety, capital improvements, improvement of common areas, landscaping, trash/litter removal, graffiti control, marketing and promotional activities, distinctive lighting and signage, business development and recruitment to promote the area, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost; No Bonded Indebtedness.** During the five-year period, the annual cost of the improvements and services provided by the existing District is estimated to range from approximately $106,955 to $156,593 annually. The total estimated assessments to be collected during the next five-year period is approximately $652,971. Based on the estimated maximum cost of improvements and services, the seven-year total assessment collection requested by the District shall not exceed a collective total of $1,219,450. In the event the District requires additional funds, the District shall re-petition the property owners for such an increase. At no time shall the total amount levied exceed the total amount shown in the budget for the services and improvements to be provided for the year in which the property is assessed. The District shall not incur bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefit accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be based on the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $106,955. This amount is equal to $0.15 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year.

BACKGROUND (continued)

The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) Apportionment of Cost between the District and the Municipality as a Whole. The District shall pay the costs of the services and improvements by special assessment against the real property and real property improvements. The real property of jurisdictions and entities that have obtained an exemption from City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 10, 2016, City Council authorized the creation of the South Dallas/Fair Park Public Improvement District, approval of the Service Plan and management contract by Resolution No. 16-1249.

On September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll for the South Dallas/Fair Park Public Improvement District by Resolution No. 16-1503; Ordinance No. 30208.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the South Dallas/Fair Park Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1279.

FISCAL INFORMATION

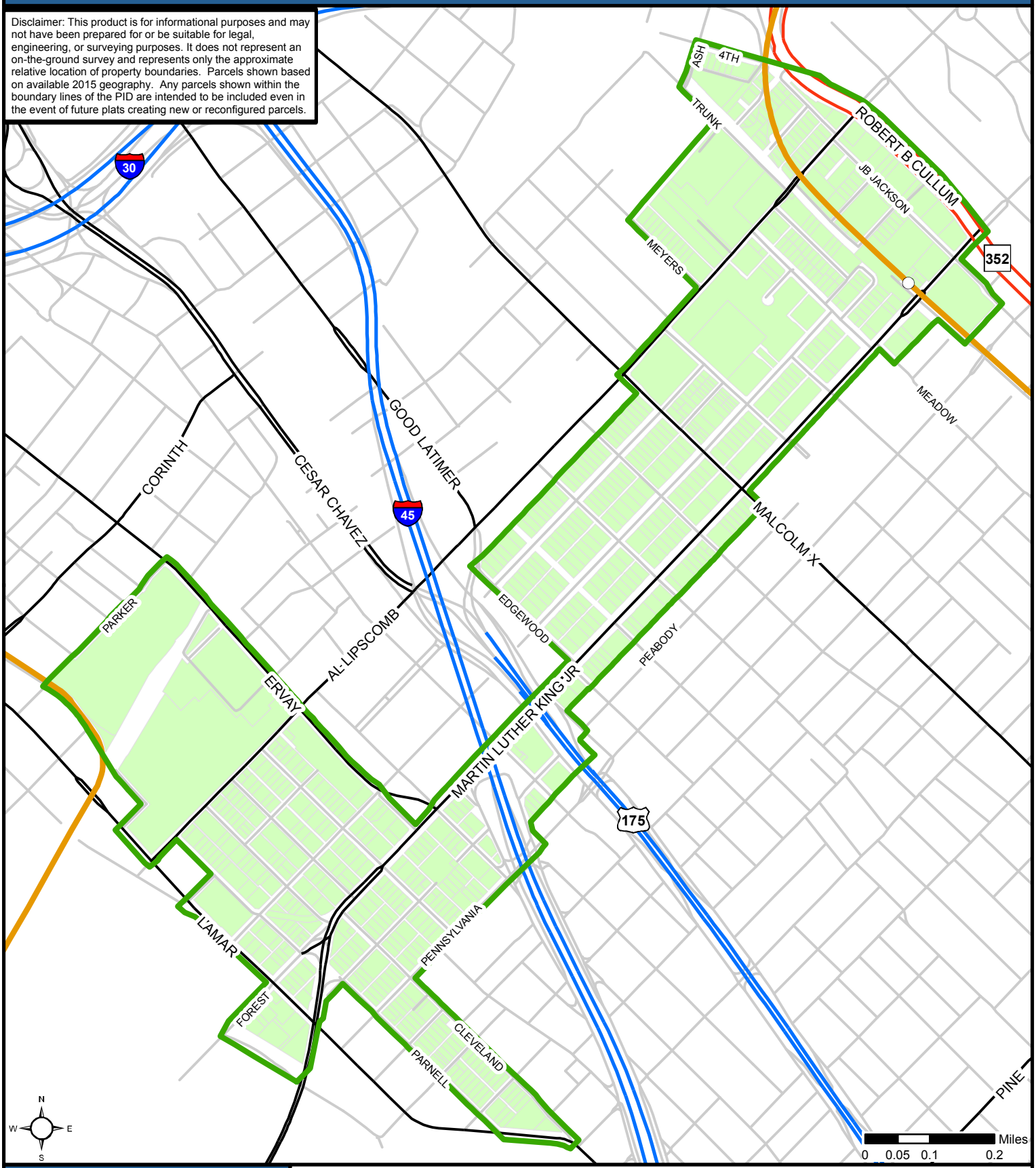
No cost consideration to the City.

MAP

Attached

South Dallas-Fair Park PID Parcels

Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. Parcels shown based on available 2015 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future plats creating new or reconfigured parcels.



DALLAS
ECONOMIC DEVELOPMENT

Research & Information Division
214.670.1685
dallas-ecodev.org

Created 9.24.2015, Updated 7.5.2016 - PID_Option6.TCG

Legend

- Proposed Parcel for Inclusion
- pid_southdallas
- Rail Station
- DART Light Rail
- Freeway
- Highway
- Arterial
- Local Road

Source: Parcels - Dallas CAD, 2015; All Other Data - City of Dallas, 2016

ORDINANCE NO. _____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE SOUTH DALLAS/FAIR PARK PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS on August 10, 2016, City Council authorized the creation of the South Dallas/Fair Park Public Improvement District (District), as shown on the attached **Exhibit A - Map of the District**, pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District; designated Hip Hop Government, Inc. as the manager of the District and authorized a contract for management services; and approved the District Service Plan by Resolution No. 16-1249; and

WHEREAS, on September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll for the South Dallas/Fair Park Public Improvement District by Resolution No. 16-1503; Ordinance No. 30208; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the South Dallas/Fair Park Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1279; and

WHEREAS, the Hip Hop Government, Inc. provided City staff with the District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.15 per $100.00 of appraised value of property or improvements to the property located in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the South Dallas/Fair Park Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefit accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be based on the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $106,955. This amount shall be apportioned in an amount equal to $0.15 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary) apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $106,955. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State, and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit W140, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit W140, Object 3090, Activity PIDA, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

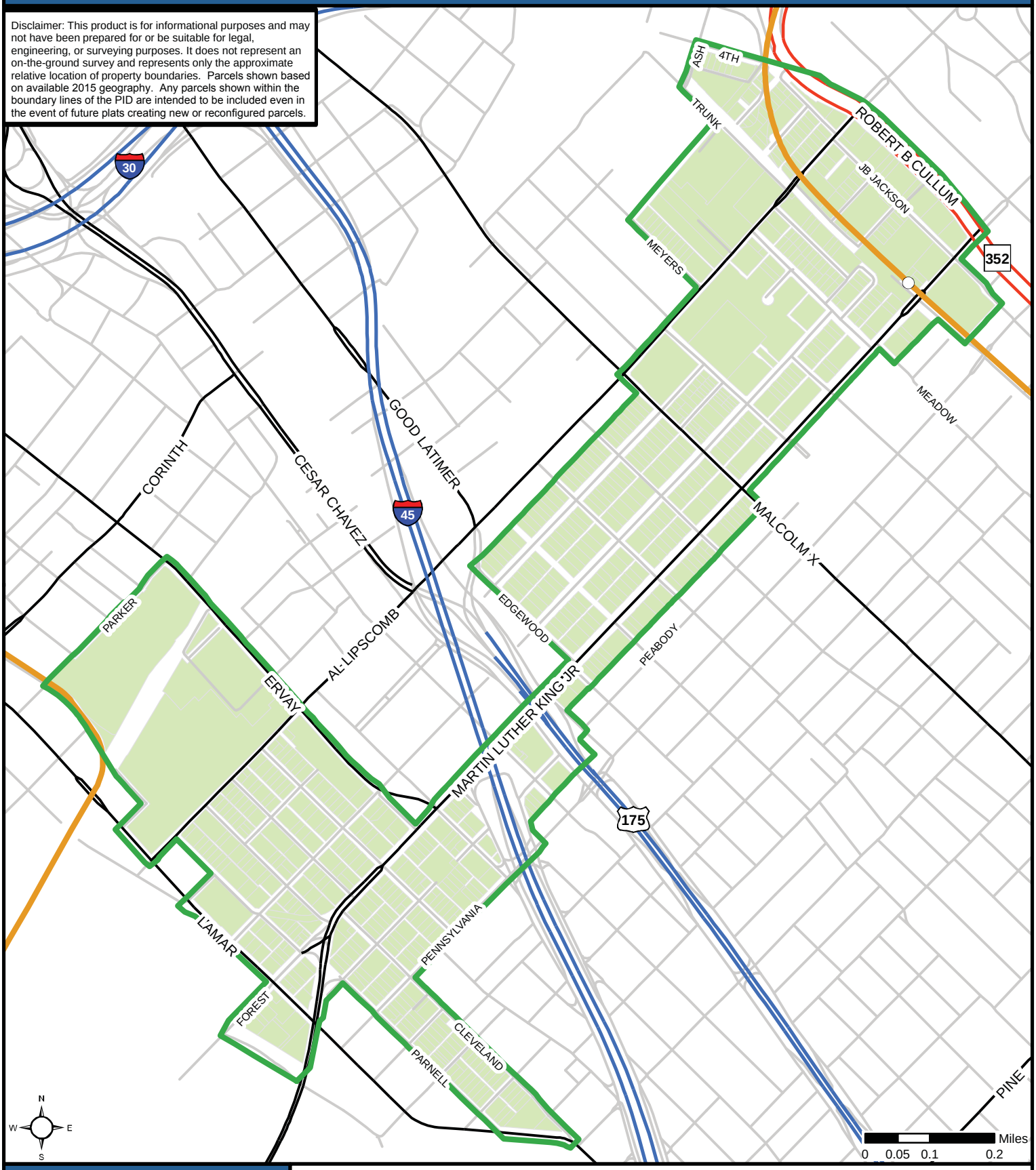
LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____

EXHIBIT A

South Dallas-Fair Park PID Parcels



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Created 9.24.2015, Updated 7.5.2016 - PID_Option6.TCG

Legend

- Proposed Parcel for Inclusion
- pid_southdallas
- Rail Station
- DART Light Rail
- Freeway
- Highway
- Arterial
- Local Road

Source: Parcels - Dallas CAD, 2015; All Other Data - City of Dallas, 2016

SOUTH DALLAS FAIR PARK PID BUDGET
PROPOSED SERVICE PLAN 2018
EXHIBIT B

REVENUE		2018 Proposed	2019 Revised Plan	2020 Revised Plan	2021 Revised Plan	2022 Revised Plan
Fund Balance from previous year		-	-	-	-	-
Net assessment revenue		$106,955.00	$117,650.50	$129,415.55	$142,357.11	$156,592.82
TOTAL REVENUE		$106,955.00	$117,650.50	$129,415.55	$142,357.11	$156,592.82
EXPENDITURES	Allocation %					
Public Safety	35.53%	$38,000.00	$41,800.00	$45,980.00	$50,578.00	$55,635.80
Improvements	30.85%	$33,000.00	$36,300.00	$39,930.00	$43,923.00	$48,315.30
Promotion	9.82%	$10,500.00	$11,550.00	$12,705.00	$13,975.50	$15,373.05
Administration	12.62%	$13,500.00	$14,850.00	$16,335.00	$17,968.50	$19,765.35
Contingency/Carryover	3.74%	$4,000.00	$4,400.00	$4,840.00	$5,324.00	$5,856.40
Insurance	4.63%	$4,955.00	$5,450.50	$5,995.55	$6,595.11	$7,254.62
Audit	2.80%	$3,000.00	$3,300.00	$3,630.00	$3,993.00	$4,392.30
TOTAL OPERATING EXPENDITURES		$106,955.00	$117,650.50	$129,415.55	$142,357.11	$156,592.82
FUND BALANCE/ RESERVES		$0.00	$0.00	$0.00	$0.00	$0.00

Exhibit C

South Dallas/Fair Park Public Improvement District
Assessment Plan

The costs of the services and improvements by the District will be paid primarily by special assessment against properties in the District. Annual assessments are based on the total value of real property and real property improvements as determined by the Dallas Central Appraisal District ("DCAD").

The South Dallas/Fair Park Public Improvement District (PID) proposed assessment rate for 2017 is $0.15 per $100 of appraised value. Actual assessment rates and levies will be set by the Dallas City Council subject to a maximum of $0.15 per $100 of value and according to procedures stipulated by Chapter 372 of the Texas Local Government Code. City right-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

AGENDA ITEMS # 107,108

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 45 T U X Y

SUBJECT

South Side Public Improvement District

* A public hearing concerning the proposed levy assessment for the South Side Public Improvement District (District); in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

In accordance with the Public Improvement District Assessment Act (Act) in Chapter 372 of the Texas Local Government Code, the City Council calls and holds a public hearing to hear and pass on any objections to the annual assessment to be levied against property in the Public Improvement District (PID) and approves the Service Plan for each PID.

BACKGROUND (continued)

The South Side Quarter Development Corporation provided the proposed District 2018 Service Plan and proposed 2017 Assessment Plan for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The purpose of the District is to supplement and enhance services provided within the District, but not to replace or supplant existing City services provided within the District. The general nature of the proposed services and improvements to be provided in the District include enhanced security; safety and security related services to promote the District; services to enhance and protect property values, improve infrastructure, streetscape, and service of common areas; business recruitment; marketing; and other services and improvements as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $208,469.25 in 2018 and reach $214,000 in 2022. The total estimated assessments to be collected during the next five-year period is approximately $1,055,469.25. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $208,469.25. This amount is equal to $0.15 per $100.00 of appraised value for the premium service area in the District and $0.12 per $100.00 of appraised value for the standard service area as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year. The annual assessment rate shall not exceed $0.15 per $100.00 valuation. Future annual assessment rates, however, may be increased up to a maximum of $0.15 per $100.00 valuation subject to appropriations set forth in the petition that created the District. Any future increase in the assessment rate would also be subject to a public hearing and the city council passing on all objections.

BACKGROUND (continued)

The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad rights-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 10, 2005, City Council authorized creation of the South Side Public Improvement District, approval of the Service Plan and management contract by Resolution No. 05-2230.

On June 13, 2012, City Council authorized the renewal of the South Side Public Improvement District, approval of the Service Plan and management contract by Resolution No. 12-1585.

On September 9, 2015, City Council authorized an ordinance approving and adopting the final 2016 Service Plan, 2015 Assessment Plan and 2015 Assessment Roll by Resolution No. 15-1702; Ordinance No. 29867.

