



DALLAS PARK AND RECREATION BOARD AGENDA

**THURSDAY, AUGUST 15, 2019
DALLAS CITY HALL
1500 MARILLA STREET, ROOM 6FN
DALLAS, TEXAS 75201
214-670-4078**

9:00	am:	Administration and Finance Committee, Room 6FS
9:00	am:	Planning and Design Committee, Room 6FN
10:00	am:	Park and Recreation Board, Room 6FN

RECEIVED

2019 AUG -9 PM 12: 04

CITY SECRETARY
DALLAS, TEXAS



Dallas
Park and Recreation

Rodney Schlosser, Chair
Calvert Collins-Bratton, Vice Chair
Taylor Adams
Harrison Blair
Robb P. Stewart
Taylor Toynes
Sonya Woods

Public Notice

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POSTED CITY SECRETARY
DALLAS, TX

DALLAS PARK AND RECREATION BOARD
ADMINISTRATION AND FINANCE COMMITTEE
DALLAS CITY HALL – ROOM 6FS
1500 MARILLA STREET
DALLAS, TEXAS 75201
THURSDAY, AUGUST 15, 2019
(9:00 A.M.)

CONSENT ITEM

PARK BOARD AGENDA ITEM NO. 3 – Bathhouse Cultural Center (9) – Authorize issuing alcohol permits to The Bath House Cultural Center, to serve alcohol at the 2019-2020 season at The Bath House Cultural Center, located at 521 East Lawther Drive. The events will be held between August 2019 and August 2020 – Estimated Revenue: \$0

PARK BOARD AGENDA ITEM NO. 4 – Stevens Golf Course (1) – Authorize the approval of a Supplemental Agreement to the current golf professional concession contract with James R. Henderson in an amount not to exceed \$170,462.00 to allow for compensation during the closing and renovations of Stevens Park Golf Course located at 1005 North Montclair Avenue – Not to exceed \$170,462.00 – Financing: Golf Maintenance Multi-Year Fund (**committee reviewed August 1, 2019**)

DISCUSSION ITEM

1. Audit of Business Partners' Oversight – City Actions (ongoing discussion)



Dallas
Park and Recreation

DALLAS PARK AND RECREATION BOARD – PAGE 2
ADMINISTRATION AND FINANCE COMMITTEE
DALLAS CITY HALL – ROOM 6FS
1500 MARILLA STREET
DALLAS, TEXAS 75201
THURSDAY, AUGUST 15, 2019
(9:00 A.M.)

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 pistola 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."

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RECEIVED

2019 AUG -9 PM 12: 05

CITY SECRETARY
DALLAS, TEXAS



Dallas
Park and Recreation

Jesse Moreno, Chair
Becky Rader, Vice Chair
Barbara Barbee
Timothy W. Dickey
Jeff Kitner
Terrence Perkins
Bo Slaughter

Public Notice

19 07 5 3

POSTED CITY SECRETARY
DALLAS, TX

DALLAS PARK AND RECREATION BOARD
PLANNING AND DESIGN COMMITTEE
DALLAS CITY HALL – ROOM 6FN
1500 MARILLA STREET
DALLAS, TEXAS 75201
THURSDAY, AUGUST 15, 2019
(9:00 A.M.)

ACTION ITEMS

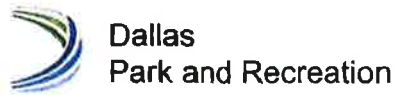
PARK BOARD AGENDA ITEM NO. 5 – Anita Martinez Recreation Center (6) – Authorize a professional services contract with Crenshaw Consulting Group, LLC for programming; schematic design; design development; construction documents; bidding and negotiations; and construction administration phases for renovations to address water infiltration at Anita Martinez Recreation Center located at 3212 North Winnetka Avenue – Not to exceed \$73,500.00 – Financing: 2017 Bond Funds

PARK BOARD AGENDA ITEM NO. 6 – Fair Park (7) – Authorize a construction contract for the abatement of asbestos containing materials, mold and lead-based paint at the Hall of State located at 3939 Grand Avenue in Fair Park – Horsley Specialties, Inc., lowest responsible bidder of three – Not to exceed \$365,473.00 – Financing: Fair Park Improvements (C) Fund (2017 Bond Funds)

PARK BOARD AGENDA ITEM NO. 7 – Fair Park (7) – Authorize a contract for the construction of the Hall of State Restoration Project located at 3939 Grand Avenue in Fair Park – Phoenix I Restoration and Construction, Ltd., best value proposer of four – Not to exceed \$8,754,600.00 – Financing: Fair Park Improvements (C) Fund (2017 Bond Funds)

PARK BOARD AGENDA ITEM NO. 8 – White Rock Hills Park (9) – Authorize a contract for the purchase of a pavilion for White Rock Hills Park located at 2229 Highland Road from Site Source, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$107,085.00 – Financing: Park and Recreation Facilities Fund (2006 Bond Funds)

PARK BOARD AGENDA ITEM NO. 9 – Pike Park (2) – Authorize a contract with Seth Vandable for the Santos Rodriguez sculpture at Pike Park located at 2807 Harry Hines Boulevard - Not to exceed \$59,348.00 – Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)



DALLAS PARK AND RECREATION BOARD – PAGE 2
PLANNING AND DESIGN COMMITTEE
DALLAS CITY HALL – ROOM 6FN
1500 MARILLA STREET
DALLAS, TEXAS 75201
THURSDAY, AUGUST 15, 2019
(9:00 A.M.)

PARK BOARD AGENDA ITEM NO. 10 – Churchill Park (11) – Authorize Churchill Park located at 7025 Churchill Way as a future sprayground location – Financing: No cost consideration to the City

BRIEFING ITEM

1. Upcoming Items

Handgun Prohibition Notice for Meetings of Governmental Entities

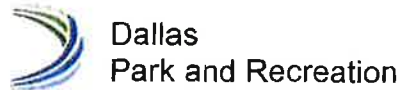
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RECEIVED



Public Notice

2019 AUG -9 PM 12:05

CITY SECRETARY
DALLAS, TEXAS

AGENDA
DALLAS PARK AND RECREATION BOARD
DALLAS CITY HALL – ROOM 6FN
1500 MARILLA STREET
DALLAS, TEXAS 75201
THURSDAY, AUGUST 15, 2019 10:00 A.M.
(Public Speakers sign in by 9:30 A.M.)