On September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1504; Ordinance No. 30209.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

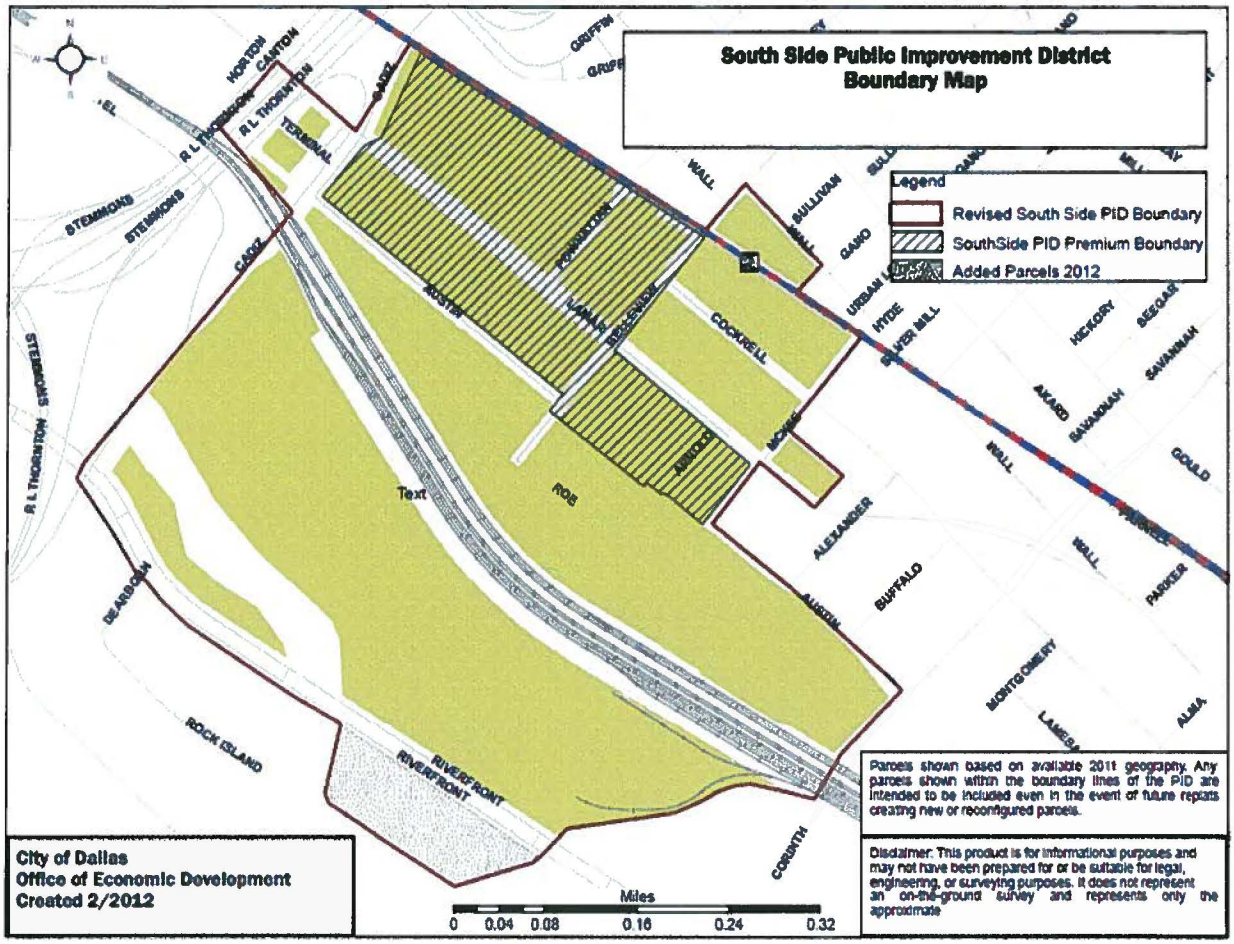
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the South Side Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1280.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached


South Side Public Improvement District
Boundary Map
Legend
Revised South Side PID Boundary
SouthSide PID Premium Boundary
Added Parcels 2012
City of Dallas
Office of Economic Development
Created 2/2012
Parcels shown based on available 2011 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future replats creating new or reconfigured parcels.
Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate
Miles
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ROCK ISLAND
DEARBORN
STEMMONS
R L THORNTON
TERMINAL
COCKRELL
HYDE
SILVER HILL
HICKORY
SAVANNAH
GOULD
ALEXANDER
BUFFALO
PARKER
MONTGOMERY
ALMA
CORINTH
WALL
GRIFFIN
SULLIVAN
GANO

ORDINANCE NO. _____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE SOUTH SIDE PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code ("Act") allows for the creation of public improvement districts; and

WHEREAS, on August 10, 2005, City Council authorized the creation of the South Side Public Improvement District (District) as a public improvement district in accordance with the Act and found that the District promoted the interests of the City and conferred a special benefit to the property in the District, designated the South Side Quarter Development Corporation as the manager of the District, authorized a contract for management services; and approved the District Service Plan, and annual updates by Resolution No. 05-2230; and

WHEREAS, on June 13, 2012, City Council authorized the renewal of the South Side Public Improvement District, and approval of the Service Plan and management contract by Resolution No. 12-1585; and

WHEREAS, on September 9, 2015, City Council authorized an ordinance approving and adopting the final 2016 Service Plan, 2015 Assessment Plan and 2015 Assessment Roll by Resolution No. 15-1702; Ordinance No. 29867; and

WHEREAS, on September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1504; Ordinance No. 30209; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District and at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, the City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the South Side Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1280; and

WHEREAS, the South Side Quarter Development Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.15 per $100.00 of appraised value for the District's premium service area and $0.12 per $100.00 of appraised value for its standard service area, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the South Side Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD.

SECTION 3. (continued)

The assessment amount for 2017 is proposed to be $208,469.25. This amount shall be apportioned in an amount equal to $0.15 per $100.00 of appraised value for the District's premium service area and $0.12 per $100.00 of appraised value for its standard service area as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $208,469.25. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 1500 Marilla Street, Dallas, Texas was published in the official newspaper of the City of Dallas, Texas 75201 before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State, and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit 9886, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9886, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

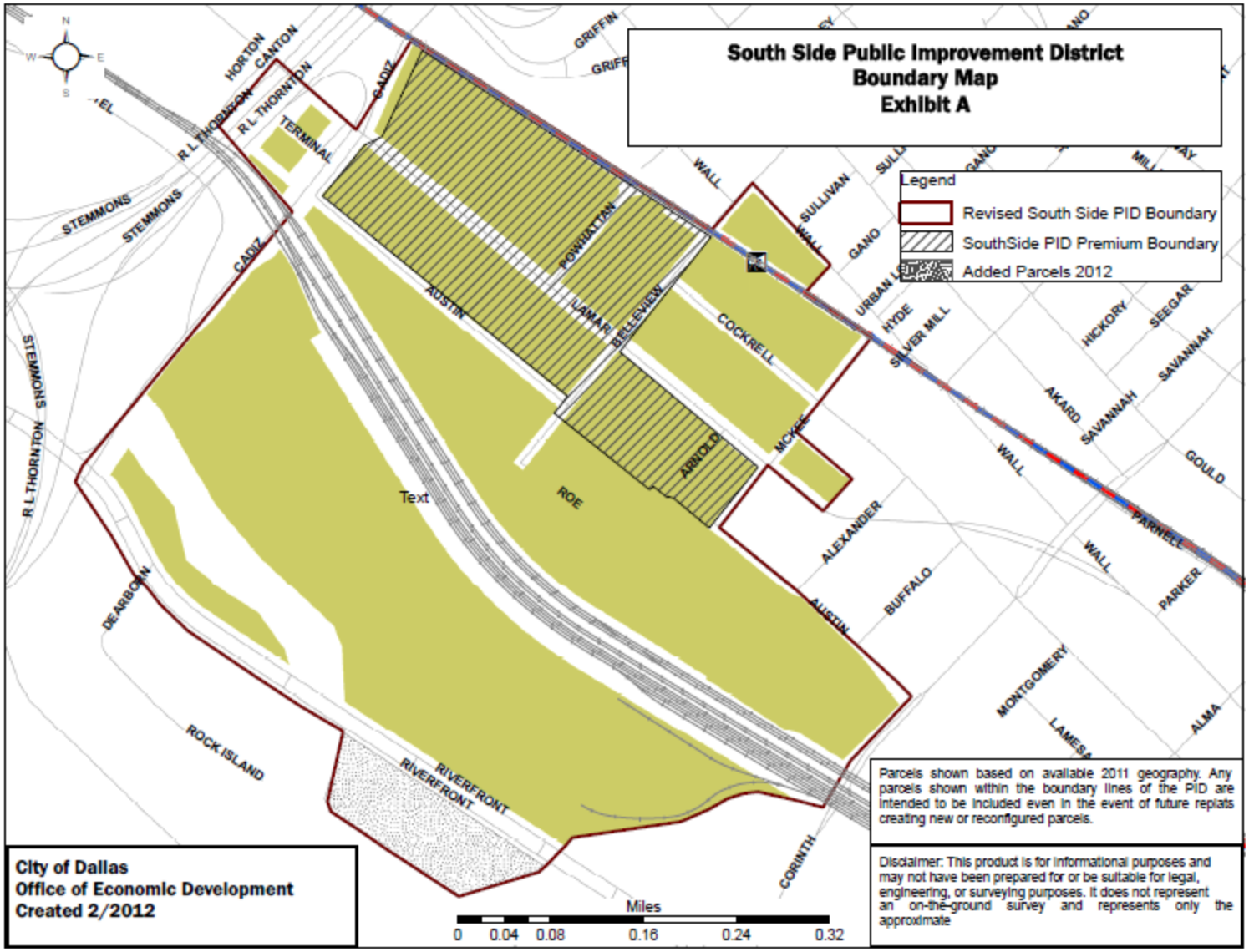
SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____


South Side Public Improvement District
Boundary Map
Exhibit A
Legend
Revised South Side PID Boundary
SouthSide PID Premium Boundary
Added Parcels 2012
N
S
E
W
HORTON
CANTON
R L THORNTON
TERMINAL
CADIZ
GRIFFIN
STEMMONS
WALL
SULLIVAN
GANO
URBAN
HYDE
SILVER MILL
HICKORY
SEEGAR
SAVANNAH
AKARD
GOULD
PARNELL
PARKER
MONTGOMERY
ALMA
LAMESA
CORINTH
ALEXANDER
BUFFALO
AUSTIN
DEARBORN
ROCK ISLAND
RIVERFRONT
ROE
COCKRELL
MCKEE
ARNOLD
BELLEVIEW
LAMAR
POWHATTAN
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Miles
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0.04
0.08
0.16
0.24
0.32
Parcels shown based on available 2011 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future replats creating new or reconfigured parcels.
Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate
City of Dallas
Office of Economic Development
Created 2/2012

Exhibit B

South Side Public Improvement District Service Plan 2017-2021					
	2018	2019	2020	2021	2022
NET TOTAL ASSESSMENTS	**$ 208,469.25**	**$ 210,000.00**	**$ 211,000.00**	**$ 212,000.00**	**$ 214,000.00**
Surplus/Deficit from previous year	**$ 13,070.87**	**$ 8,540.12**	**$ 20,040.12**	**$ 25,540.12**	**$ 32,540.12**
Estimated Annual Income to District	**$ 221,540.12**	**$ 218,540.12**	**$ 231,040.12**	**$ 237,540.12**	**$ 246,540.12**
Public Improvements					
Distinctive lighting/signs					
Water, wastewater, drainage					
Fountains					
Special Supplemental Services					
Park improvements (1)	$ 70,000.00	$ 72,000.00	$ 72,500.00	$ 73,000.00	$ 73,000.00
Public safety/security (2)	$ 60,000.00	$ 61,500.00	$ 61,500.00	$ 62,000.00	$ 62,000.00
Public art projects (3)	$ 5,000.00		$ 5,000.00		
Business recruitment/marketing (4)	$ 25,000.00	$ 25,000.00	$ 25,000.00	$ 26,000.00	$ 27,000.00
Cultural events (5)	$ 6,000.00	$ 7,000.00	$ 7,000.00	$ 7,500.00	$ 7,500.00
Administration	$ 20,000.00	$ 20,500.00	$ 21,000.00	$ 22,000.00	$ 22,000.00
Audit (6)	$ 6,500.00	$ 6,500.00	$ 7,000.00	$ 7,500.00	$ 7,500.00
Insurance (7)	$ 5,500.00	$ 6,000.00	$ 6,500.00	$ 7,000.00	$ 7,000.00
Estimated Annual Expenses to District	**$198,000.00**	**$ 198,500.00**	**$205,500.00**	**$205,000.00**	**$ 206,000.00**
SURPLUS (DEFICIT)	**$ 23,540.12**	**$ 20,040.12**	**$ 25,540.12**	**$ 32,540.12**	**$ 40,540.12**

(1) Dog park/pedestrian area/plaza improvements
(2) RHI security group patrol and ensure safety throughout PID
(3) mural and artistic updates to beautify PID
(4) marketing and promotional ads & events, website maintainance & development
(5) events and programs to enrich the culture of the historic area
(6) Audit line item also includes quarterly and annual accounting charges
(7) Insurance line item covers both insurance and legal fees
(8) 2018 surplus (deficit) line will allocate $15,000 for the 2018 renewal fee for the 2019 year (actual carryover is $8,540.12)

SOUTH SIDE QUARTER DEVELOPMENT CORPORATION

The Creative District in the Heart of Dallas

Exhibit C
SOUTH SIDE QUARTER PUBLIC IMPROVEMENT DISTRICT
2017 ASSESSMENT PLAN

The cost of the services and improvements provided by the South Side Public Improvement District will be paid primarily by assessments against real properties within the South Side Public Improvement District boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District.

The 2017 assessment rate for the property in the premium service area is proposed at $0.15 per $100.00 of value. The 2017 assessment rate for the property in the standard service area is proposed at $0.12 per $100.00. Assessments will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code.

The District shall pay the costs of the services and improvements by special assessment against the real property and real property improvements. The City of Dallas shall not be responsible for payment of assessments against exempt City property including City rights-of-way and parks. Payment of assessments by other tax-exempt owners must be established by contract. No such contracts are in place at present.

The South Side PID's assessments will be collected by the Dallas County Tax Office in accordance with the contract with the City of Dallas and in accordance with the management contract between the City of Dallas and the South Side Quarter Development Corporation.

1401 S. Lamar Dallas, Texas 75215
(214) 426-0771 • Fax (214) 426-6217 • www.southsidequarter.org

AGENDA ITEMS # 109,110

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 2, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: N/A

SUBJECT

Tourism Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Tourism Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final Service Plan for 2017-18, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments on Dallas hotels with 100 or more rooms, for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any hotel. After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Dallas Tourism Public Improvement District Corporation provided City staff with the proposed Service Plan for 2017-18 and proposed 2017 Assessment Plan for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include marketing, business recruitment, and promotional activities authorized by the Act for improvement and promotion of the district, including the provision of incentives by the Dallas Convention and Visitors Bureau to organizations to encourage them to bring their large and city wide meetings to Dallas and to fund additional marketing by the Dallas Convention and Visitors Bureau to increase hotel stays within the City.

(b) **Estimated Cost of the Services and Improvements.** During the next thirteen-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $17,355,005 in 2017-18 and reach $21,095,117 in 2021-2022; however, in no event shall the assessment amount exceed two percent of the price paid to hotels for a room in a hotel. The total estimated assessments to be collected during the next five-year period is approximately $95,897,358. In the event the District requires additional funds, the District shall re-petition the hotel owners for such an increase. The District shall not incur bonded indebtedness. The Service Plan budget and assessment amount are subject to annual review by the Tourism Public Improvement District board, and are subject to an annual public hearing and approval by the City Council.

(c) **Boundaries.** The District is located wholly within the city of Dallas, Texas. The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The District assessment will be levied on hotels with 100 or more rooms (“qualifying hotels”) located within the District. The proposed cost of the services and improvements to be provided shall be assessed in a manner that results in imposing equal shares of the cost of the services qualifying on hotels that are similarly benefitted. Under the Act, the apportionment of the cost of the services against property in the District territory must be made on the basis of special benefits accruing to the property because of the services and improvements provided. The total cost of the services and improvements to be provided shall be apportioned at a rate of two percent of room-nights sold at qualifying hotels located within the District territory until the budget for services and improvements for the year is reached.

BACKGROUND (continued)

Accordingly, those qualifying hotels that sell more rooms will pay a greater portion of the assessment since those properties benefit more from the promotion and marketing services provided by the District. Rooms that are not subject to the City's hotel occupancy tax shall not be included for the District assessment. The total assessment must be reviewed and approved annually by the Dallas City Council. The total assessment amount for the year may be less than the amount budgeted for the year, but it shall not be more than the amount budgeted for the year as shown in the adopted Service Plan.

(e) Apportionment of costs between the District and the Municipality as a Whole. The District shall continue to pay the cost of the supplemental services described in the Service Plan by assessment against the hotels with 100 or more rooms within the District, including City-owned qualifying hotels located within the District territory, such as the Omni Hotel.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 13, 2012, City Council authorized the creation of the Tourism Public Improvement District, approval of the Service Plan and management contract by Resolution No. 12-1581.

On August 10, 2016, City Council held a public hearing to receive comments on the renewal of the Public Improvement District for the purpose providing supplemental public services and undertaking certain improvements to increase hotel activities within the City of Dallas, to be funded by a special assessment on Dallas hotels with 100 or more rooms; approval of a resolution renewing the District for a period of thirteen years; approved the Service Plan that defines the projected costs for the supplemental services and improvements authorized by the petition; and approved of a management contract with the Dallas Tourism Public Improvement District Corporation, a non-profit corporation as the management entity for the Tourism Public Improvement District by Resolution No. 16-1250.

On September 14, 2016, City Council held a public hearing concerning the proposed levy of assessment for the Tourism Public Improvement District; and authorized an ordinance approving and adopting the final Service Plan for 2016-17, the final 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1505; Ordinance No. 30210.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Tourism Public Improvement District final 2017-18 Service Plan and 2017 Assessment Rate by Resolution No. 17-1281.

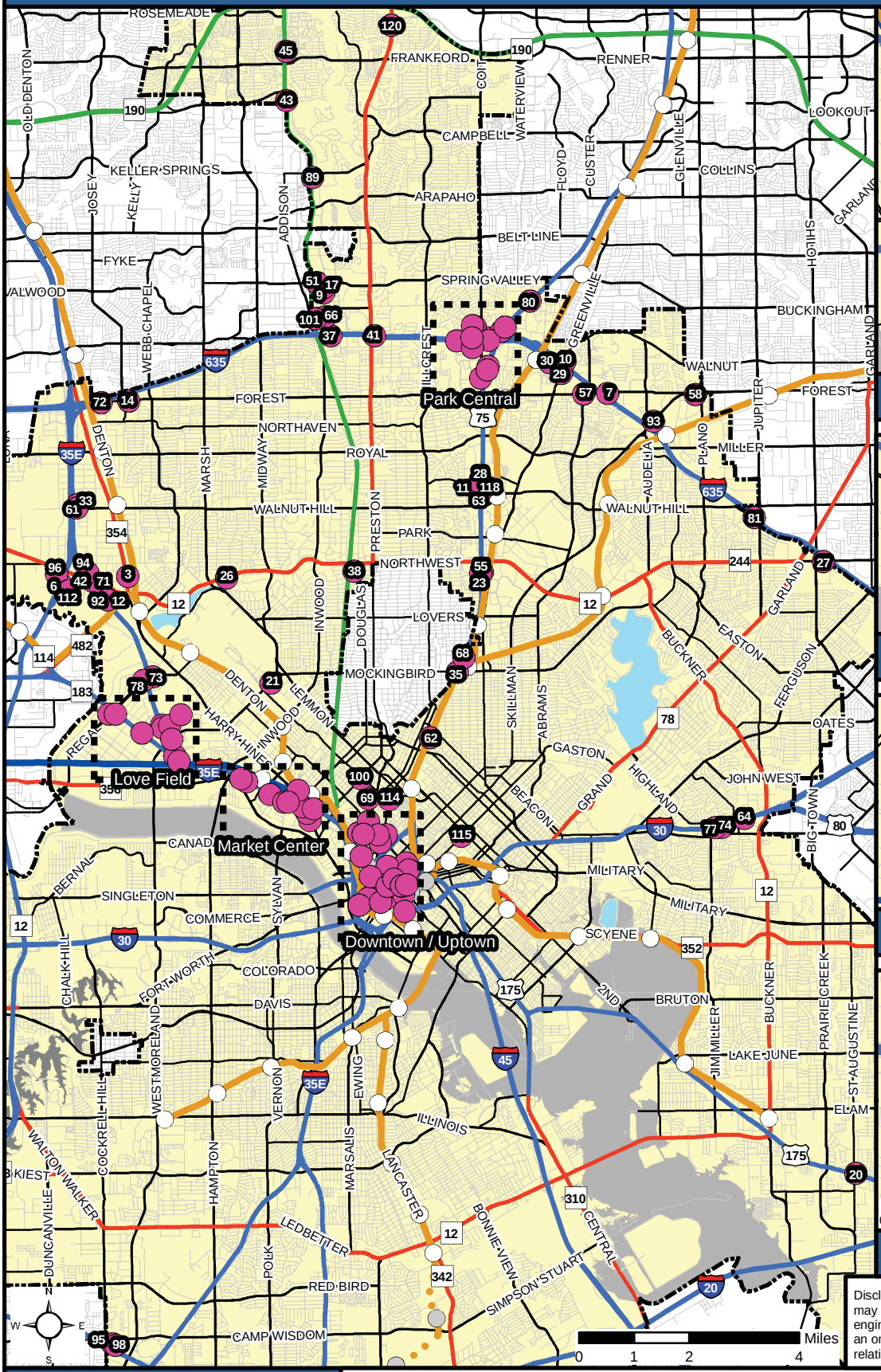
FISCAL INFORMATION

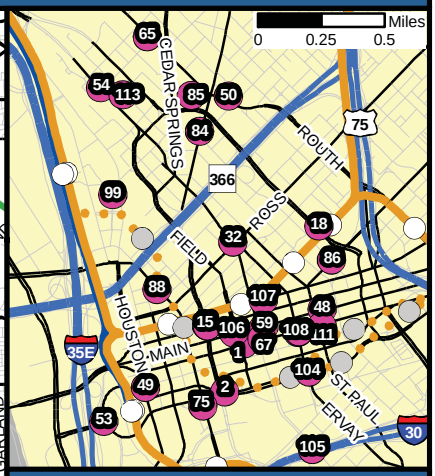
No cost consideration to the City.

MAP

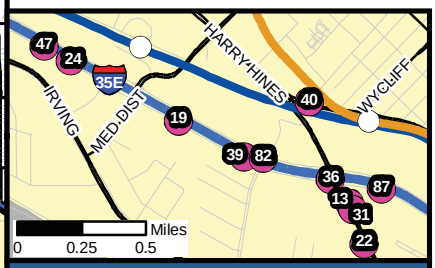
Attached

Tourism PID Hotels

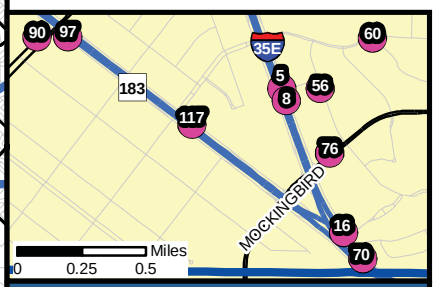




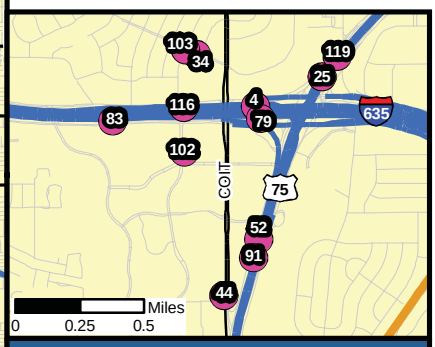
Downtown / Uptown



Market Center



Love Field



Park Central

Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

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Created 5.30.2016, Updated 6.2.2016 - Tourism_PID_2016.TCG

Legend

- Tourism PID Hotel
- Rail Station
- Future Station
- DART Light Rail
- Commuter Rail
- Future DART Light Rail
- Freeway
- Tollway
- Highway
- Arterial
- Local Road
- Escarpment
- Flood Plain
- Lake
- City of Dallas

Source: Hotel List - Dallas CVB, 2016; All Other Data - City of Dallas, 2016

ORDINANCE NO. _____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL SERVICE PLAN FOR 2017-18, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE TOURISM PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT, FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on June 13, 2012, City Council authorized the creation of the Tourism Public Improvement District (the District) pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated the Dallas Tourism Public Improvement District Corporation as the manager of the District and authorized a contract for management services; and approved the District Service Plan by Resolution No. 12-1581; and

WHEREAS, on August 10, 2016, City Council held a public hearing to receive comments on the renewal of the Public Improvement District for the purpose providing supplemental public services and undertaking certain improvements to increase hotel activities within the City of Dallas, to be funded by a special assessment on Dallas hotels with 100 or more rooms; approval of a resolution renewing the District for a period of thirteen years; approved the Service Plan that defines the projected costs for the supplemental services and improvements authorized by the petition; and approved of a management contract with the Dallas Tourism Public Improvement District Corporation, a non-profit corporation as the management entity for the Tourism Public Improvement District by Resolution No. 16-1250 as shown on the attached **Exhibit A - Map of the District**; and

WHEREAS, on September 14, 2016, City Council held a public hearing concerning the proposed levy of assessment for the Tourism Public Improvement District; and authorized an ordinance approving and adopting the final Service Plan for 2016-17, 2016 Assessment Plan and the final 2016 Assessment Roll by Resolution No. 16-1505; by Ordinance No. 30210; and

WHEREAS, City Council must review the proposed Service Plan for 2017-18 and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, the City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the final Service Plan for 2017-18 and 2017 Assessment Rate by Resolution No. 17-1281; and

WHEREAS, the Dallas Tourism Public Improvement District Corporation provided City staff with the proposed District Service Plan for 2017-18 and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the hotel property owners and that the apportionment of the cost among the hotel properties with 100 or more rooms for the services and improvements based on a two percent rate on hotel room nights sold are reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final Service Plan for 2017-18, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Tourism Public Improvement District (TPID) (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the TPID assessment will be levied on hotels with 100 or more rooms ("qualifying hotels") located within the TPID territory attached hereto as **Exhibit A-1**. The proposed cost of the services and improvements to be provided shall be assessed in a manner that results in imposing equal shares of the cost of the services on qualifying hotels that are similarly benefitted. The apportionment of the cost of the services against property in the TPID territory must be made on the basis of special benefits accruing to the property because of the services and improvements provided. Accordingly, those qualifying hotels that sell more rooms shall pay a greater portion of the assessment since those properties benefit more from the promotion and marketing services provided by the district. The total cost of the services and improvements to be provided shall be apportioned at a rate of two percent of room-nights sold at qualifying hotels located within the TPID territory until the budget for services and improvements for the year is collected. Rooms that are not subject to the City's hotel occupancy tax shall not be included for the TPID assessment. There are no exempt jurisdictions or entities that meet the definition of "qualifying hotels". City-owned hotels such as the Omni are subject to this assessment.

SECTION 4. That the City Council hereby authorizes and adopts the final Service Plan for 2017-18, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending September 31, 2018, of approximately $17,355,005. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State, and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before October 1, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the service plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by city staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer be authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit 9884, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9884, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

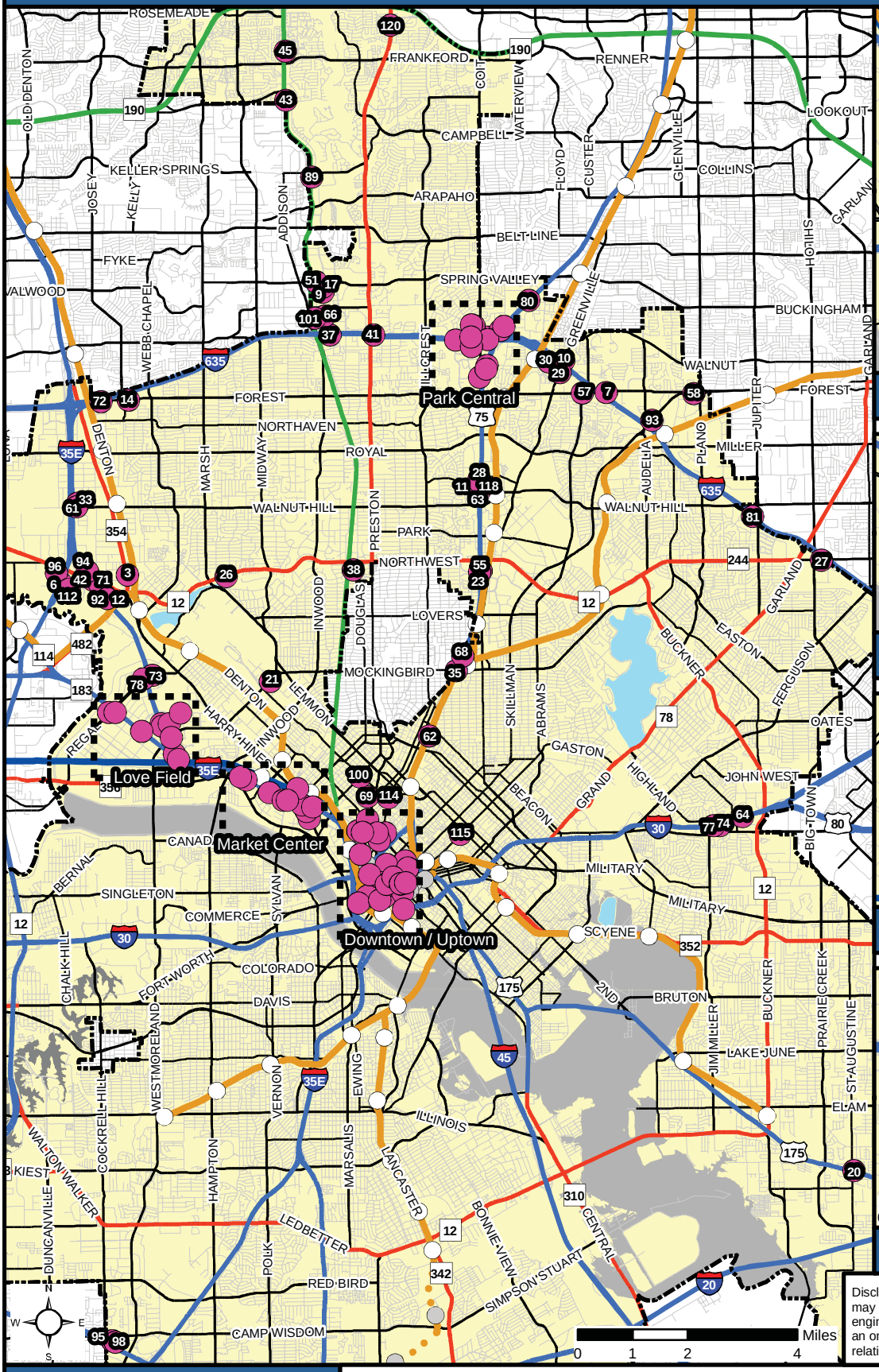
LARRY E. CASTO, City Attorney

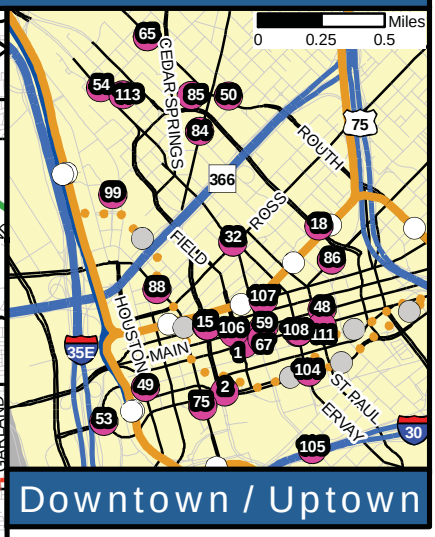
By: _____
Assistant City Attorney

Passed _____

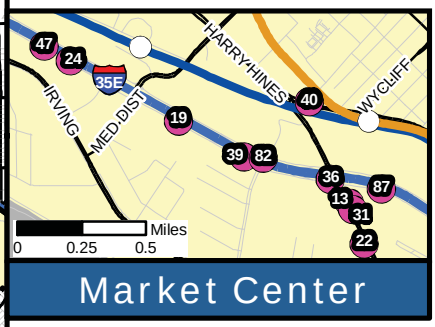
Exhibit A

Tourism PID Hotels

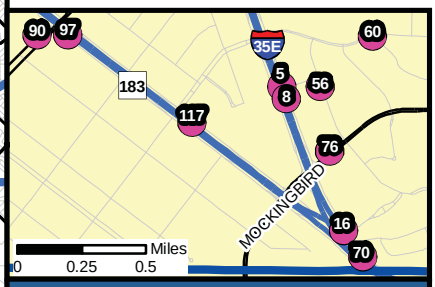




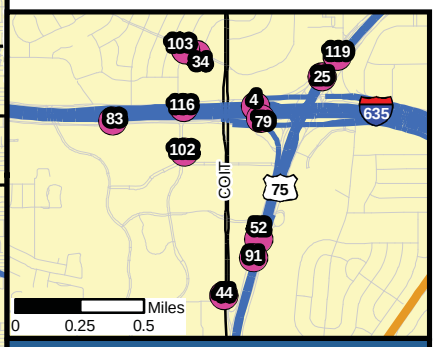
Downtown / Uptown



Market Center



Love Field



Park Central

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Created 5.30.2016, Updated 6.2.2016 - Tourism_PID_2016.TCG

Legend

- Tourism PID Hotel
- Rail Station
- Future Station
- DART Light Rail
- Commuter Rail
- Future DART Light Rail
- Freeway
- Tollway
- Highway
- Arterial
- Local Road
- Escarpment
- Flood Plain
- Lake
- City of Dallas

Source: Hotel List - Dallas CVB, 2016; All Other Data - City of Dallas, 2016

Exhibit A-1

Dallas Tourism Public Improvement District

Hotel Properties That Comprise the Tourism PID

Hotel	Street Address	Rooms
Hyatt Regency Dallas	300 Reunion Boulevard	1,120
La Quinta Inn & Suites Dallas Downtown	302 South Houston Street	120
Hotel Crescent Court	400 Crescent Court	220
Sheraton Dallas Hotel	400 North Olive Street	1,840
TownePlace Suites Dallas Downtown	500 South Ervay Street	132
Omni Dallas Hotel	555 South Lamar Street	1,001
Dallas Marriott City Center	650 North Pearl Street	416
Lorenzo Hotel	1011 South Akard Street	237
Crowne Plaza Dallas Downtown	1015 Elm Street	293
Homewood Suites by Hilton Dallas Downtown	1025 Elm Street	130
Aloft Dallas Downtown	1033 Young Street	193
Sterling Hotel Dallas	1055 Regal Row	360
Westin Dallas	1201 Main Street	323
Love Field Hotel and Suites	1241 West Mockingbird Lane	348
Adolphus Hotel	1321 Commerce Street	422
Magnolia Hotel Dallas Downtown	1401 Commerce Street	329
The Joule	1530 Main Street	160
Knights Inn Market Center	1550 Empire Central	111
Ramada Dallas Love Field	1575 Regal Row	201
Hilton Garden Inn Downtown	1600 Pacific Avenue	171
Motel 6 Dallas - Market Center	1625 Regal Row	130
Hampton Inn & Suites Downtown	1700 Commerce Street	176
AC Hotels by Marriott Dallas Downtown	1712 Commerce Street	120
Residence Inn Dallas Downtown	1712 Commerce Street	121
Fairmont Dallas	1717 North Akard Street	545
Springhill Suites Dallas Downtown/West End	1907 North Lamar Street	148
Curio Collection Statler Hotel & Residences	1914 Commerce Street	161
Hotel Indigo	1933 Main Street	170
DoubleTree by Hilton Hotel Dallas Market Center	2015 Market Center Boulevard	227
Sheraton Suites Market Center Dallas	2101 North Stemmons Freeway	251
Fairfield Inn & Suites Dallas Medical Market Center	2110 Market Center Boulevard	116
The Ritz-Carlton, Dallas	2121 McKinney Avenue	218
Courtyard Dallas Medical/Market Center	2150 Market Center Boulevard	184
Hilton Anatole	2201 North Stemmons Freeway	1,608
Renaissance Dallas Hotel	2222 North Stemmons Freeway	514
Holiday Inn Express & Suites Dallas	2225 Connector Drive	100
Holiday Inn Express & Suites Dallas Stemmons	2287 West Northwest Highway	103
MCM Elegante Dallas	2320 West Northwest Highway	197
Hilton Garden Inn Dallas/Market Center	2325 North Stemmons Freeway	240
Hotel ZaZa Dallas	2332 Leonard Street	167