19 07 5 4

POSTED CITY SECRETARY
DALLAS, TX

Robert Abtahi, President, District 15

Barbara A. Barbee, District 1
Jesse Moreno, District 2
Taylor I. Toynes, District 3
Harrison Blair, District 4
Terrence Perkins, District 5
Timothy W. Dickey, District 6
Sonya Woods, District 7

Bo Slaughter, District 8
Becky Rader, District 9
Robb P. Stewart, Vice President, District 10
Jeff Kitner, District 11
Rodney Schlosser, District 12
Calvert Collins-Bratton, District 13
Taylor Adams, District 14

1. Speakers
2. Approval of Minutes of the August 1, 2019 Park and Recreation Board Meeting

CONSENT AGENDA (ITEMS 3 – 10)

ADMINISTRATION AND FINANCE COMMITTEE

3. Bathhouse Cultural Center (9) – Authorize issuing alcohol permits to The Bath House Cultural Center, to serve alcohol at the 2019-2020 season at The Bath House Cultural Center, located at 521 East Lawther Drive. The events will be held between August 2019 and August 2020 – Estimated Revenue: \$0
4. Stevens Golf Course (1) – Authorize the approval of a Supplemental Agreement to the current golf professional concession contract with James R. Henderson in an amount not to exceed \$170,462.00 to allow for compensation during the closing and renovations of Stevens Park Golf Course located at 1005 North Montclair Avenue – Not to exceed \$170,462.00 – Financing: Golf Maintenance Multi-Year Fund **(committee reviewed August 1, 2019)**

PLANNING AND DESIGN COMMITTEE

5. Anita Martinez Recreation Center (6) – Authorize a professional services contract with Crenshaw Consulting Group, LLC for programming; schematic design; design development; construction documents; bidding and negotiations; and construction administration phases for renovations to address water infiltration at Anita Martinez Recreation Center located at 3212 North Winnetka Avenue – Not to exceed \$73,500.00 – Financing: 2017 Bond Funds



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8. White Rock Hills Park (9) – Authorize a contract for the purchase of a pavilion for White Rock Hills Park located at 2229 Highland Road from Site Source, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$107,085.00 – Financing: Park and Recreation Facilities Fund (2006 Bond Funds)
9. Pike Park (2) – Authorize a contract with Seth Vandable for the Santos Rodriguez sculpture at Pike Park located at 2807 Harry Hines Boulevard - Not to exceed \$59,348.00 – Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)
10. Churchill Park (11) – Authorize Churchill Park located at 7025 Churchill Way as a future sprayground location – Financing: No cost consideration to the City

BRIEFINGS

11. Trust for Public Land – Parks Advocacy Study,
Ryan O'Connor, Senior Park Manager
12. White Rock Lake Dredging,
Louise Elam, Assistant Director
13. Share Your Moment Photo Contest,
Daniel Huerta, Assistant Director

DALLAS PARK AND RECREATION BOARD – PAGE 3
DALLAS CITY HALL – ROOM 6FN
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THURSDAY, AUGUST 15, 2019 10:00 A.M.

ITEM FOR INDIVIDUAL CONSIDERATION

14. White Rock Lake (9) – Authorize a not to exceed amount of \$100,000 from the Recreation Program Fund for a feasibility study for the dredging of White Rock Lake – Financing: No cost consideration to the City (future action when consultant contract is awarded)

MISCELLANEOUS ITEM

15. FY 2019-20 and FY 2020-21 Budget Update,
John Jenkins, Deputy Director

OTHER/NON-ACTION ITEMS

16. Park and Recreation Board Members Liaison Reports: Audubon Dallas/Cedar Ridge Preserve, Cultural Affairs Commission, Dallas Arboretum and Botanical Society, Dallas Zoological Society, Downtown Dallas Inc./Downtown Parks, Friends of Fair Park, The Friends of Katy Tail, Senior Affairs Commission, State Fair of Texas, Texas Discovery Gardens, The Trinity Commons Foundation, Trinity River Audubon Center, Turtle Creek Association, Turtle Creek Park Conservancy, The Woodall Rodgers Park Foundation/Klyde Warren Park
17. Staff Announcements – Upcoming Park and Recreation Department Events
18. Next Park and Recreation Board Regular Meeting: Thursday, September 5, 2019, at Dallas City Hall
19. Adjournment

DALLAS PARK AND RECREATION BOARD – PAGE 4
DALLAS CITY HALL – ROOM 6FN
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DALLAS, TEXAS 75201
THURSDAY, AUGUST 15, 2019 10:00 A.M.

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

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

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Regular Meeting: Robert Abtahi, President, presiding

Present: Robert Abtahi, President; Robb Stewart, Vice-President; Taylor Adams, Barbara A. Barbee, Harrison Blair, Calvert Collins-Bratton, Timothy W. Dickey, Jeff Kitner, Jesse Moreno, Terrence Perkins, Susan Rader, Rodney Schlosser, Ernest Slaughter, Taylor Toyne, Sonya Woods - 15

Absent: NONE

President Abtahi called the meeting to order at 10:04 a.m.

Agenda Item 1. Speakers:

- 1) Councilmember Sandy Greyson spoke about the Hillcrest Village Park project.
- 2) Councilmember Casey Thomas spoke about the Glendale Park project.

Agenda Item 2. A motion by Barbara Barbee, seconded by Bo Slaughter, to approve the minutes of the June 20, 2019 Park and Recreation Board Meeting, was carried. The vote was unanimous.

CONSENT AGENDA (ITEMS 3 – 8)

ADMINISTRATION AND FINANCE COMMITTEE

Vice President Stewart moved, seconded by Jeff Kitner to approve items 3 – 8 on consent. The motion was carried by unanimous vote.

Agenda Item 3. Public Hearing (Citywide) – A motion by Robb Stewart seconded by Jeff Kitner to authorize a public hearing to be held on September 11, 2019 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 – Financing: No cost consideration to the City, was carried by unanimous vote.

Agenda Item 4. L.B. Houston Tennis Center (10) – A motion by Robb Stewart, seconded by Jeff Kitner to authorize reassignment of management for the L.B. Houston Tennis Center from TOPS Tennis, Inc. to Lifetime Tennis, Inc. – Total cost not to exceed \$36,000.00 – Financing: General Fund (Cost of one-year contract: \$18,000.00, Estimated Revenue foregone: \$18,000.00), was carried by unanimous vote.

PLANNING AND DESIGN COMMITTEE

Agenda Item 5. Reverchon Park (2) – A motion by Robb Stewart, seconded by Jeff Kitner, to authorize a construction contract for the replacement of the poured-in-place rubber safety surfacing for the playground at Reverchon Park located at 3505 Maple Avenue with The Playwell Group, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$83,350.00 – Financing: Park and Recreation Facilities Fund (2006 Bond Funds), was carried by unanimous vote.