Exhibit A-1

Dallas Tourism Public Improvement District

Hotel Properties That Comprise the Tourism PID

Hotel	Street Address	Rooms
Country Inn & Suites by Carlton Dallas Love Field	2383 Stemmons Trail	110
Studio 6 Dallas Northwest #6035	2395 Stemmons Trail	189
La Quinta Inn & Suites Dallas I35 Walnut Hill Lane	2421 Walnut Hill Lane	121
W Dallas - Victory	2440 Victory Park Lane	252
Dallas Marriott Suites Medical/Market Center	2493 North Stemmons Freeway	265
Motel 6 Dallas - Galleria #4657	2660 Forest Lane	114
Embassy Suites by Hilton Dallas Market Center	2727 North Stemmons Freeway	248
Homewood Suites Dallas Market Center	2747 North Stemmons Freeway	137
Unnamed Hotel @ The Lexi	2815 North Harwood Street	110
Rosewood Mansion on Turtle Creek	2821 Turtle Creek Boulevard	143
Hyatt House Dallas/Uptown	2914 Harry Hines Boulevard	141
Le Meridien Dallas, The Stoneleigh	2927 Maple Avenue	170
Courtyard Dallas Northwest	2930 Forest Lane	146
Warwick Melrose Hotel Dallas	3015 Oak Lawn Avenue	184
Dream Dallas	3207 McKinney Avenue	128
DoubleTree by Hilton Hotel Dallas Love Field	3300 West Mockingbird	244
Embassy Suites by Hilton Dallas Love Field	3880 West Northwest Highway	248
element Dallas East	4005 Gaston Avenue	151
Townhouse Suites	4150 Independence Drive	108
Super 7 Inn Dallas Southwest	4220 Independence Drive	128
La Quinta Inn & Suites Dallas Uptown	4440 North Central Expressway	101
Holiday Inn Dallas Market Center	4500 Harry Hines Boulevard	200
Hyatt Place Dallas North by the Galleria	5229 Spring Valley Road	121
The Highland Dallas	5300 East Mockingbird Lane	198
Hilton Dallas Lincoln Centre	5410 Lyndon B Johnson Freeway	500
Hilton Dallas/Park Cities	5954 Luther Lane	224
Holiday Inn Express & Suites North Dallas at Preston	6055 Lyndon B Johnson Freeway	103
Magnolia Hotel Dallas Park Cities	6070 North Central Expressway	300
Residence Inn Dallas Market Center	6950 North Stemmons Freeway	142
Crowne Plaza Dallas Market Center	7050 North Stemmons Freeway	354
Residence Inn Dallas Park Central	7642 Lyndon B Johnson Freeway	139
Wyndham Dallas Suites Park Central	7800 Alpha Road	295
The Grand Hotel	7815 Lyndon B Johnson Freeway	145
Hawthorn Suites by Wyndham Park Central	7880 Alpha Road	114
Candlewood Suites Dallas Market Center	7930 North Stemmons Freeway	150
Best Western Plus Dallas Hotel & Conference Center	8051 Lyndon B Johnson Freeway	197
Gateway	8102 Lyndon B Johnson Freeway	200
Budget Suites of America Empire Central/Dallas	8150 North Stemmons Freeway	408
InTown Suites Dallas/Market Center Extended Stay	8201 Brookriver Drive	135
Hyatt House Dallas/Lincoln Park	8221 North Central Expressway	155

Exhibit A-1

Dallas Tourism Public Improvement District

Hotel Properties That Comprise the Tourism PID

Hotel	Street Address	Rooms
DoubleTree by Hilton Hotel Dallas Campbell Centre	8250 North Central Expressway	300
La Quinta Inn & Suites Dallas Love Field	8300 John W Carpenter Freeway	102
Stay Express Inn Dallas Fair Park Downtown	8303 East R L Thornton Freeway	102
Motel 6 Dallas - Fair Park #4616	8510 East R L Thornton Freeway	105
Lamplighter Motel	9001 East R L Thornton Freeway	107
Extended Stay America - Dallas - Vantage Point Dr.	9019 Vantage Point Drive	134
Super 8 Dallas Love Field Market Center	9229 John W Carpenter Freeway	110
InTown Suites Dallas Northeast Extended Stay	9355 Forest Lane	145
Budget Suites of America North Dallas	9519 Forest Lane	348
Super 7 Inn	9626 C F Hawn Freeway	118
Studio 6 Dallas Garland/Northeast #5003	9801 Adleta Court	126
La Quinta Inn & Suites Dallas North Central	10001 North Central Expressway	127
Budget Suites of America Loop 12/Dallas	10222 North Walton Walker Boulevard	282
Anchor Motel	10230 Harry Hines Boulevard	126
Hampton Inn & Suites Dallas	10310 North Central Expressway	124
Courtyard Dallas Central Expressway	10325 North Central Expressway	160
Express Studios	10326 Finnell Street	146
Residence Inn Dallas Central Expressway	10333 North Central Expressway	103
Super 7 Inn Dallas	10335 Gardner Road	100
InTown Suites Garland Extended Stay	10477 Metric Drive	135
Hampton Inn & Suites Dallas North I-35 at Walnut Hill	11069 Composite Drive	113
Regency Hotel	11350 Lyndon B Johnson Freeway	236
Extended Stay America - Dallas - Coit Rd.	12121 Coit Road	133
Extended Stay America - Dallas - Greenville Ave.	12270 Greenville Avenue	116
Studio 6 Dallas Richardson/North #5010	12301 North Central Expressway	133
Hyatt Place Dallas/Park Central	12411 North Central Expressway	126
Candlewood Suites Dallas Park Central	12525 Greenville Avenue	122
Executive Inn	12670 East Northwest Highway	120
The Westin Dallas Park Central	12720 Merit Drive	536
Embassy Suites by Hilton Dallas Park Central	13131 North Central Expressway	279
La Quinta Inn & Suites Dallas North	13175 North Central Expressway	124
The Westin Galleria Dallas	13340 Dallas Parkway	448
Le Meridien Dallas by the Galleria	13402 Noel Road	258
Red Roof Inn - Dallas Richardson	13685 North Central Expressway	121
Candlewood Suites Dallas Galleria	13939 Noel Road	134
Embassy Suites by Hilton Dallas Near the Galleria	14021 Noel Road	150
Staybridge Suites Dallas Addison	16060 Dallas Parkway	129
Crossland Economy Studios - Dallas - North Addison - Tollway	17425 Dallas Parkway	120
Extended Stay America - Dallas - Frankford Road	18470 North Dallas Parkway	118

Exhibit A-1

Dallas Tourism Public Improvement District

Hotel Properties That Comprise the Tourism PID

Hotel	Street Address	Rooms
InTown Suites Dallas North, Plano Extended Stay	19059 Preston Road	121
added/opening soon/under development		27,778

Tourism Public Improvement District (PID) Service Plan						
Fiscal Year		**2018-19**	**2019-20**	**2020-21**	**2021-22**	**2022-23**
Assessment Revenue		**$ 18,222,755**	**$ 19,133,893**	**$ 20,090,588**	**$ 21,095,117**	**$ 22,149,873**
Categories	**%**					
Incentives & Sales Efforts	42.5%	$ 7,744,671	$ 8,131,905	$ 8,538,500	$ 8,965,425	$ 9,413,696
Marketing (Promotion/Advertising)	35.0%	$ 6,377,964	$ 6,696,863	$ 7,031,706	$ 7,383,291	$ 7,752,456
Site Visits & Familiarization Tours	10.0%	$ 1,822,276	$ 1,913,389	$ 2,009,059	$ 2,109,512	$ 2,214,987
Event Funding Application Pool	7.5%	$ 1,366,707	$ 1,435,042	$ 1,506,794	$ 1,582,134	$ 1,661,240
Operations/Research/Administration	5.0%	$ 911,138	$ 956,695	$ 1,004,529	$ 1,054,756	$ 1,107,494
Total Expenses	**100.0%**	**$ 18,222,755**	**$ 19,133,893**	**$ 20,090,588**	**$ 21,095,117**	**$ 22,149,873**

Note: Expenditures are limited to actual collections, which can not exceed the 2% fee on each occupied room as defined in the petition.

Exhibit C

Tourism Public Improvement District
2017 Assessment Plan

The cost of the services and improvements provided by the Tourism Public Improvement District ("District") will be levied by special assessment against Dallas hotels located within the District territory with 100 or more rooms ("qualifying hotels") based on hotel room nights sold. The total cost of the services and improvements to be provided shall be apportioned at a rate of 2% of room-nights sold at qualifying hotels until the budget for services and improvements for the year is reached. Rooms that are not subject to the City's hotel occupancy tax shall not be included for the District assessment.

AGENDA ITEMS # 111,112

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 35 X Y and 45 A B C F G K

SUBJECT

Uptown Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Uptown Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date – Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

Uptown Dallas, Inc., provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The purpose of the District is to supplement and enhance services provided within the District, but not to replace or supplant existing City services provided within the District. The general nature of the proposed services and improvements to be provided in the District include enhanced public safety and security, lighting, sidewalk and streetscape improvements, landscaping improvements including plantings, hardscape, trolley operation and capital improvements, District marketing and promotional activities and improvements as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at $2,558,331 in 2018 and reach $3,098,043 in 2022 (funded by the annual estimated assessments and additional funding sources). The total estimated assessments to be collected during the next five-year period is approximately $13,893,591. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $2,502,831. This amount is equal to $0.045 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes.

BACKGROUND (continued)

Property owned by tax-exempt religious organizations will be exempt from assessment as will property owned by persons already receiving and qualifying for 65-or-older homestead exemption under Section 11.13 (c) or (d) of the Texas Property Tax Code. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 23, 1993, City Council authorized the creation of the Uptown Public Improvement District, approval of Service Plan and management contract by Resolution No. 93-2501.

On August 10, 2005, City Council authorized the renewal of the Uptown Public Improvement District, approval of the Service Plan and management contract by Resolution No. 05-2231.

On June 13, 2012, City Council authorized the renewal of the Uptown Public Improvement District, approval of the Service Plan and management contract by Resolution No. 12-1584.

On September 14, 2016, City Council held a public hearing to on the proposed levy of assessment for the Uptown Public Improvement District and authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1506; Ordinance No. 30211.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Uptown Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1282.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached

Uptown Public Improvement District Boundary Map

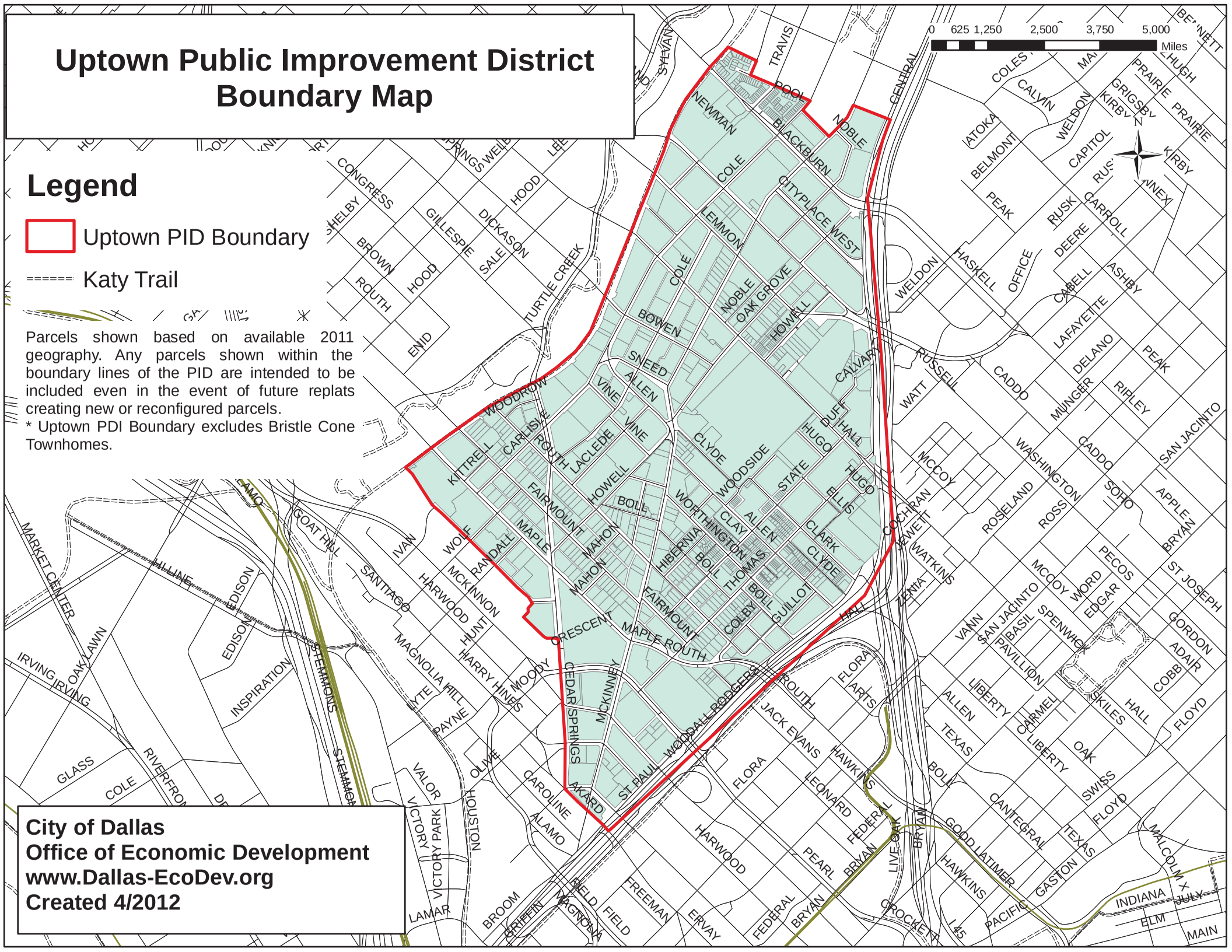
Legend

Uptown PID Boundary

Katy Trail

Parcels shown based on available 2011 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future replats creating new or reconfigured parcels.

* Uptown PDI Boundary excludes Bristle Cone Townhomes.



City of Dallas
Office of Economic Development
www.Dallas-EcoDev.org
Created 4/2012

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE UPTOWN PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on June 23, 1993, City Council authorized the creation of the Uptown Public Improvement District (District), as a public improvement district in accordance with the Act and found that the District promoted the interests of the City and conferred a special benefit to the property in the District, designated Uptown, Inc. as the manager of the District, authorized a contract for management services; and approved the District Service Plan, and annual updates by Resolution No. 93-2501; and

WHEREAS, on August 10, 2005, City Council authorized a public hearing to receive citizens' comments concerning the renewal of the Uptown Public Improvement District; and at the close of the hearing, authorized approval of a resolution renewing the Uptown Public Improvement District for a period of seven years, approval of the Service Plan for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and a management contract with the Uptown, Inc., as the management entity for the Uptown Public Improvement District by Resolution No. 05-2231; and

WHEREAS, on June 13, 2012, City Council authorized the renewal of the Uptown Public Improvement District , and at the close of the hearing, authorized approval of a resolution renewing the Uptown Public Improvement District for a period of seven years; approval of the Service Plan for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and a management contract with the Uptown Dallas, Inc., a non-profit corporation as the management entity for the Uptown Public Improvement District, as shown on the attached **Exhibit A - Map of the District**, by Resolution No. 12-1584; and

WHEREAS, on September 14, 2016, City Council held a public hearing to on the proposed levy of assessment for the Uptown Public Improvement District and authorized an ordinance approving and adopting the final 2017 Service Plan, 2016 Assessment Plan and 2016 Assessment Roll establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2017; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2016 assessment; and providing for an effective date by Resolution No. 16-1506; Ordinance No. 30211; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Uptown Public Improvement District final 2018 Service Plan and 2017 Assessment Plan by Resolution No. 17-1282; and

WHEREAS, Uptown Dallas, Inc., provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.045 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Uptown Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $2,502,831. This amount shall be apportioned in an amount equal to $0.045 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Property owned by tax-exempt religious organizations will be exempt from assessment as will property owned by persons already receiving and qualifying for 65-or-older homestead exemption under Section 11.13 (c) or (d) of the Texas Property Tax Code. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary) apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $2,502,831. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State, and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the Service Plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by city staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department. ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit 9886, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9886, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

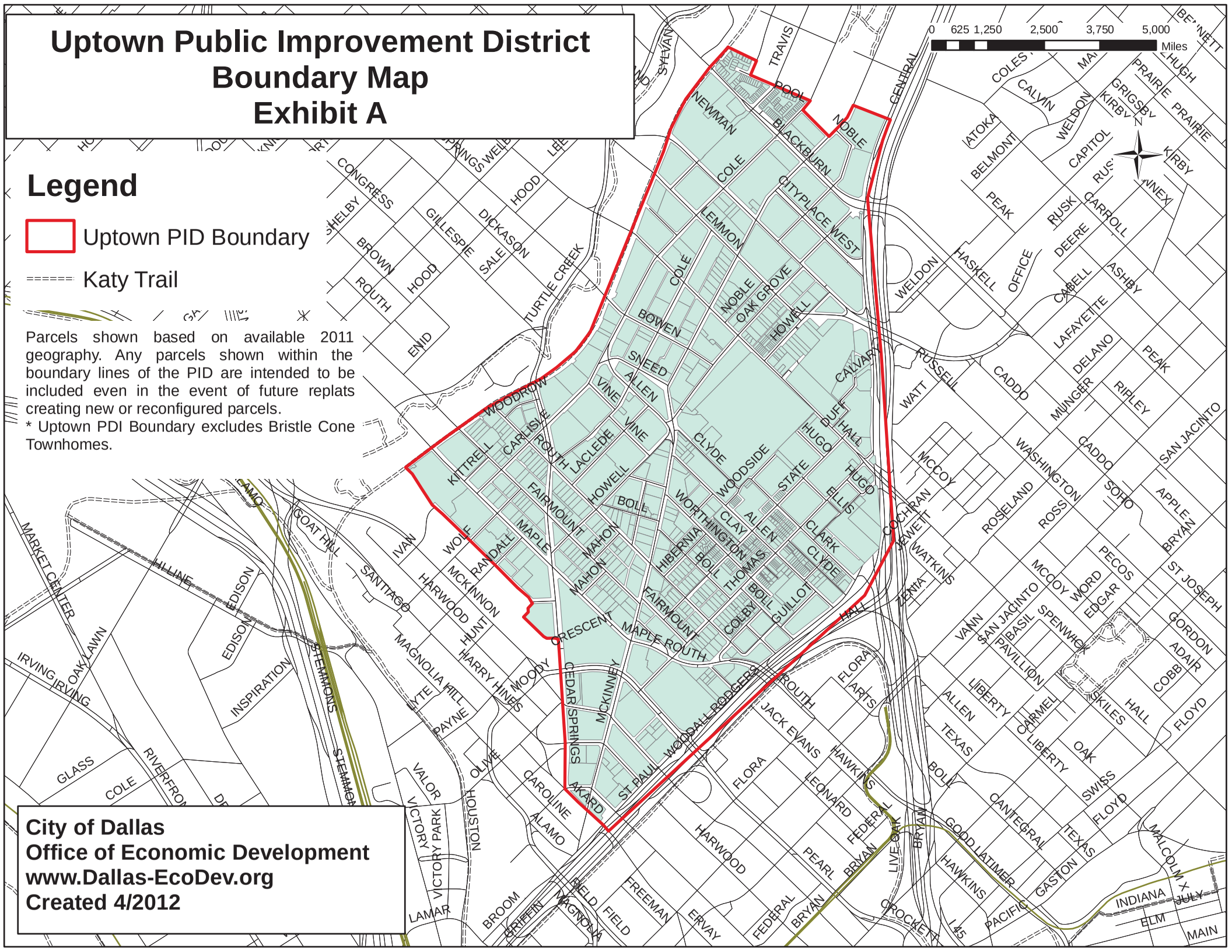
APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____

Uptown Public Improvement District
Boundary Map
Exhibit A



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UPTOWN PUBLIC IMPROVEMENT DISTRICT
SERVICE PLAN (2018 - 2022)
EXHIBIT B

Income	**2018**	**2019** [2]	**2020** [2]	**2021** [2]	**2022** [2]
Net Assessments	$2,502,831	$2,590,700	$2,831,010	$2,932,007	$3,037,043
Interest	$2,000	$2,000	$2,000	$2,000	$2,000
Uptown Dallas, Inc. service fees (memberships)	$13,500	$14,000	$14,000	$14,000	$14,000
Marketing Sponsorships (for events)	$40,000	$45,000	$45,000	$45,000	$45,000
Total	$2,558,331	$2,651,700	$2,892,010	$2,993,007	$3,098,043
Expenditures					
Capital Improvements	$767,499	$795,510	$867,603	$897,902	$929,413
(Median Landscaping, gateway markers, walking trails, parks, streetscape, Katy Trail).					
Services (Off-duty police, trolley operations, traffic & parking, marketing and promotion)	$589,583	$612,925	$673,003	$698,252	$724,511
Landscape Improvements (Landscape, tree care, street & sidewalk sweeping, trash cans, graffiti removal, grates).	$767,499	$795,510	$867,603	$897,902	$929,413
Finance & Administration	$383,750	$397,755	$433,802	$448,951	$464,706
(Staff Salaries & benefits, rent, office expenses, audit, insurance).					
Griggs Park Improvements	$0	$0	$0	$0	$0
Contingency [1]	$50,000	$50,000	$50,000	$50,000	$50,000
Total	$2,558,331	$2,651,700	$2,892,010	$2,993,007	$3,098,043

[1] Contingency funds: Allowance made for anticipated tax refunds due to protests by property owners

[2] Expenses are estimated and are subject to a renewal in 2019.

EXHIBIT C

2017 ASSESSMENT PLAN Uptown

Public Improvement District

The cost of the services and improvements provided by the Uptown Public Improvement District will be paid primarily by special assessments against properties in the District. Annual assessments will be based on the total value of real property and improvements as determined by the Dallas Central Appraisal District.

All property owners not exempt from assessment will be assessed at a uniform rate. In 2017, the proposed rate continues to be 4.5 cents per $100 of value. Assessments will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code.

The City of Dallas shall not be responsible for payment of assessments against exempt City property in the District. The District's cemeteries, which operate on a nonprofit basis and are not specifically benefited by most of the improvements and services, are one class of tax-exempt properties. Accordingly, the cemeteries will be exempt from assessment. Property owned by tax-exempt religious organizations will be exempt from assessment and property owned by persons already receiving and qualifying for 65-or-older homestead exemption under Section 11.13 (c) or (d) of the Texas Property Tax Code. Payment of assessment by other exempt jurisdictions must be established by contract. No such contracts are in place, nor are any proposed. City rights-of-way and city parks are exempt from assessment. Properties otherwise exempt from ad valorem taxes are not subject to assessment.

UPID's assessments will be collected by Dallas County or other contractor chosen by the City of Dallas, in accordance with the management contract between the City of Dallas and Uptown Dallas, Inc., the non-profit corporation that manages the District.

AGENDA ITEMS # 113,114

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 14

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 35 M and 36 A B E F J K

SUBJECT

University Crossing Public Improvement District

* A public hearing concerning the proposed levy of assessment for the University Crossing Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District – Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date – Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel. After hearing and passing on objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The University Crossing Improvement District Corporation (dba UCPID, Inc.) provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The proposed services and improvements to be provided in the District include police safety patrol's for the area, safety awareness and education programs, landscaping, banner program, installation and maintenance of trash containers, promotion of the University Crossing area, implement signage and wayfinding systems, management of new and existing public and green space, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected range from approximately $1,147,000 in 2018 to $875,000 in 2022. Carryover funds accumulated through 2017 will be used to support capital improvement projects related to the Mockingbird Lane Pedestrian Bridge and Trail Expansion. The total estimated assessment to be collected during the next five-year period is approximately $4,178,000. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are shown on the attached map of the District.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District (DCAD). The assessment amount for 2017 is proposed to be $803,000. This amount is equal to $0.10 per $100.00 of appraised value as determined by the DCAD. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year.

BACKGROUND (continued)

With the exception of Southern Methodist University (SMU), the real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. SMU has agreed to participate in the University Crossing Public Improvement District (PID) by contract with the University Crossing Improvement District Corporation through special assessment based on all taxable and tax exempt real property owned by SMU or SMU affiliates within the University Crossing PID.

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City right-of-way, railroad right-of-way, parks and cemeteries are not specially benefitted and therefore are not subject to assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 12, 2013, City Council held a public hearing to receive comments concerning creation of the University Crossing Public Improvement District; authorizing approval of a resolution creating the University Crossing Public Improvement District; approval of the Service Plan and management contract by Resolution No. 13-1016.

On September 14, 2016, City Council a public hearing concerning the proposed levy of assessment for the University Crossing Public Improvement District; and an ordinance approving and adopting the final 2017 Service Plan, the 2016 Assessment Plan and the 2016 Assessment Roll by Resolution No. 16-1507; Ordinance 30212.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

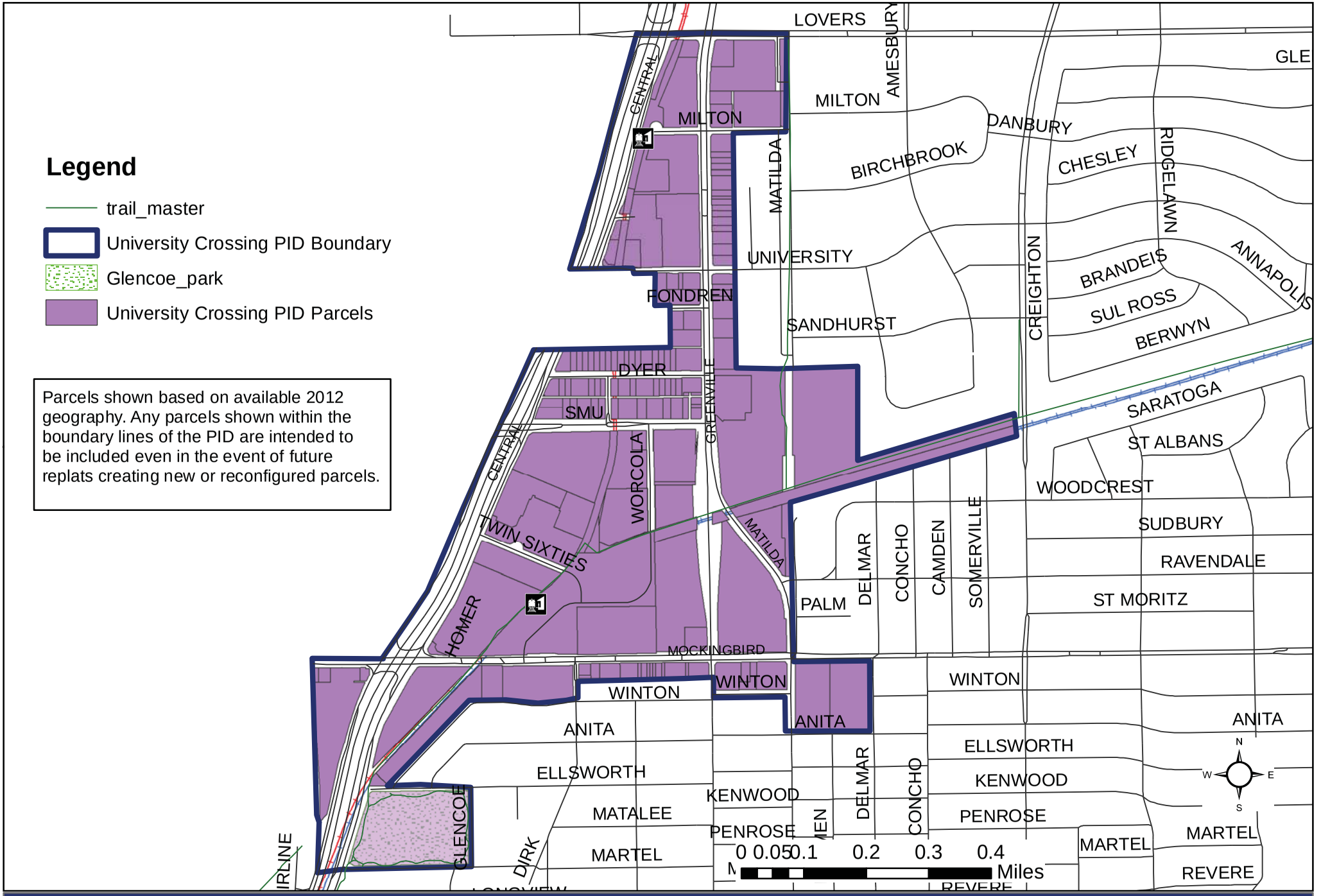
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Univesity Crossing Public Improvement District final 2018 Service Plan and 2017 Assessment Rate Resolution No. 17-1283.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



University Crossing Public Improvement District Map

City of Dallas
Office of Economic Development
www.Dallas-EcoDev.org
Created 4/2013

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE UNIVERSITY CROSSING PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the Act) allows for the creation of public improvement districts; and

WHEREAS, on June 12, 2013, City Council authorized the creation of the University Crossing Public Improvement District (District), as shown on the attached **Exhibit A - Map of the District**, pursuant to the Act and found that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated University Crossing Improvement District Corporation (dba UCPID, Inc.) as the manager of the District, and authorized a contract for management services; and approved the District Service Plan by Resolution No. 13-1016; and

WHEREAS, on September 14, 2016, City Council a public hearing concerning the proposed levy of assessment for the University Crossing Public Improvement District; and an ordinance approving and adopting the final the 2017 Service Plan, the 2016 Assessment Plan and the 2016 Assessment Roll by Resolution No. 16-1507; Ordinance No. 30212; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District, and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the University Crossing Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1283; and

WHEREAS, the UCPID, Inc. provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate of $0.10 per $100.00 of appraised value of property or improvements to the property, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the University Crossing Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of the City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $803,000. This amount shall be apportioned in an amount equal to $0.10 per $100.00 of appraised value as determined by DCAD. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 3. (continued)

With the exception of Southern Methodist University (SMU), the real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. SMU has agreed to participate in the University Crossing Public Improvement District (PID) by contract with the University Crossing Improvement District Corporation through special assessment based on all taxable and tax exempt real property owned by SMU or SMU affiliates within the University Crossing PID.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $1,147,000. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the Service Plan the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department ECO, Unit 9885, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9885, to General Fund, Funds 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

BY: _____
Assistant City Attorney

Passed _____

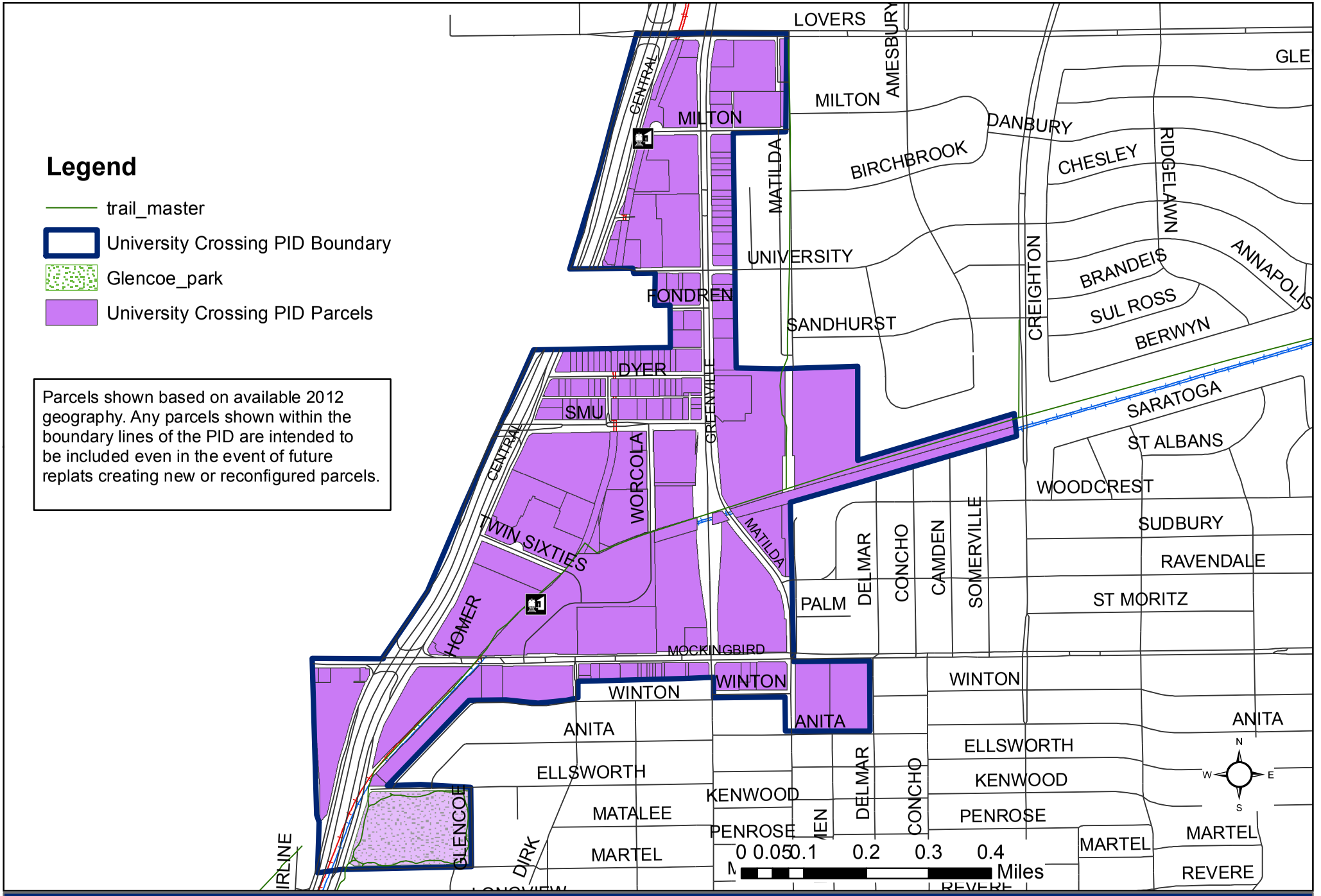


Exhibit A
University Crossing Public Improvement District
Boundary Map

City of Dallas
Office of Economic Development
www.Dallas-EcoDev.org
Created 4/2013

Exhibit B
University Crossing Public Improvement District - Five - Year Budget

	2018 Budget	2019 Budget	2020 Budget	2021 Budget[9]	2022 Budget[9]
INCOME					
Fund balance from previous year[8]	1,000,000	657,500	310,500	0	0
Net assessment revenue	803,000	819,000	835,000	852,000	869,000
Exempt jurisdictions	0	0	0	0	0
Interest on cash balances	1,500	4,000	5,000	6,000	6,000
Other income & contributions	0	0	0	0	0
TOTAL INCOME[1]	**$1,804,500**	**$1,480,500**	**$1,150,500**	**$858,000**	**$875,000**
EXPENDITURES					
Security[2]	257,000	262,000	267,000	272,000	277,000
Improvements[3]	444,000	453,000	419,500	113,000	116,000
Public Area Maintenance[4]	212,000	216,000	220,000	224,000	228,000
Promotion and Communication[5]	88,000	90,000	92,000	94,000	96,000
Organization & Administration[6]	116,000	118,000	120,000	122,000	124,000
Audit & Insurance[7]	30,000	31,000	32,000	33,000	34,000
TOTAL EXPENDITURES	**$1,147,000**	**$1,170,000**	**$1,150,500**	**$858,000**	**$875,000**
FUND BALANCE/RESERVES	**$657,500**	**$310,500**	**$0**	**$0**	**$0**

NOTES:

1 The assessment amount is approximately equal to $0.10 per $100 of appraised value as determined by the Dallas Central Appraisl District (DCAD). Net assessment reflects the deduction of City and County fees from the gross assessment collection.