Agenda Item 6. Lake Highlands Trail (10) – A motion by Robb Stewart, seconded by Jeff Kitner, to authorize (1) an Advance Funding Agreement with the Texas Department of Transportation (TxDOT) for a Transportation Alternatives Set-Aside Program Project (Agreement No. CSJ: 0918-47-206, CFDA No. 20.205) for construction of the Lake Highlands Trail Phase II-A and II-B, and Lake Highlands Northern Extension in the amount of approximately \$8,263,490.00, of which the Federal portion is \$5,676,494.00, TxDOT's indirect cost portion is \$383,950.00, and the City of Dallas' local match is \$2,203,046.00; (2) a portion of the required local match (\$2,203,046.00), in the amount \$135,194.00, to be paid by warrant check to the State at the beginning of the project; (3) the receipt and deposit of Transportation Alternatives Set-Aside Funds in the amount of

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\$5,676,494.00 in the Lake Highlands Trail PH2 TASA Program Fund; and (4) the establishment of appropriations in the amount of \$5,676,494.00 in the Lake Highlands Trail PH2 TASA Program Fund; and (5) allocation of \$84.57 in the 2006 Bond Funds, \$606,449.25 in 2012 Bond Funds and \$1,596,512.18 in 2017 Bond Funds as the City of Dallas' local cash match; and (6) execution of the grant agreement including all terms, conditions and documents required by the grant agreement – Total Amount \$8,263,490.00 – Financing: Transportation Alternatives Set-Aside Funds (\$5,676,494.00), Texas Department of Transportation (\$383,950.00), 2006 Bond Funds (\$84.57), 2012 Bond Funds (\$606,449.25), and 2017 Bond Funds (\$1,596,512.18), was carried by unanimous vote.

Agenda Item 7. Fair Park (7) – A motion by Robb Stewart, seconded by Jeff Kitner, to authorize a construction contract for abatement of asbestos containing materials, mold and lead based paint at the Science Place 1 Museum located at 1318 South Second Avenue in Fair Park – RNDI Companies, Inc., lowest responsible bidder of five – Not to exceed \$423,759.00 – Financing: Fair Park Improvements (C) Fund (2017 Bond Funds), was carried by unanimous vote.

Agenda Item 8. Marcus Park (13) – A motion by Robb Stewart, seconded by Jeff Kitner, to authorize Marcus Park located at 3003 Northaven Road as a future sprayground location – Financing: No cost consideration to the City, was carried by unanimous vote.

BRIEFINGS

Agenda Item 9. Glendale Park Master Plan Briefing was presented by Louise Elam, Assistant Director. Ms. Elam introduced Chuck McKinney.

After the presentation, President Abtahi moved to item #12 for a vote.

Agenda Item 10. Annual Visitor Count and Downtown Parks Economic Impact Study was presented by Ryan O'Connor, Senior Park Manager.

Agenda Item 11. FY 2019-20 Marketing and Community Engagement Briefing was presented by Daniel Huerta, Assistant Director.

ITEM FOR INDIVIDUAL CONSIDERATION

Agenda Item 12. Glendale Park (3) – A motion by Taylor Toynes, seconded by Harrison Blair, to authorize the adoption of the 2019 Master Plan for Glendale Park located at 1515 East Ledbetter Drive – Financing: No cost consideration to the City, was carried by unanimous vote.

OTHER/NON-ACTION ITEMS

Agenda Item 13. The Park and Recreation Board Members liaison reports regarding Audubon Dallas/Cedar Ridge Preserve, Cultural Affairs Commission, Dallas Arboretum and Botanical Society, Dallas Zoological Society, Downtown Dallas, Inc./Downtown Parks, Friends of Fair Park, The Friends of Katy Trail, Senior Affairs Commission, State Fair of Texas, Texas Discovery Gardens, The Trinity Commons Foundation, Trinity River Audubon Center, Turtle Creek Association, Turtle Creek Conservancy, The Woodall Rodgers Park Foundation/Klyde Warren Park were as follows:

Bo Slaughter informed the Board that the State Fair is coming up in late September. Mr. Slaughter also asked staff to meet with him about vending/concession policies at golf courses.

Tim Dickey spoke about Trinity River Audubon Center (TRAC) and that their newly hired director resigned due to personal reasons. Another new director has been found and an announcement will be made August 6. Mr. Dickey also showed the Board an example of a DRAFT of a re-design concept that TRAC had conducted. Mr. Dickey left it with Willis Winters, Director for interested parties to review at their leisure.

Jesse Moreno announced 'dollar days' at the Zoo starts in August. Mr. Moreno also mentioned that a young man who was going for his Eagle Scout badge assisted the Park Department with raising money and installation of a bench and water fountain at a point

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along the Santa Fe Trail. Mr. Moreno also announced a park cleanup day Saturday, August 3, 2019 at 8 am at Samuel Grand Park.

Taylor Toyne announced Glendale Park would be hosting the 5th annual Back to School festival on August 17, 2019 from 9am – 1pm.

Agenda Item 14. FY 2019-20 and FY 2020-21 Budget Update was presented by John Jenkins, Deputy Director. Mr. Jenkins stated the City Manager would be presenting his budget proposal to City Council next Friday. Once that has been presented, Mr. Jenkins will inform the Board of its contents.

Agenda Item 15. Staff announcements regarding upcoming Park and Recreation Department events.

Louise Elam, Assistant Director announced the following ceremonies:

- Exline Park groundbreaking, August 16, 2019 at 9 am.
- Harry Stone Park groundbreaking, August 16, 2019 at 10:30 am.
- Bahama Beach expansion, August 19, 2019 at 10:30 am

Oscar Carmona, Assistant Director announced a ribbon cutting for the new Kleberg-Rylie sprayground on August 5, 2019 at 10 am.

Tony Becker, Park Board Secretary asked any Boardmembers who are interested in migrating to digital agendas and using a tablet, rather than paper for future meetings to please speak with him.

Agenda Item 16. Next Park and Recreation Board will be held at Dallas City Hall on Thursday, August 15, 2019.

Agenda Item 17. President Abtahi adjourned the Board meeting at 12:20 p.m.

Anthony M. Becker, Secretary
Park and Recreation Board

Robert Abtahi, President
Park and Recreation Board

NOTE: For more information on discussion of any issue heard during this meeting, refer to the tape recording retained in the Park Department's Central File.

MEMORANDUM

DATE: August 9, 2019
TO: Robert Abtahi, President, and
Members of the Dallas Park and Recreation Board
SUBJECT: August 15, 2019 Park and Recreation Board Briefings



On Thursday, August 15, 2019, the following briefings will be presented to the Dallas Park and Recreation Board:

Trust for Public Land – Parks Advocacy Study
Ryan O'Connor, Senior Park Manager

White Rock Lake Dredging
Louise Elam, Assistant Director

Share Your Moment Photo Contest
Daniel Huerta, Assistant Director

Should you have any questions, please contact me at 214-670-4071.

A handwritten signature in black ink, appearing to read "Willis C. Winters".