2 Police patrol of the University Crossing area, owner safety coordination, safety ehancements in lighting, etc.

3 Public Improvements, landscape, parks and pedestrian amenities for the PID.

4 Sidewalk, public planters, waste disposal, clean area programs, and landscape improvements throughout the University Crossing area.

5 University Crossing area coordination among owners, program services for area promotion and awareness

6 Expenses of the PID and salary of PID director.

7 Annual audit of the PID finances and liability insurance for the PID.

8 Fund balances carried over from 2014, 2015, 2016 and 2017 will be used across all major categories to support the Mockingbird Lane Pedestrian Bridge and Trail Expansion construction to that began in 2017 and expected to continue through 2019. These majority of the carryover funds are primarily from the improvement imporvement category and will be spent there as shown.

9 The five year plan goes to year 2022. However, this assumes that the PID is successfully renewed for another term beginning in 2021. If the PID isn't renewed then the PID would cease collections at the end of 2020.

Exhibit C
University Crossing Public Improvement District
Assessment Plan 2017

The costs of the services and improvements by the District will be paid primarily by special assessment against properties in the District. Annual assessments are based on the total value of real property and real property improvements as determined by the Dallas Central Appraisal District ("DCAD").

The University Crossing Public Improvement District (PID) proposed assessment rate for 2017 is $0.10 per $100 of appraised value. Actual assessment rates and levies will be set by the Dallas City Council subject to a maximum of $0.15 per $100 of value and according to procedures stipulated by Chapter 372 of the Texas Local Government Code. City right-of-way, railroad right-of-way, parks and cemeteries are not specially benefitted and therefore are not subject to assessment. With the exception of Southern Methodist University (SMU), payment of assessments by other exempt jurisdictions and entities must also be established by contract. SMU has agreed to participate in the University Crossing PID by contract with the University Crossing Improvement District Corporation through special assessment based on all taxable and tax exempt real property owned by SMU or SMU affiliates within the University Crossing PID.

AGENDA ITEMS # 115,116

KEY FOCUS AREA: Economic and Neighborhood Vitality

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): 13

DEPARTMENT: Office of Economic Development

CMO: Raquel Favela, 670-3309

MAPSCO: 26 F K L N Q R S T U V Y and Z; 27 N and S

SUBJECT

Vickery Meadow Public Improvement District

* A public hearing concerning the proposed levy of assessment for the Vickery Meadow Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of providing supplemental public services, to be funded by assessments on property in the District - Financing: No cost consideration to the City
* An ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the District; closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date - Financing: No cost consideration to the City

BACKGROUND

Annually, City Council calls and holds a public hearing to consider the proposed assessment for property in the Public Improvement Districts (PID) and authorizes the Service Plan for each PID. At the adjournment of the hearing on the proposed assessments, the City Council must hear and pass on any objections to a proposed assessment and may amend a proposed assessment on any parcel.

After hearing and passing on the objections, the City Council by ordinance shall levy the assessment as a special assessment on the property.

BACKGROUND (continued)

The Vickery Meadow Management Corporation provided City staff with the proposed District Service Plan for 2018 and the proposed Assessment Plan for 2017 for review, and staff found the services and improvements to be advisable and recommended approval subject to the public hearing on September 13, 2017.

The Public Improvement District Service Plan is outlined in the following way:

(a) **Nature of the Services and Improvements**. The general nature of the proposed services and improvements to be performed by the District includes enhanced security and public safety, neighborhood improvements, landscaping, trash/litter removal, graffiti control, marketing and promotional activities, recreation programming, cultural enhancements, economic development, Midtown Park and Park Lane area improvements, business recruitment to promote the area as the Vickery Meadow District, and related expenses incurred in establishing, administering and operating the District as authorized by the Act.

(b) **Estimated Cost of the Services and Improvements.** During the next five-year period, the estimated annual cost of the improvements and services provided by the District is expected to begin at approximately $786,516 in 2018 and reach $1,630,641 in 2022. The total estimated assessments to be collected for during the next five-year period is approximately $6,967,996. The District shall incur no bonded indebtedness.

(c) **Boundaries.** The boundaries of the District are located wholly within the city of Dallas, Texas, as shown in the attached map.

(d) **Method of Assessment.** The assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District. The assessment amount for 2017 is proposed to be $785,016. This amount is equal to $0.10 per $100.00 of appraised value for the premium service area in the District and $0.05 per $100.00 of appraised value for the standard service area. Once levied, this assessment apportionment shall not increase during the 2018 Service Plan year. The real property of jurisdictions and entities that have obtained an exemption from the City of Dallas real property taxes pursuant to the Texas Property Code (except under the provisions of Sections 11.24 and 11.28 of the Property Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

BACKGROUND (continued)

(e) Apportionment of costs between the District and the Municipality as a Whole. The assessment is levied on the real property and real property improvements in the District according to the value of such property. Levying the assessment for the services and improvements based on the appraised value of the property results in the apportionment of the costs on the basis of special benefits accruing to the property. No assessment, however, will be levied against exempt City property in the District. The City of Dallas is not responsible for payment of assessment against exempt City property in the District. City rights-of-way, railroad right-of-way, City parks and cemeteries are not specially benefitted and therefore are not subject to PID assessment.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 23, 1993, City Council authorized creation of the Vickery Meadow Public Improvement District by Resolution No. 93-2502.

May 13, 1998, September 10, 2003, June 25, 2008 and August 12, 2015, City Council authorized the renewal of the Vickery Meadow Public Improvement District (District), as a public improvement district in accordance with the provisions of Chapter 372 of the Texas Local Government Code and provided findings as to the advisability of the proposed supplemental services and improvements, to be funded by assessments on real property and real property improvements on property located in the District, exclusive of rights-of-way; designating Vickery Meadow Management Corporation as manager of the District and authorizing a contract for management services; and approving the District Service Plan and annual updates by Resolution Nos. 98-1440, 03-2475, 08-1867 and 15-1474.

September 9, 2015, City Council authorized an ordinance approving and adopting the final 2016 Service Plan, the 2015 Assessment Plan and 2015 Assessment Roll by Resolution No. 15-1706; Ordinance No. 29871.

On September 14, 2016, City Council authorized an ordinance approving and adopting the final 2017 Service Plan, the 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1508; Ordinance No. 30213.

Information about this item was provided to the Economic Development and Housing Committee on August 7, 2017.

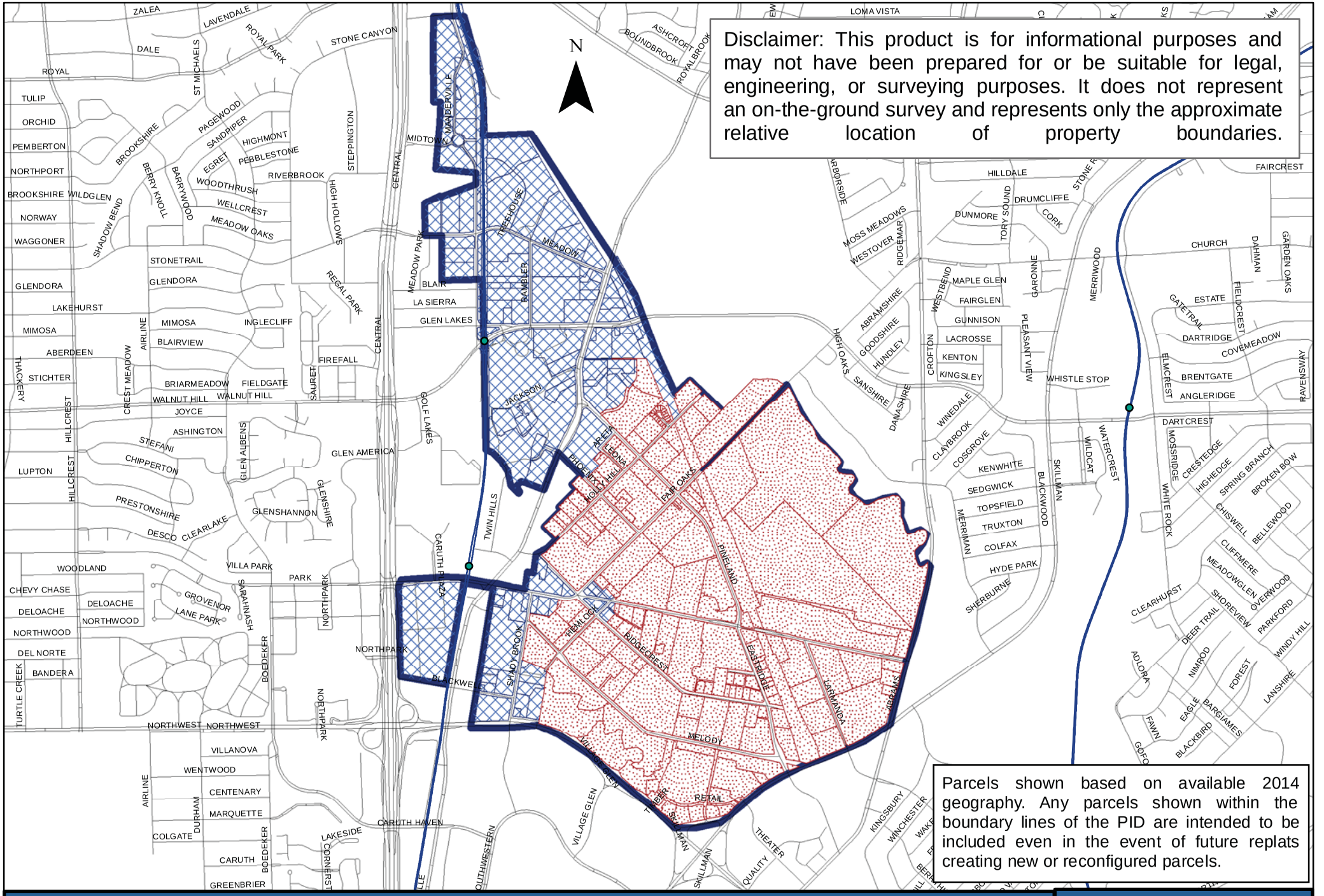
On August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Vickery Meadow Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1284.

FISCAL INFORMATION

No cost consideration to the City.

MAP

Attached



Vickery Meadow PID Boundary Map

VMPID Standard Service Area

VMPID Premium Service Area

Vickery Meadow PID Boundary

DALLAS
ECONOMIC
DEVELOPMENT

Area Redevelopment Division
214.670.1685
dallas-ecodev.org

Created 07/2015

ORDINANCE NO._____

AN ORDINANCE APPROVING AND ADOPTING THE FINAL 2018 SERVICE PLAN, THE FINAL 2017 ASSESSMENT PLAN, AND THE 2017 ASSESSMENT ROLL (TO BE KEPT ON FILE WITH THE CITY SECRETARY); ESTABLISHING CLASSIFICATIONS FOR THE APPORTIONMENT OF COSTS AND THE METHODS OF ASSESSING SPECIAL ASSESSMENTS FOR THE SERVICES AND IMPROVEMENTS TO PROPERTY IN THE VICKERY MEADOW PUBLIC IMPROVEMENT DISTRICT (DISTRICT); CLOSING THE HEARING AND LEVYING A SPECIAL ASSESSMENT ON PROPERTY IN THE DISTRICT FOR SERVICES AND IMPROVEMENTS TO BE PROVIDED IN THE DISTRICT DURING 2018; PROVIDING FOR REIMBURSEMENT OF CITY ADMINISTRATIVE COSTS FOR OPERATIONAL OVERSIGHT OF THE DISTRICT; FIXING CHARGES AND LIENS AGAINST THE PROPERTY IN THE DISTRICT AND AGAINST THE OWNERS THEREOF; PROVIDING FOR THE COLLECTION OF THE 2017 ASSESSMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code (the "Act") allows for the creation of public improvement districts; and

WHEREAS, on June 23, 1993, City Council established the Vickery Meadow Public Improvement District (the District), pursuant to the Act, finding that the petition satisfied the Act's requirements and the supplemental services and improvements were feasible and conferred a special benefit to the property in the District, designated Vickery Meadow Management Corporation as the manager of the District, and authorized a contract for management services; and approved the District Service Plan, by Resolution No. 93-2502; and

WHEREAS, on May 13, 1998, September 10, 2003, June 25, 2008 and August 12, 2015, City Council authorized the renewal of the Vickery Meadow Public Improvement District (District), as a public improvement district in accordance with the provisions of Chapter 372 of the Texas Local Government Code and provided findings as to the advisability of the proposed supplemental services and improvements, to be funded by assessments on real property and real property improvements on property located in the District, exclusive of rights-of-way; designating Vickery Meadow Management Corporation as manager of the District and authorizing a contract for management services; and approving the District Service Plan and annual updates by Resolution Nos. 98-1440, 03-2475, 08-1867 and 15-1474; and

WHEREAS, on September 9, 2015, City Council authorized an ordinance approving and adopting the final 2016 Service Plan, the 2015 Assessment Plan and 2015 Assessment Roll by Resolution No. 15-1706; Ordinance No. 29871; and

WHEREAS, on September 14, 2016, City Council authorized the final 2017 Service Plan, the 2016 Assessment Plan and 2016 Assessment Roll by Resolution No. 16-1508; Ordinance No. 30213; and

WHEREAS, City Council must review the proposed 2018 Service Plan and hold a public hearing to receive comments and pass on any objections to the 2017 Assessment Plan raised by any owner of property located within the District and, at the conclusion of the hearing to levy the assessment for the purpose of providing supplemental services and improvements; and

WHEREAS, on August 23, 2017, City Council authorized a public hearing to be held on September 13, 2017, to receive comments on the Vickery Meadow Public Improvement District final 2018 Service Plan and 2017 Assessment Rate by Resolution No. 17-1284; and

WHEREAS, the Vickery Meadow Management Corporation provided City staff with the proposed District 2018 Service Plan and 2017 Assessment Plan as shown in **Exhibits B and C**; and

WHEREAS, City Council desires to authorize and adopt the Assessment Roll that was filed with the City Secretary and subject to public inspection in the City's official records prior to the public hearing; and

WHEREAS, City Council finds that the supplemental services and improvements described in the Service Plan and Assessment Plan are feasible and advisable and will serve the needs and desires of the property owners, and that an assessment apportioned in an amount equal to a rate for the premium service area in the District is $0.10 per $100.00 of appraised value and the assessment rate for the standard service area is $0.05 per $100.00 of appraised value of property or improvements to the property in the District, as determined by the Dallas Central Appraisal District (DCAD), is reasonable and adequate.

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That City Council shall adopt an ordinance approving and adopting the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary); establishing classifications for the apportionment of costs and the methods of assessing special assessments for the services and improvements to property in the Vickery Meadow Public Improvement District (District); closing the hearing and levying a special assessment on property in the District, for services and improvements to be provided during 2018; providing for reimbursement of city administrative costs for operational oversight of the District; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2017 assessment; and providing for an effective date.

SECTION 2. That the recitals and findings listed above are true and correct and that the action of City Council closing the public hearing in these proceedings is hereby ratified and confirmed.

SECTION 3. That the assessment shall apportion the costs each year among the property owners on the basis of special benefits accruing to the property. The proposed method of assessment, which may specify included or excluded classes of assessable property, shall be assessed according to the value of the real property and real property improvements as determined by DCAD. The assessment amount for 2017 is proposed to be $785,016.14. This amount is equal to $0.10 per $100.00 of appraised value for the premium service area in the District and $0.05 per $100.00 of appraised value for the standard service area. Once levied, this assessment rate shall not increase during the 2018 Service Plan year.

SECTION 4. That the City Council hereby authorizes and adopts the final 2018 Service Plan, the final 2017 Assessment Plan and the 2017 Assessment Roll (to be kept on file with the City Secretary apportioning the total cost of the services and improvements to be assessed against property in the District for fiscal year ending December 31, 2017, of approximately $786,516.14. The Assessment Roll apportions the assessment against each parcel of land in the District and is subject to public inspection in the City's official records.

SECTION 5. That notice of City Council's intention to consider the proposed assessments at a public hearing on September 13, 2017 at 1:00 p.m. in the City Council Chamber, 6th Floor, 1500 Marilla Street, Dallas, Texas 75201 was published in the official newspaper of the City of Dallas, Texas before the 10th day before the date of the hearing. The notice stated: (1) the date, time and place of the hearing; (2) the general nature of the services and improvements; (3) the cost of the services and improvements; (4) the boundaries of the District; and (5) that written or oral objections will be considered at the hearing.

SECTION 6. That Dallas City staff mailed to the owners of property liable for assessment notice of the hearing as the ownership appears on the City tax roll. The notice contained the information required by the Act. The notice was mailed before the 10th day before the date of the hearing to the last known address of the property owner on the City tax roll. The failure of the property owner to receive notice does not invalidate the proceeding.

SECTION 7. That the City Council finds that the assessments should be made and levied against the respective parcels of property within the District and against the owners thereof, and are substantially in proportion to the special benefits accrued to the respective parcels of property by means of the services and improvements in the District for which such assessments are levied, and further finds that in each case the property assessed is specially benefited by means of the said services and improvements in the District, and further finds that the apportionment of costs of the services and improvements is in accordance with the law in force in this City and the State and that the proceedings of the City heretofore held with reference to the formation of the District and the imposition of assessments for said services and improvements are in all respects valid and regular.

SECTION 8. That there shall be and is hereby levied and assessed against the parcels of property within the District, and against the real and true owners thereof (whether such owners be correctly named or not), the sums of money as listed in the Assessment Roll on file with the City Secretary and subject to public inspection, and the several amounts assessed against the same, and the owners thereof.

SECTION 9. That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight percent per annum, provided, however, that such interest rate shall not exceed the maximum amount allowed by law, together with reasonable fees and the costs of collection, if incurred, are hereby declared to be and are made a first and prior lien against the property assessed, superior to all other liens and claims except liens and claims for state, county, school district and municipality ad valorem taxes and are a personal liability of and charge against the owners of the property regardless of whether the owners are named. The lien is effective from the date of this ordinance until the assessment is paid and may be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body.

SECTION 10. That the assessments levied herein shall be due and payable in full on or before January 31, 2018. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof, including, costs and fees, shall be enforced by the governing body in the same manner that an ad valorem tax lien against real property may be enforced by the governing body. The owner of the assessed property may pay at any time the entire assessment, with interest that has accrued on the assessment, on any lot or parcel.

SECTION 11. That all assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 12. That as part of the assessment levied herein, and as a part of the Service Plan, the District shall reimburse to City, administrative costs for the day to day operations conducted by City staff for the District, which amount shall be paid by the District to City upon receipt of an invoice; and that the Chief Financial Officer is hereby authorized to establish Fund 0694, Department ECO, to support recovery of the costs incurred by the Office of Economic Development for such day to day operational costs incurred.

SECTION 13. That the Chief Financial Officer is hereby authorized to accept and deposit any and all revenues received from the District in Fund 0694, Department, ECO, Unit 9888, Revenue Code 7399; and that the Chief Financial Officer is hereby authorized to transfer annually, funds in amounts to be determined based upon costs incurred and related rates then in effect, from Fund 0694, Department ECO, Unit 9888, to General Fund, Fund 0001, Department ECO, Unit 1161 and Unit 1163, Object 5011, to reimburse the Office of Economic Development for administrative costs incurred for the day to day operational oversight of the District.

SECTION 14. That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of the Public Improvement District Assessment Act, Chapter 372 of the Texas Local Government Code, as amended.

SECTION 15. That this ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM

LARRY E. CASTO, City Attorney

BY:_____
Assistant City Attorney

Passed _____

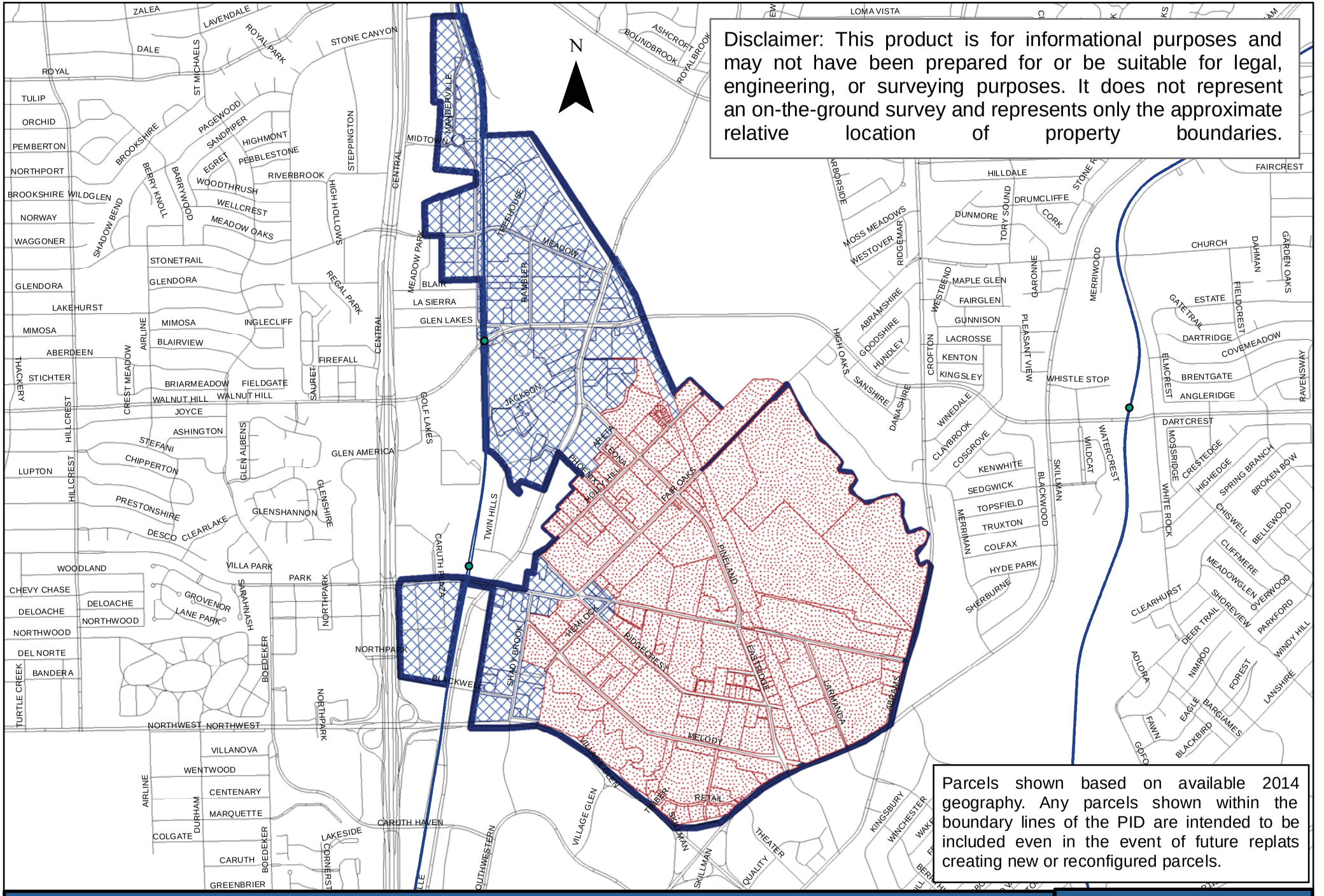

Disclaimer: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.
N
Parcels shown based on available 2014 geography. Any parcels shown within the boundary lines of the PID are intended to be included even in the event of future replats creating new or reconfigured parcels.
Exhibit A -
Vickery Meadow PID Boundary Map
VMPID Standard Service Area
VMPID Premium Service Area
Vickery Meadow PID Boundary
DALLAS
ECONOMIC
DEVELOPMENT
Area Redevelopment Division
214.670.1685
dallas-ecodev.org
Created 07/2015

Exhibit B

VICKERY MEADOW PUBLIC IMPROVEMENT DISTRICT
SERVICE PLAN (2018-2022)

	2018 BUDGET		2019 BUDGET		2020 BUDGET		2021 BUDGET		2022 BUDGET
REVENUES:									
Net Assessment	$785,016.14		$1,434,574.00		$1,536,012.00		$1,582,528.65		$1,630,640.70
Interest Income	$1,500.00		$1,600.00		$1,600.00		$1,600.00		$1,800.00
Surplus Carried Forward [9]	$0.00		$0.00		$0.00		$0.00		$0.00
TOTAL REVENUE	**$786,516.14**		**$1,439,263.56**		**$1,543,208.32**		**$1,582,528.65**		**$1,630,640.70**
DISBURSEMENTS:									
Administrative Expenses [1]	$78,651.61	10%	$143,926.36	10%	$154,320.83	10%	$158,252.87	10%	$163,064.07
Park Lane Place Improvements (VM TIF) [2]	$62,921.29	8%	$115,141.08	8%	$123,456.67	8%	$126,602.29	8%	$130,451.26
Midtown Park Improvements [3]	$23,595.48	3%	$43,177.91	3%	$46,296.25	3%	$47,475.86	3%	$48,919.22
Community Service Expenses [4]	$15,730.32	2%	$28,785.27	2%	$30,864.17	2%	$31,650.57	2%	$32,612.81
Safety & Security Expenses [5]	$298,876.13	38%	$546,920.15	38%	$586,419.16	38%	$601,360.89	38%	$619,643.47
Property Standard Expenses [6]	$102,247.10	13%	$187,104.26	13%	$200,617.08	13%	$205,728.72	13%	$211,983.29
Public Relations Expenses [7]	$55,056.13	7%	$100,748.45	7%	$108,024.58	7%	$110,777.01	7%	$114,144.85
Economic Development Expense [8]	$15,730.32	2%	$28,785.27	2%	$30,864.17	2%	$31,650.57	2%	$32,612.81
Capital Improvements [9]	$117,977.42	15%	$215,889.53	15%	$231,481.25	15%	$237,379.30	15%	$244,596.11
Insurance & Audit Expenses	$15,730.32	2%	$28,785.27	2%	$30,864.17	2%	$31,650.57	2%	$32,612.81
TOTAL DISBURSEMENTS	**$786,516.14**		**$1,439,263.56**		**$1,543,208.32**		**$1,582,528.65**		**$1,630,640.70**

Notes:

1. Office Management & Items Required by PID Contract
2. Improvements of common areas in the Park Lane Development, lower than expected; based on development timeline
3. Improvements of common areas in the Mid-Town Development, lower than expected; based on delayed development
4. Community Enrichment Activities, Youth Development Activities, & Special Events
5. Crime Database, Security Patrols, & Crime Prevention
6. Landscaping, Litter Removal, Graffiti Abatement, Cart Pickup
7. Marketing & Promotional Activities
8. Neighborhood Planning & Recruitment of Business
9. Large-scale Street Improvements, Sidewalks, Acquision, Enhanced Landscaping, Etc. Large scale projects may require funds to be carried over multiple years.
10. Increases in Projected Values in 2018-2019 is contingent on completion of the Mid-Town Development

EXHIBIT C

VICKERY MEADOW IMPROVEMENT DISTRICT
2017 ASSESSMENT PLAN

The costs of the services and improvements by the Vickery Meadow Improvement District will be paid primarily by assessments against real properties within the District's boundaries. Annual assessments will be based on the value of real property and improvements as certified by the Dallas Central Appraisal District ("DCAD").

The 2017 assessment rate for the property in the premium service area is proposed at $.10 per $100 value. The 2017 assessment rate for the property in the standard service area is proposed at $.05 per $100 value. Assessments will be carried out in accordance with procedures stipulated in Chapter 372 of the Texas Local Government Code. The City of Dallas shall not be responsible for payment of assessments against exempt City property including City rights-of-way and parks. Payment of assessment by other tax-exempt owners must be established by contract. No such contracts are in place at present.

The Vickery Meadow PID assessments will be collected by the Dallas County Tax Office in accordance with the contract with the City of Dallas and in accordance with the management contract between the City of Dallas and the Vickery Meadow Management Corporation.

AGENDA ITEM # 117

KEY FOCUS AREA: Government Performance and Financial Management

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: Office of Financial Services

CMO: Elizabeth Reich, 670-7804

MAPSCO: N/A

SUBJECT

A public hearing to receive comments on a $0.7825/$100 property tax rate for the 2017-18 fiscal year as discussed on August 16, 2017; City Council will vote to adopt a tax rate on Wednesday, September 20, 2017 at Dallas City Hall, 6ES at 9:00 a.m. - Financing: No cost consideration to the City

BACKGROUND

The City Manager's recommended FY 2017-18 budget includes a tax rate of $0.7825/$100. On August 16, 2017, City Council authorized public hearings to be held on Wednesday, September 6, 2017 and Wednesday, September 13, 2017 to receive comments on a proposed tax rate; and a proposal to consider adoption of a $0.7825/$100 valuation tax rate or a lower rate as may be proposed by the City Council on September 20, 2017, by Resolution No. 17-1245. To set a property tax rate above the FY 2017-18 calculated effective rate of $0.7496/$100, State law requires two special public hearings on the tax rate.

On August 30, 2017, City Council discussed amendments to the FY 2017-18 Budget including a possible reduction of the property tax rate included in the City Manager's recommended budget.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

City Council held a Budget Workshop on August 8, 2017.

City Council was briefed on the proposed tax rate at a Budget Workshop on August 16, 2017.

City Council authorized two public hearings on August 16, 2017; to be held on September 6, 2017 and September 13, 2017.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (continued)

City Council discussed budget amendments including a possible reduction of the recommended property tax rate at a Budget Workshop on August 30, 2017.

City Council is scheduled to hold a public hearing on September 6, 2017.

FISCAL INFORMATION

No cost consideration to the City.

AGENDA ITEM # 118

KEY FOCUS AREA: Quality of Life

AGENDA DATE: September 13, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Park & Recreation

CMO: Willis Winters, 670-4071

MAPSCO: N/A

SUBJECT

A public hearing to receive comments on readopting and continuing in effect Chapter 12, "City Youth Program Standards of Care," of the Dallas City Code, to re-establish standards of care for certain city youth programs in compliance with state law; and, at the close of the hearing, approval of an ordinance to readopt Chapter 12 of the Dallas City Code - Financing: No cost consideration to the City

BACKGROUND

Section 42.041(b)(14) of the Texas Human Resources Code, as amended, allows city-sponsored youth recreation programs to be exempted from the state's day care licensing laws if the city adopts standards of care for those programs and complies with other requirements of that legislation. One requirement is that the City Council hold a public hearing annually on the city's youth program standards of care and adopt an ordinance re-establishing and continuing in effect the standards.

Ordinance No. 23159, adopted by the City Council on June 11, 1997, created Chapter 12 of the Dallas City Code in order to exempt City of Dallas youth programs from State child-care licensing requirements and provide minimum standards by which the City operates youth programs. Chapter 12 was readopted on June 10, 1998, by Ordinance No. 23534, on June 9, 1999, by Ordinance No. 23907, on June 14, 2000, by Ordinance No. 24281, on May 23, 2001, by Ordinance No. 24611, on May 22, 2002, by Ordinance No. 24943, on May 28, 2003, by Ordinance No. 25269, on June 9, 2004, by Ordinance No. 25628, on May 25, 2005, by Ordinance No. 25998, on June 14, 2006, by Ordinance No. 26376, on June 13, 2007, by Ordinance No. 26800, on June 11, 2008, by Ordinance No. 27222, on June 10, 2009, by Ordinance No. 27565, on June 9, 2010, by Ordinance No. 27911, on May 25, 2011, by Ordinance No. 28217, on May 23, 2012, by Ordinance No. 28670, on June 12, 2013, by Ordinance No. 29036, on May 28, 2014, by Ordinance No. 29358; on May 28, 2016, by Ordinance No. 30106. Chapter 12 expired on June 16, 2017, it is now necessary for the City Council to readopt its standards of care for city-sponsored youth programs.

BACKGROUND (continued)

The Director of the Park and Recreation Department implements, administers, and enforces Chapter 12, which applies to youth programs sponsored by the City, whether offered after school, during the summer, or during holidays. A coordinator initiates an inspection report for each program to confirm that standards of care are being met. The youth program coordinators and leaders must meet certain qualifications pertaining to age, education, and experience and are provided orientation and training relating to working with children. Each program must operate with a participant to leader ratio of 20:1 and must follow guidelines pertaining to safety, fire, and health as set forth in the standards of care.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On August 3, 2017, the Park and Recreation Board authorized a public hearing to be held on September 13, 2017.

Information about this item will be provided to the Quality of Life, Arts and Culture Committee on September 11, 2017.

City Council authorized a public hearing on August 23, 2017 to be held on September 13, 2017, by Resolution No. 17-1315.

FISCAL INFORMATION

No cost consideration to the City.

7/24/17

ORDINANCE NO. _____

An ordinance readopting and continuing in effect Chapter 12, "City Youth Program Standards of Care," composed of Sections 12-1 through 12-19 of the Dallas City Code, as amended; re-establishing standards of care for youth programs sponsored by the city of Dallas in compliance with state law; providing a severability clause; and providing an effective date and an expiration date.

WHEREAS, the city of Dallas has a long history of providing recreational programs for youths ages five through 13 years, which contribute to the overall well-being of the city's youth and their families;

WHEREAS, the city council finds it necessary to adopt standards of care for those youth programs in compliance with the requirements of Section 42.041(b)(14) of the Texas Human Resources Code, as amended, in order to exempt those programs from state child-care licensing requirements;

WHEREAS, Section 42.041(b)(14) of the Texas Human Resources Code, as amended, requires that the city's youth program standards of care be readopted by ordinance annually after a public hearing;

WHEREAS, on June 11, 1997, the city council, after holding a public hearing, adopted Ordinance No. 23159, which took effect on June 16, 1997, and added Chapter 12 to the Dallas City Code to establish standards of care for city-sponsored youth programs;

WHEREAS, Chapter 12 of the Dallas City Code, which establishes standards of care for city-sponsored youth programs, was readopted by the city council on June 10, 1998, by Ordinance No. 23534, on June 9, 1999, by Ordinance No. 23907, on June 14, 2000, by Ordinance No. 24281,

on May 23, 2001, by Ordinance No. 24611, on May 22, 2002, by Ordinance No. 24943, on May 28, 2003, by Ordinance No. 25269, on June 9, 2004, by Ordinance No. 25628, on May 25, 2005, by Ordinance No. 25998, on June 14, 2006, by Ordinance No. 26376, on June 13, 2007, by Ordinance No. 26800, on June 11, 2008, by Ordinance No. 27222, on June 10, 2009, by Ordinance No. 27565, on June 9, 2010, by Ordinance No. 27911, on May 25, 2011, by Ordinance No. 28217, on May 23, 2012, by Ordinance No. 28670, on June 12, 2013, by Ordinance No. 29036, and on May 28, 2014, by Ordinance No. 29358, and on May 28, 2016, by Ordinance No. 30106.