Willis C. Winters, FAIA, Director
Park and Recreation Department

**DALLAS PARK AND RECREATION BOARD
AGENDA SHEET**

DATE: August 15, 2019
COUNCIL DISTRICT: 9
STAFF: John Jenkins, (214) 670-4073

SUBJECT

Authorize issuing alcohol permits to The Bath House Cultural Center, to serve alcohol at the 2019-2020 season at The Bath House Cultural Center, located at 521 East Lawther Drive. The events will be held between August 2019 and August 2020 – Estimated Revenue: \$0

BACKGROUND

The Park and Recreation Board has the authority by City Code Sec.32-11.2(3) to approve alcohol consumption on park property. A request has been received by The Bath House Cultural Center, to serve alcohol during their 2019-2020 season which is held from August 2019 to August 2020. This will be the Sixth (6) year for this recurring event with no issues reported from past events.

The Alcoholic Beverage Permit Conditions document has been given to the event organizers, who will be required to meet all the conditions to include naming the City of Dallas as an additional Insured as specified by the City's Risk Management Office. Alcohol consumption will be restricted to a designated enclosed area staffed by Dallas Police.

2019-2020 Bath House Cultural Center Events

August 22-24, 2019	Cabaret Festival
August 31, 2019	Conversations: Landscape Painting as movement at rest
September 5, 2019	Echo Theatre opening night reception
October 3, 2019	Wingspan Theatre opening night reception
October 13, 2019	Day of the Dead Exhibition gallery opening reception
October 17, 2019	Imprint Theatre opening night reception
November 22-24, 2019	Art Mart
December 7, 2019	The Artist Process Gallery opening reception

Authorize issuing alcohol permits to The Bath House Cultural Center, to serve alcohol at the 2019-2020 season held at The Bath House Cultural Center, located at 521 E. Lawther Drive The events will be held between August 2019 and August 2020. Estimated Revenue: \$0- page 2

2019-2020 Bath House Cultural Center Events (continued)

December 10, 2019	Denise Lee Cabaret Show
March 10, 2020	Denise Cabaret Show
March 13, 2020	Pegasus Theatre opening
March 17, 2020	Echo Theatre Reads opening
April 4, 2020	Lake-a-Palooza Music Festival
April 9, 2020	Echo Theatre opening
April 14, 2020	Denise Lee Cabaret Show
April 21, 2020	Echo Theatre Reads opening
May 2, 2020	Onirica: Dream -Like Vision gallery reception
May 8, 2020	Pegasus Theater opening night
May 12, 2020	Denise Cabaret Show
May 19, 2020	Echo Reads opening
June 4, 2020	Imprint Theatre opening
July 3, 2020	Gallery opening reception

FISCAL INFORMATION

Estimated Revenue: \$0.

COMMITTEE ACTION

The Administration and Finance Committee will consider this request on August 15, 2019 and will present its recommendation to the full Park and Recreation Board on the same day.

STAFF RECOMMENDATION

Staff recommends approval.

**DALLAS PARK AND RECREATION BOARD
AGENDA INFORMATION SHEET**

AGENDA DATE: August 15, 2019
COUNCIL DISTRICT: 1
STAFF: John Jenkins, (214) 670-4073

SUBJECT

Authorize the approval of a Supplemental Agreement to the current golf professional concession contract with James R. Henderson in an amount not to exceed \$170,462.00 to allow for compensation during the closing and renovations of Stevens Park Golf Course located at 1005 North Montclair Avenue – Not to exceed \$170,462.00 – Financing: Golf Maintenance Multi-Year Fund

BACKGROUND

Stevens Park Golf Course, located at 1005 North Montclair Avenue, is one of six full-service golf courses owned by the City of Dallas. The Park and Recreation Department (PKR) utilizes a public/private partnership to manage and operate the City's golf courses which operate year-round. The pro shop operations at Stevens Park Golf Course are managed by certified golf professional, James R. Henderson, through a contract with the City. The golf professional is also responsible for managing, operating, staffing, programming, and marketing the facility at his own expense. Programming includes tournaments, leagues, lessons, merchandising, and concessions. PKR personnel maintain the grounds of Stevens Park Golf Course. Stevens Park Golf Course averages 48,000 rounds of golf annually while producing over \$1.1 million annual revenue (general fund and multi-year fund).

Stevens Park Golf Course experienced kill-off of turf on the greens. PKR staff investigated and it was determined that an incorrect application of a chemical resulted in the damage to the greens. It was decided between the golf pro and PKR staff to close the course and grow in new greens and complete other projects during this time; specifically, drainage improvements, rebuild tee boxes at the first tee, lay new sod around cart paths and other areas, and complete forestry work around the course. A delay in acting could have adversely affected the public's perception of the course and negatively impacted future operations. The golf course closed on May 5, 2019 and reopened to the public on July 22, 2019 with both Council and Park Board being notified, by way of letter, of this action on May 6, 2019.

City of Dallas golf course facility and grounds operations are managed through city forces and the business operations are managed by private contractors who are PGA Professionals. This public/private contractual partnership maximizes the revenue potential and return on investment for both the operator and the City of Dallas. In consideration of the relationship with the golf pro and difficulty to replace the golf pro if the City were to terminate the contract due to the closure, PKR has historically initiated a Supplemental Agreement to retain the golf pro and compensating for their professional services, compensation for fixed costs incurred during the closure, and compensating for efforts taken to regenerate the customer base upon reopening the course. This process has been used during three previous renovations – Stevens Park Golf Course (2010), Luna Vista Golf Course (2012) and Cedar Crest Golf Course (2015).

The closure of the Stevens Park Golf Course produced the need for a Supplemental Agreement to the golf professional concession contract with James R. Henderson, previously approved by Council on June 11, 2008, by Resolution No. 08-1654, during which time the golf pro had no opportunity to generate revenue from the facilities but continued to have financial responsibility for many aspects of the operation.

The City, through PKR, proposes to compensate James R. Henderson in a lump sum amount not to exceed \$170,462.00. The City, through PKR, proposes to compensate Mr. Henderson for professional services compensation in an amount not to exceed \$89,014.00 during the period of closure for his professional oversight during construction. Substantiated and validated expenses of approximately \$31,318.00 were incurred by Mr. Henderson, against which he had no opportunity to generate revenue. During the period the course was closed, expenses such as telephone lines, liquor license, insurance, pest control, and golf shop security system continued. The costs for staff to close and re-open the pro shop and café and losses for merchandise liquidation were also considered for compensation. During the three months after reopening of the course, the City will assume all utility costs for the golf course, pro shop, and cart barn in an amount not to exceed \$8,591.00. During the five months after reopening, the City will forego revenue sharing commissions based on other pro shop revenue in an amount not to exceed \$41,539.00.