WHEREAS, Chapter 12 of the Dallas City Code expired on June 16, 2017, and it is now necessary for the city council to readopt its standards of care for city-sponsored youth programs; and

WHEREAS, a public hearing on these standards of care was held before the city council on September 17, 2017; Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That Chapter 12, "City Youth Program Standards of Care," composed of Sections 12-1 through 12-19 of the Dallas City Code, as amended, is readopted and continued in effect, as restated below, with amendment to Section 12-2 to read as follows:

"**CHAPTER 12**

CITY YOUTH PROGRAM STANDARDS OF CARE

ARTICLE I.

GENERAL.

SEC. 12-1. PURPOSE.

This chapter and the standards of care established by this chapter are adopted by the city council of the city of Dallas, Texas in compliance with Section 42.041(b)(14) of the Texas Human Resources Code, as amended, in order to exempt city youth programs from state child-care

licensing requirements. These standards of care are intended to be minimum standards by which the city will operate its youth programs. The programs operated by the city are recreational in nature and are not child-care facilities. Although this chapter establishes standards of care for city youth programs for children of ages five through 13 years, nothing in this chapter requires the city to provide any youth programs, or prevents the city from limiting youth programs to specific age groups within the five- through 13-year-old range.

SEC. 12-2. EXPIRATION DATE.

This chapter and the youth program standards of care established in this chapter expire on September 16, 2018 [~~June 16, 2016~~], unless sooner terminated or extended by ordinance of the city council.

SEC. 12-3. DEFINITIONS.

In this chapter:

(1) ADMINISTRATION CENTER means the main administrative site for a city youth program.

(2) CITY means the city of Dallas, Texas.

(3) CITY COUNCIL means the city council of the city of Dallas.

(4) DEPARTMENT means the park and recreation department of the city.

(5) DIRECTOR means the director of the park and recreation department or the director's authorized representative.

(6) INTER-SESSION means the periods of time when a year-round school is not in session.

(7) PARENT means a person who:

(A) is a natural parent, an adoptive parent, or a step-parent of a youth;

(B) is, under court order, the guardian of the person of a youth or is a public or private agency with whom a youth has been placed by a court; or

(C) otherwise has legal custody and authority to enroll a youth in a city youth program.

(8) PARTICIPANT means a youth whose parent has completed all required registration procedures and who is determined by the director to be eligible to participate in a city youth program.

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(9) PROGRAM COORDINATOR or COORDINATOR means a full-time professional employee of the department who is responsible for:

(A) managing a recreational facility where a youth program is conducted; or

(B) overseeing the planning, administration, and implementation of a particular city youth program.

(10) PROGRAM EMPLOYEE or EMPLOYEE means any person hired to work for the department who is assigned responsibility for managing, administering, or implementing some portion of a youth program. The term includes program coordinators and program leaders.

(11) PROGRAM LEADER or LEADER means a full-time, part-time, permanent, or temporary employee of the department, or an independent contractor or volunteer of the city, who is assigned responsibility for implementing or conducting some portion of a youth program.

(12) PROGRAM MANUAL means a notebook of policies, procedures, required forms, and organizational and programming information relevant to the city's youth programs, as promulgated or otherwise approved by the director.

(13) PROGRAM SITE means any area or facility where any portion of a city youth program is conducted.

(14) STANDARDS OF CARE means all provisions contained in this chapter.

(15) YOUTH means a person who is not less than five years nor more than 13 years of age.

(16) YOUTH PROGRAM or PROGRAM means a city-sponsored recreational program for youth that may be offered by the park and recreation department after school, during the summer, during holidays, or during inter-session. The term does not include any program or activity to which attendees are free to come and go at will without regard to the presence of a parent or other responsible adult to care for them.

SEC. 12-4. ADMINISTRATION.

(a) The director shall implement, administer, and enforce the youth program standards of care. The director may by written order establish such rules, regulations, and policies, not inconsistent with this chapter, as the director determines are necessary to discharge any duty under or to effect the policy of this chapter.

(b) No city youth program may be advertised as a child-care facility.

(c) The standards of care apply to all youth programs sponsored by the city, whether offered after school, during the summer, during holidays, or during inter-session.

(d) When registering for a youth program, each participant's parent will be provided a current copy of the standards of care and will be informed that the youth program is not licensed by the State of Texas. A current copy of the standards of care will also be maintained at each youth program site for inspection and review by the public and by program employees.

(e) The director shall cause a criminal background check to be conducted on each prospective youth program employee. If results of that criminal check indicate that an applicant has been convicted of any of the following offenses, the applicant will not be considered for employment:

(1) a felony or a misdemeanor classified as an offense against a person or family;

(2) a felony or misdemeanor classified as public indecency;

(3) a felony or misdemeanor violation of any law intended to control the possession or distribution of any controlled substance;

(4) any offense involving moral turpitude; or

(5) any offense that would potentially put youth participants or the city of Dallas at risk.

(f) The provisions of this chapter are administrative in nature and are not subject to criminal penalties.

SEC. 12-5. INSPECTION; MONITORING; ENFORCEMENT.

(a) A coordinator shall initiate an inspection report for each youth program to confirm that standards of care are being met. Each inspection report will be sent to the director for review and kept on record for at least two years. The director shall review each report and establish deadlines and criteria for program compliance with the standards of care.

(b) The director shall make visual inspections of each youth program site based on the following schedule:

(1) Each after school program site will be inspected bimonthly.

(2) Each summer program site will be inspected twice during its summer schedule.

(3) Each holiday program site will be inspected once during the winter break and once during the spring break.

(4) Each inter-session program site will be inspected once during each inter-session.

(c) Any complaint regarding enforcement of the standards of care at a youth program must be directed to the program site coordinator. The coordinator shall take necessary steps to resolve each problem. The complaint and its resolution must be recorded by the coordinator. The

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director shall address any serious complaint regarding enforcement of the standards of care and record the complaint and its resolution.

(d) The director shall make an annual report to the city council on the overall status of the youth programs and their operation relative to compliance with the standards of care.

SEC. 12-6. ENROLLMENT.

Before a youth may be enrolled in a youth program, a parent must sign registration forms that contain the following information:

(1) the child's name, age, address, and home telephone number;

(2) the name and address of each parent and a telephone number for each parent during program hours;

(3) the name and telephone number of each person to whom the child may be released;

(4) a statement of the child's special problems or needs;

(5) an emergency medical authorization;

(6) proof of residency, when appropriate;

(7) a liability waiver; and

(8) an acknowledgement that the parent has been informed and understands that the program is not licensed by the State of Texas.

SEC. 12-7. SUSPECTED ABUSE.

Every program employee shall report suspected child abuse or neglect in accordance with the Texas Family Code.

ARTICLE II.

STAFFING: RESPONSIBILITIES AND TRAINING.

SEC. 12-8. YOUTH PROGRAM COORDINATOR: QUALIFICATIONS AND RESPONSIBILITIES.

(a) Each coordinator must meet all of the following qualifications:

(1) Be at least 21 years of age.

(2) Have two years of experience planning and implementing recreational activities.

(3) Pass a background investigation, including, but not limited to, testing for illegal substances.

(4) Have successfully completed a course in first aid and cardio pulmonary resuscitation (CPR) based on either American Heart Association or American Red Cross standards.

(5) Be able to furnish proof of a clear tuberculosis test within 12 months prior to employment.

(b) A coordinator is responsible for:

(1) administering the daily operations of a youth program in compliance with the standards of care;

(2) recommending for hire, supervising, and evaluating leaders for a youth program; and

(3) planning, implementing, and evaluating a youth program.

SEC. 12-9. YOUTH PROGRAM LEADERS: QUALIFICATIONS AND RESPONSIBILITIES.

(a) Each leader must meet all of the following qualifications:

(1) Be age 18 years of age or older, if working with children.

(2) Be able to consistently exhibit competency, good judgment, and self-control when working with children.

(3) Relate to children with courtesy, respect, tolerance, and patience.

(4) Have successfully completed a course in first aid and cardio pulmonary resuscitation (CPR) based on either American Heart Association or American Red Cross standards.

(5) Be able to furnish proof of a clear tuberculosis test within the 12 months prior to employment.

(6 Pass a background investigation, including, but not limited to, testing for illegal substances.

(b) A leader is responsible for:

(1) providing participants with an environment in which they can feel safe, enjoy wholesome recreation activities, and participate in appropriate social opportunities with their peers;

(2) knowing and following all city, departmental, and program standards, policies, and procedures that apply to the youth programs; and

(3) ensuring that participants are released only to a parent or a person designated by a parent and complying with the department- approved plan for verifying the identity of a person authorized to pick up a participant when that person is not known to the leader.

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SEC. 12-10. TRAINING AND ORIENTATION.

(a) The department shall provide training and orientation to program employees relating to working with children in general and relating to the specific job responsibilities of each employee. A coordinator shall provide each leader with a program manual specific to each youth program.

(b) Each program employee will be trained in appropriate procedures for handling emergencies and in other areas, including, but not limited to, city, departmental, and program policies and procedures, provision of recreational activities, safety issues, child psychology, and organization.

(c) Each program employee shall be familiar with the standards of care for the youth programs and with all program policies, including the discipline, guidance, and release of participants, as outlined in the program manual.

(d) Each program employee will be required to sign an acknowledgement that the employee received the training required under this chapter.

ARTICLE III.

OPERATIONS.

SEC. 12-11. STAFF-PARTICIPANT RATIO.

(a) In each city youth program, the standard ratio of participants to leaders will be 20 to 1.

(b) Each participant will be assigned a program employee who is responsible for the participant and who is aware of the participant's habits, interests, and special needs and problems, as identified by the participant's parent during registration for a youth program.

(c) At all times, at least one employee who is 18 years of age or older must be present at each program site.

SEC. 12-12. DISCIPLINE.

(a) A program employee shall implement discipline and guidance in a consistent manner based on the best interests of program participants.

(b) No corporal punishment or treatment may be used. A program employee may use brief, supervised separation of a participant from the group, if necessary.

(c) As necessary, program employees shall provide discipline reports to the parents of participants. A parent will be asked to sign a participant's discipline report to indicate that the parent has been advised about a specific problem or incident.

(d) An excessive number of discipline reports or discipline reports of a severe nature, as described in the program manual, may result in a participant being suspended from a program.

(e) Any participant who poses a danger to other participants or staff will be removed from the program site as soon as possible.

SEC. 12-13. PROGRAMMING.

(a) A program employee shall attempt to provide activities for each group according to the participants' ages, interests, and abilities. The activities must be appropriate to each participant's health, safety, and well-being. The activities also must be flexible and promote each participant's emotional, social, and mental growth.

(b) A program employee shall attempt to provide that indoor and outdoor time periods include:

(1) alternating active and passive activities;

(2) opportunity for individual and group activities; and

(3) outdoor time each day, as the weather permits.

(c) A program employee shall be attentive and considerate of the participants' safety on field trips and during any transportation provided by the program. A program employee must have a written list of all participants in each group and shall check the roll frequently.

(d) During trips, each program employee who supervises participants shall maintain immediate access to the emergency medical forms and emergency contact information for each participant. First aid supplies and a guide to first aid and emergency care must be readily available to each program employee on every field trip.

SEC. 12-14. COMMUNICATION.

(a) Each site must have access to a telephone for use in contacting the administration center and making emergency calls.

(b) A coordinator shall post the following telephone numbers adjacent to a telephone that is accessible to all program employees at each site:

(1) Dallas ambulance or emergency medical services.

(2) Dallas police department.

(4) Dallas fire department.

(5) The administration center.

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(6) Telephone numbers at which each participant's parents may be reached.

(7) The telephone number for the program site.

SEC. 12-15. TRANSPORTATION.

(a) Before a participant may be transported to or from a city-sponsored activity, a transportation form, completed by a parent of the participant, must be filed with a coordinator.

(b) Every program vehicle used for transporting youth participants must be equipped with:

(1) first aid supplies and a first aid and emergency care guide that are easily accessible to program employees in the vehicle; and

(2) an operable 6-BC portable fire extinguisher that is installed in the passenger compartment of the vehicle and that is easily accessible to program employees in the vehicle.

SEC. 12-16. RELEASE OF PARTICIPANTS.

(a) A participant will be released from a youth program only to a parent or to a person designated by the parent in the registration forms.

(b) Each program site must have a copy of a department-approved plan to verify the identity of a person authorized to pick up a participant if that person is not known to a program leader.

ARTICLE IV.

FACILITY STANDARDS.

SEC. 12-17. SAFETY.

(a) Program employees shall inspect each program site daily to detect sanitation and safety concerns that might affect the health and safety of the participants. A daily inspection report must be completed by program employees and kept on file by the coordinator.

(b) All buildings, grounds, and equipment at each program site must be inspected, cleaned, repaired, and maintained to protect the health of the participants.

(c) All equipment and supplies used in a program must be safe for use by the participants.

(d) First aid supplies must be readily available to all program employees at each site, during transportation to an off-site activity, and for the duration of any off-site activity. A program employee shall maintain first aid supplies in a designated location, readily available to staff. Each

program employee must at all times have immediate access to a guide to first aid and emergency care.

(e) Air conditioners, electric fans, and heaters at each program site must be mounted out of the participants' reach or have safeguards that keep participants from being injured.

(f) Porches and platforms at each program site that are more than 30 inches above the ground must be equipped with railings that participants can reach.

(g) All swing seats at each program site must be constructed of durable, lightweight, relatively pliable material.

SEC. 12-18. FIRE.

(a) In case of fire, danger of fire, explosion, or any other emergency, a program employee's first priority is to evacuate the participants to a designated safe area.

(b) Each program site must have at least one fire extinguisher approved by the fire marshal that is readily available to all program employees. Annually, a coordinator shall inspect the fire extinguisher and send an inspection report to the director, who shall keep the report on file for a minimum of two years. Every program employee must be trained in the proper use of a fire extinguisher.

(c) Fire drills will be initiated at each program site according to the following schedule:

(1) After school programs. A fire drill will be conducted once every three months. Program employees will confer with school staff to ensure that city and school procedures do not conflict.

(2) Summer programs: A fire drill will be conducted twice during the session.

(3) Holiday programs: A fire drill will be conducted once during the fall and spring sessions.

(4) Inter-session programs: A fire drill will be conducted once during each inter-session.

SEC. 12-19. HEALTH.

(a) Illness or injury.

(1) A participant who is considered to be a health or safety concern to other participants or employees will not be admitted to a program.

(2) Illnesses and injuries will be handled in a manner that protects the health of all participants and employees.

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(3) A program employee shall follow plans to provide emergency care for injured participants with symptoms of an acute illness as specified in the program manual.

(4) Each program employee shall follow the recommendation of the Texas Department of Health concerning the admission or readmission of any participant after a communicable disease.

(b) Medication. A program employee shall administer medication only in accordance with the following conditions:

(1) A parent must complete and sign a medication form that provides a current list of medications that a participant must take while in the program, with details as to times and dosages. The form must include authorization for a program employee to dispense the medication and an indemnification clause to protect the city.

(2) Every prescription medication must be in the original container and labeled with the child's name, a date, directions, and the physician's name. A program employee shall administer the medication only as stated on the label. A program employee may not administer medication after the expiration date.

(3) Every nonprescription medication must be labeled with the child's name and the date the medication was brought to the program. A nonprescription medication must be in the original container and shall be administered by a program employee only according to label direction.

(4) Any medication dispensed will be limited to routine oral ingestion that requires no special knowledge or skill. No injection may be administered by a program employee.

(5) A program employee shall ensure that all medications are inaccessible to program participants and, if it is necessary to keep medications in a refrigerator, that the medications are kept separate from food.

(c) Toilet facilities.

(1) Each program site must have inside toilets located and equipped so that children can use them independently and program employees can supervise as needed.

(2) One flush toilet must be provided for every 30 children. Urinals may be counted in the ratio of toilets to children, but may not exceed 50 percent of the total number of toilets.

(3) An appropriate and adequate number of lavatories must be provided.

(d) Sanitation.

(1) Each program facility must have adequate light, ventilation, and heat.

(2) Each program must be provided with an adequate supply of water meeting the standards of the Texas Department of Health for drinking water. A program employee shall ensure that water is supplied to participants in a safe and sanitary manner.

(2) Program employees shall ensure that garbage is removed daily from each building at a program site."

SECTION 2. That, unless specifically provided otherwise by this ordinance or by state law, a person violating a provision of this ordinance is, upon conviction, punishable by a fine not to exceed $500.

SECTION 3. That Chapter 12 of the Dallas City Code shall remain in full force and effect, save and except as amended by this ordinance.

SECTION 4. That any act done or right vested or accrued, or any proceeding, suit, or prosecution had or commenced in any action before the amendment or repeal of any ordinance, or part thereof, shall not be affected or impaired by amendment or repeal of any ordinance, or part thereof, and shall be treated as remaining in full force and effect for all intents and purposes as if the amended or repealed ordinance, or part thereof, had remained in force.

SECTION 5. That the terms and provisions of this ordinance are severable and are governed by Section 1-4 of Chapter 1 of the Dallas City Code, as amended.

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SECTION 6. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

LARRY E. CASTO, City Attorney

By_____
Assistant City Attorney

Passed_____