In consideration of the City compensating, the golf pro is providing, or will provide, the following services: preparing the marketing plan for the course re-opening, provided professional input during the grow-in by monitoring the greens, and supplied labor to lay sod and complete other tasks during the shutdown. This closure impacted the public's perception of the golf course and by allocating funds to Mr. Henderson, he will have the opportunity to create new golf programs, invest in staff, rebuild the customer base, and create additional opportunities to generate interest in Stevens Park Golf Course.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 11, 2008, City Council authorized five concession contracts for one hundred twenty-six months, or ten and one-half years, each, with one sixty-month extension option each for Golf Pro Shop Management with Bob Smith at Tenison Park Golf Courses, Mickey Ray Piersall at L. B. Houston Golf Course, Ira McGraw at Cedar Crest Golf Course, James R. Henderson at Stevens Park Golf Course, and Tony Martinez at Grover C. Keeton Park Golf Course by Resolution No. 08-1654.

In 2010, Stevens Golf Course City Council authorized an amendment to the contract to define roles, responsibilities, compensation and reimbursement for personal services performed and costs incurred by Concessionaire during the closure as a result of the renovation.

On September 14, 2012, per Administrative Action No. 12-2446, the City and James R. Henderson entered into a supplemental agreement to clarify that concessionaire was responsible for the collection and payment of all sales and use taxes associated with the greens fees and all other services and goods provided under the Contract.

On September 20, 2018, the Park and Recreation Board authorized the sixty-month extension option to five concession contracts for Golf Pro Shop Managers as well as authorize performance indicators and require financial statements submitted by the Concessionaire to be in accordance with general accepted accounting principles (GAAP). Information about this item was provided to the Quality of Life, Arts and Culture Committee on December 10, 2018.

FISCAL INFORMATION

Golf Maintenance Multi-Year Fund - \$170,462.00

OWNER

James R. Henderson

James R. Henderson, Director of Golf Operations

COMMITTEE ACTION

The Administration and Finance Committee reviewed this item on August 1, 2019 and will provide a recommendation to the full Board on August 15, 2019.

This item has been tentatively scheduled for Council consideration on September 11, 2019.

Authorize the approval of a supplemental agreement to the current golf professional concession contract with James R. Henderson in an amount not to exceed \$170,462.00 to allow for compensation during the closing and renovations of Sevens Park Golf Course located at 1005 North Montclair Avenue – Not to exceed \$170,462.00 – Financing: Golf Maintenance Multi-Year Fund – Page 4

STAFF RECOMMENDATION

Staff recommends approval.

ATTACHMENTS

Letter to City Council

Letter to Park and Recreation Board

Memorandum



CITY OF DALLAS

DATE May 6, 2019

TO Honorable Mayor and Members of the City Council

SUBJECT **Stevens Park Golf Course**

Since 1924, the City of Dallas has operated Stevens Park Golf Course, the second oldest municipal golf course in Dallas. Stevens Park Golf Course is an 18-hole course located in the Kessler Park neighborhood.

Over the last two weeks, Stevens Park Golf Course has experienced difficulties with growing-in and maintaining adequate turf coverage on the greens. Maintenance staff have focused considerable efforts on promoting growth within the greens turf. However, over the past few days, we have observed that the greens have not responded to our efforts. The greens have approximately 35% to 45% turf coverage, and this condition is adversely affecting play for the course.

Park staff have contacted turf specialists and agronomists in the region to develop a plan to replace the greens turf over the next ten to twelve weeks. During this time, the course will be closed to the public while staff removes the existing turf, establishes new turf, and makes other needed improvements to the course. Updates on our progress will be posted on www.dallasparks.org and www.stevensparkgolf.com.

We understand the impact the closure will have on the Dallas golfing community and we will be working diligently to complete the turf replacement and grow-in. We plan to reopen the course on or about July 6th or sooner, if possible. We are confident reinstalling the greens will keep Stevens Park as one of the top municipal golf courses in North Texas.

Please contact me or John Jenkins, Deputy Director, at (214) 670-4077 if you have questions.

A handwritten signature in cursive script, appearing to read 'Willis C. Winters'.

Willis C. Winters, FAIA
Director
Park and Recreation Department

c: T.C. Broadnax, City Manager
Chris Caso, City Attorney (Interim)
Mark Swann, City Auditor
Biliera Johnson, City Secretary
Preston Robinson, Administrative Judge
Kimberly Bizer Tolbert, Chief of Staff to the City Manager
Majed A. Al-Ghafry, Assistant City Manager
Jon Fortune, Assistant City Manager

Joey Zapata, Assistant City Manager
Nadia Chandler Hardy, Assistant City Manager and Chief Resilience Officer
Michael Mendoza, Chief of Economic Development and Neighborhood Services
M. Elizabeth Reich, Chief Financial Officer
Laila Alequresh, Chief Innovation Officer
Directors and Assistant Directors

Memorandum



CITY OF DALLAS

DATE May 6, 2019

TO President Robert Abtahi and Members of the Park and Recreation Board

SUBJECT **Stevens Park Golf Course**

Since 1924, the City of Dallas has operated Stevens Park Golf Course, the second oldest municipal golf course in Dallas. Stevens Park Golf Course is an 18-hole course located in the Kessler Park neighborhood.

Over the last two weeks, Stevens Park Golf Course has experienced difficulties with growing-in and maintaining adequate turf coverage on the greens. Maintenance staff have focused considerable efforts on promoting growth within the greens turf. However, over the past few days, we have observed that the greens have not responded to our efforts. The greens have approximately 35% to 45% turf coverage, and this condition is adversely affecting play for the course.

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We understand the impact the closure will have on the Dallas golfing community and we will be working diligently to complete the turf replacement and grow-in. We plan to reopen the course on or about July 6th or sooner, if possible. We are confident reinstalling the greens will keep Stevens Park as one of the top municipal golf courses in North Texas.

Please contact me or John Jenkins, Deputy Director, at (214) 670-4077 if you have questions.

A handwritten signature in cursive script, appearing to read 'Willis C. Winters'.

Willis C. Winters, FAIA
Director
Park and Recreation Department

**DALLAS PARK AND RECREATION BOARD
AGENDA INFORMATION SHEET**

DATE: August 15, 2019
COUNCIL DISTRICT(S): 6
STAFF: Louise Elam, (214) 670-5275

SUBJECT

Authorize a professional services contract with Crenshaw Consulting Group, LLC for programming; schematic design; design development; construction documents; bidding and negotiations; and construction administration phases for renovations to address water infiltration at Anita Martinez Recreation Center located at 3212 North Winnetka Avenue – Not to exceed \$73,500.00 – Financing: 2017 Bond Funds

BACKGROUND

On May 3, 2018, a Request for Qualifications was issued for Consultant Services for Roof Replacement and Repairs at the Fair Park Automobile Building and various other Fair Park and Park and Recreation Department Buildings.

On June 1, 2018, five firms submitted Statements of Qualifications. On July 13, 2018, a selection panel evaluated the five proposals and Crenshaw Consulting Group, LLC was selected as the most qualified firm for the Anita Martinez Recreation Center roof assessment and repairs.

This professional services contract will include an investigation of the sources of water infiltration and the design through construction administration phases for renovations to correct the issues. The 2017 Bond Program included funding for this project.

ESTIMATED SCHEDULE OF PROJECT

Begin Design	October 2019
Complete Design	February 2020
Begin Construction	June 2020
Complete Construction	October 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

2017 Bond Funds - \$73,500.00

Authorize a professional services contract with Crenshaw Consulting Group, LLC for programming; schematic design; design development; construction documents; bidding and negotiations; and construction administration phases for renovations to address water infiltration at Anita Martinez Recreation Center located at 3212 North Winnetka Avenue – Not to exceed \$73,500.00 – Financing: 2017 Bond Funds – Page 2

M/WBE INFORMATION

In accordance with the City's Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

Contract Amount	Category	M/WBE Goal	M/WBE%	M/WBE \$
\$73,500.00	Architecture & Engineering	25.66%	100%	\$73,500.00
This contract exceeds the M/WBE goal.				

PROPOSAL INFORMATION

In accordance with the City of Dallas Administrative Directive 4-5 procurement, Crenshaw Consulting Group, LLC was selected as the most qualified consultant for this project.

OWNER

Crenshaw Consulting Group, LLC

Vickie Crenshaw P.E., President

COMMITTEE ACTION

The Planning and Design Committee will consider this item on August 1, 2019 and will present a recommendation to the Park and Recreation Board on the same day.

This item will be scheduled for City Council approval on September 11, 2019.

STAFF RECOMMENDATION

Staff recommends approval.

MAP

Attached



**CITY OF DALLAS
CONTRACTOR'S AFFIDAVIT
SCHEDULE OF WORK AND ACTUAL PAYMENT FORM**

Project Name: Anita Martinez Recreation Center

Bid/Contract #:

Instructions:

- Column 1: List type of work to be performed by Prime and 1st tier subcontractors.
- Column 2: City of Dallas Vendor Number for Prime and Subcontractors/Suppliers (if none, register online: www.bids.dallascityhall.org). ALL Prime and Subcontractors/Suppliers must be registered with the City of Dallas.
- Column 3: List name of firm; MWBE Certification Number (if applicable).
- Column 4: List firm(s); contact name; address; telephone number.
- Column 5: List ethnicity of firm(s) owner as B=African American; H=Hispanic; I=Asian Indian; N=Native American; P=Asian Pacific; W=Woman; NON=other than MWBE.
- Column 6: Indicate firm's location as L=local (within Dallas county limits); N=Non-local (Outside Dallas county limits).
- Column 7: Indicate dollar amount of value of work for the Prime contractor, subcontractors, and suppliers.
- Column 8: Indicate percentage of total contract amount.
- Column 9: Indicate total payments to date.
- Column 10: Indicate payments during current pay period.

Type of Work [1]	City of Dallas Vendor Number [2]	Name of Firm & MWBE Certification (if Applicable) [3]	Contact Name Address, City, State, Zip & Tel. Number [4]	Type of Firm [5]	L or N [6]	Value of Work (\$) [7]	Percent (%) [8]	Payments to Date (\$) [9]	Payment this Period (\$) [10]
A/E Services	VS0000060923	Crenshaw Consulting Group, LLC (NCTRCA #WFWB27E45N1020)	Vickie Crenshaw 616 S Coppell Rd Coppell, TX 75019 (214) 758-0785	W	<input checked="" type="checkbox"/>	\$72,500.00	98.64%		
Printing Services	VS0000025154	MS Dallas Reprographics, Inc. (NCTRCA #WFWB34506Y0719)	Daphne Best 1130 Dragon St #110 Dallas, TX 75207 (214) 521-7000	W	<input type="checkbox"/>	\$1,000.00	1.36%		
Notes:									
Notes:								0.00%	
Notes:								0.00%	
Notes:								0.00%	

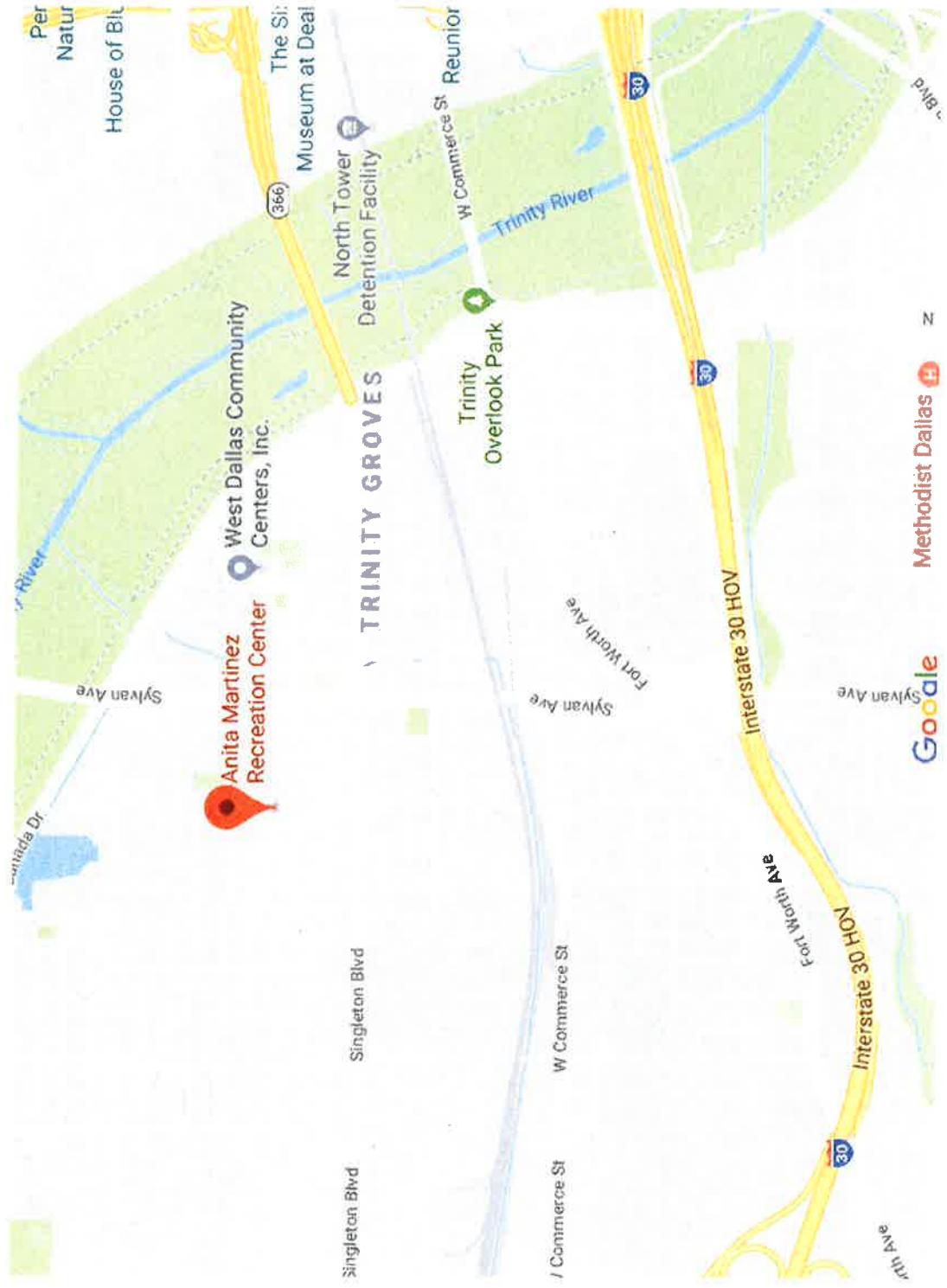
Type of Work	City of Dallas Vendor Number	Name of Firm & M/WBE Certification (if Applicable)	Contact Name Address, City, State, Zip & Tel. Number	Type of Firm	L or N	Value of Work (\$)	Percent (%)	Payments to Date (\$)	Payment this Period (\$)	
Notes:							0.00%			
Notes:							0.00%			
Notes:							0.00%			
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Notes:							0.00%			
Notes:							0.00%			
Notes:							0.00%			
Total Bid Amount:							\$ 73,500.00	100.00%	\$ -	\$ -

[Note: Totals and Percentages will automatically calculate.]

The undersigned intends to enter into a formal agreement with the subcontractors listed, conditioned upon being awarded the City of Dallas contract. If any changes are made to this list, the Prime contractor must submit to the City for approval a revised schedule with documented explanations for the changes. Failure to comply with this provision could result in termination of the contract, sanctions against the Prime contractor, and/or ineligibility for future City contracts.

Officer's Signature:  Title: President
Printed Name: Vickie Crenshaw Date: 07/08/2019

Company Name: Crenshaw Consulting Group, LLC



Anita Martinez Recreation Center

Roof Leak Investigations and Building Exterior Enclosure Leak Assessment

**DALLAS PARK AND RECREATION BOARD
AGENDA SHEET**

AGENDA DATE: August 15, 2019
COUNCIL DISTRICT(S): 7
STAFF: Louise Elam, (214) 670-5275

SUBJECT

Authorize a construction contract for the abatement of asbestos containing materials, mold and lead-based paint at the Hall of State located at 3939 Grand Avenue in Fair Park – Horsley Specialties, Inc., lowest responsible bidder of three – Not to exceed \$365,473.00 – Financing: Fair Park Improvements (C) Fund (2017 Bond Funds)

BACKGROUND

On June 21, 2019, three bids were received for the abatement of asbestos containing materials, mold and lead based paint at the Hall of State. Horsley Specialties, Inc. was selected as the lowest responsible bidder for the Base Bid and Alternates Nos. 1 and 2, in an amount not to exceed \$365,473.00.

The scope of work includes the removal of asbestos containing materials, visible mold growth and lead based paint.

Horsley Specialties, Inc. has had no contractual activities with the City of Dallas in the past three years.

ESTIMATED SCHEDULE OF PROJECT

Begin Construction	November 2019
Complete Construction	January 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

No prior action

FISCAL INFORMATION

Fair Park Improvements (C) Fund (2017 Bond Funds) - \$365,473.00

M/WBE INFORMATION

In accordance with the City's Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

Contract Amount	Category	M/WBE Goal	M/WBE%	M/WBE \$
\$365,473.00	Construction	25.00%	37.70%	\$137,792.80
• This contract exceeds the M/WBE goal.				

PROCUREMENT INFORMATION

The following three bids were received and opened on June 21, 2019:

*Denotes the successful bidder

<u>Bidders</u>	<u>Base Bid</u>	<u>Alter. Nos. 1 and 2**</u>	<u>Total Bid</u>
*Horsley Specialties, Inc. 2110 Wall Street, Suite 500 Garland, TX 75041	\$351,373.00	\$ 14,100.00	\$365,473.00
HP EnviroVision	\$413,690.00	\$ 18,200.00	\$431,890.00
RNDI Companies	\$469,890.00	\$128,300.00	\$598,190.00

**Alternate No. 1 - provides for abatement of visible mold growth in the fan room.

**Alternate No. 2 - provides for abatement of visible mold growth in the auditorium stage crawl space.

OWNER

Horsley Specialties, Inc

Robert Horsley, President
Gary N Chalk, Senior Vice President/Treasurer
Kimberly Horsley, Secretary

COMMITTEE ACTION

The Planning and Design Committee will consider this item on August 15, 2019 and will present a recommendation to the Park and Recreation Board on the same day.

This item will be scheduled for City Council approval on September 11, 2019.

STAFF RECOMMENDATION

Staff recommends approval.

Authorize a construction contract for the abatement of asbestos containing materials, mold and lead based paint at the Hall of State located at 3939 Grand Avenue in Fair Park – Horsley Specialties, Inc., lowest responsible bidder of three – Not to exceed \$365,473.00 – Financing: Fair Park Improvements (C) Fund (2017 Bond Funds) – Page 3

MAP

Attached

BID AGENDA APPROVAL COVER SHEET

Project Meets

BID

Requirements

Total M/WBE

37.70%

Agenda Date: 9/11/2019

Prime: Horsley Specialities, Inc.

Project: Abatement at Hall of State

Review Date: 7/10/2019

Total Local: \$227,680.20 **Total Non-Local:** \$137,792.80

Sub Vendor #

Vendor Name

Cert. #

Dollar Amount

Percent

0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%
0.0000%

Total M/WBE

Non-M/WBE

Total Local

\$0.00
\$227,680.20
\$227,680.20

Non-Local

Sub Vendor #

Vendor Name

**B&B Materials and Services
Allen & Co. Env. Services**

Cert. #

Dollar Amount

Percent

WFWB41653N0920	\$25,297.80	6.9219%
WFWB76950N1020	\$112,495.00	30.7807%
	0.0000%	
Total M/WBE	\$137,792.80	37.7026%
Non-M/WBE	\$0.00	0.0000%
Total Non-Local	\$137,792.80	37.7026%

Total Action

\$365,473.00

100.0000%



**CITY OF DALLAS
CONTRACTOR'S AFFIDAVIT
SCHEDULE OF WORK AND ACTUAL PAYMENT FORM**

Project Name: Abatement of Asbestos Containing Materials, Mold and Lead Based Paint at Hall of State Bid/Contract #: N/A

Instructions:

- Column 1: List type of work to be performed by Prime and 1st tier subcontractors.
- Column 2: City of Dallas Vendor Number for Prime and Subcontractors/Suppliers (if none, register online: www.bids.dallascityhall.org). ALL Prime and Subcontractors/Suppliers must be registered with the City of Dallas.
- Column 3: List name of firm; MWBE Certification Number (if applicable).
- Column 4: List firm(s); contact name, address; telephone number.
- Column 5: List ethnicity of firm(s) owner as B=Black American; H=Hispanic; I=Asian Indian; N=Native American; P=Asian Pacific; W=Woman; NON=other than MWBE.
- Column 6: Indicate firm's location as L=local (within Dallas county limits); N=Non-local (Outside Dallas county limits)
- Column 7: Indicate dollar amount of value of work for the Prime contractor, subcontractors, and suppliers
- Column 8: Indicate percentage of total contract amount.
- Column 9: Indicate total payments to date.
- Column 10: Indicate payments during current pay period.

Type of Work	City of Dallas Vendor Number	Name of Firm & MWBE Certification (if Applicable)	Contact Name Address, City, State, Zip & Tel. Number	Type of Firm	L or N	Value of Work (\$)	Percent (%)	Payments to Date (\$)	Payment this Period (\$)
[1]	[2]	[3]	[4]	[5]	[6]	[7]	[8]	[9]	[10]
Abatement	VS95744	Horsley Specialties, Inc.	2110 Watt Street, Suite 500, Garland, TX 75041 214-227-5840	NON	L	\$ 227,680.20	62.30%		
Notes:									
Materials	N/A	B&B Materials and Services, LLC	P.O. Box 1313, Prosper, TX 75078	W	N	\$ 25,287.60	6.92%		
Notes:		WF WS 91653	1600 California Parkway North, Fort Worth, TX 76115 817-887-9801	W	N	\$ 112,495.00	30.78%		
HVAC	N/A	Allen & Co. Env. Services		W	N				
Notes:		WF WS 76920					0.00%		
Notes:							0.00%		
Notes:									
					Total Bid Amount:	\$ 365,473.00	100.00%	\$	\$

[Note: Totals and Percentages will automatically calculate.]

The undersigned intends to enter into a formal agreement with the subcontractors listed, conditioned upon being awarded the City of Dallas contract. If any changes are made to this list, the Prime contractor must submit to the City for approval a revised schedule with documented explanations for the changes. Failure to comply with this provision could result in termination of the contract, sanctions against the Prime contractor, and/or ineligibility for future City contracts.

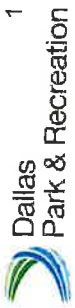
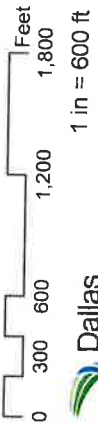
Officer's Signature: _____

Title: Branch Manager

Printed Name: Jack D. Morrow

Date: June 27, 2019

Company Name: Horsley Specialties, Inc.



Fair Park—Hall of State
(3939 Grand Ave)

Mapsco 46 L,Q
District 7

**DALLAS PARK AND RECREATION BOARD
AGENDA SHEET**

AGENDA DATE: August 15, 2019
COUNCIL DISTRICT(S): 7
STAFF: Louise Elam, (214) 670-5275

SUBJECT

Authorize a contract for the construction of the Hall of State Restoration Project located at 3939 Grand Avenue in Fair Park – Phoenix I Restoration and Construction, Ltd., best value proposer of four – Not to exceed \$8,754,600.00 – Financing: Fair Park Improvements (C) Fund (2017 Bond Funds)

BACKGROUND

On July 12, 2019, four proposals were received for the Hall of State Restoration Project. This action will authorize the award of a construction contract with Phoenix I Restoration and Construction, Ltd. for Base Price and Alternates Nos. 1-17 for a total contract amount of \$8,754,600.00.

The following chart illustrates Phoenix I Restoration and Construction, Ltd.'s contractual activities with the City of Dallas for the past three years:

	<u>PBW</u>	<u>DWU</u>	<u>PKR</u>
Projects Completed	3	0	4
Change Orders	0	0	6
Projects Requiring Liquidated Damages	0	0	0
Projects Completed by Bonding Company	0	0	0

A construction contract with Horsley Specialties, Inc for the removal of lead-based paint, visible mold growth and asbestos-containing materials at the Hall of State will be considered by separate action on the City Council agenda on September 11, 2019.

ESTIMATED SCHEDULE OF PROJECT

Began Design	July 2018
Completed Design	May 2019
Begin Construction	November 2019
Complete Construction	September 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

No prior action

FISCAL INFORMATION

Fair Park Improvements (C) Fund (2017 Bond Funds) - \$8,754,600.00

M/WBE INFORMATION

In accordance with the City's Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

Contract Amount	Category	M/WBE Goal	M/WBE%	M/WBE \$
\$8,754,600.00	Construction	25.00%	27.89%	\$2,441,510.00
• This contract exceeds the M/WBE goal.				

PROCUREMENT INFORMATION

The following four proposals were received and opened on July 12, 2019:

*Denotes the successful proposer

<u>Proposers</u>	<u>Base Bid</u>	<u>Alt. Nos. 1,2,3,4, 5,6,7,8,9,10,11,12, 13,14,15,16 &17**</u>	<u>Total Bid</u>	<u>Rank</u>
*Phoenix I Restoration and Construction, Ltd. 14032 Distribution Way Farmers Branch, TX 75234	\$ 6,848,000.00	\$1,906,600.00	\$ 8,754,600.00	1
American Restoration, LLC Gilbert May, Inc. dba Phillips/May Corporation	\$ 8,695,980.00	\$1,173,250.00	\$ 9,869,230.00	2
F.H. Paschen, S.N. Nielson & Associates, LLC	\$11,333,333.00	\$2,749,400.00	\$14,082,733.00	3
	\$ 9,985,000.00	\$1,858,000.00	\$11,843,000.00	4

**Alternate No. 1 - provides for structural modifications to steel columns at the Great Hall.

**Alternate No. 2 - provides for resetting stone pavers in the plaza.

**Alternate No. 3 - provides for a new sidewalk to the staff entrance.

**Alternate No. 4 - provides for painting the additional ceilings.

**Alternate No. 5 - provides for floor drain grates and sump pumps at 2 basement entries.

**Alternate No. 6 - provides for a concrete slab and pump in the stage crawl space.

**Alternate No. 7 - provides for restoration of 2 fountains.

PROCUREMENT INFORMATION - continued

- **Alternate No. 8 - provides for fluid-applied waterproofing at West, North, and East elevations.
- **Alternate No. 9 - provides for drainage improvements at North retaining wall.
- **Alternate No. 10 - provides for drainage improvements at South Retaining wall.
- **Alternate No. 11 - provides for restoring metal planters.
- **Alternate No. 12 - provides for water heater replacement.
- **Alternate No. 13 - provides for repairs to 40 cast stone benches at the colonnade.
- **Alternate No. 14 - provides for repairs to five cast stone benches at the rear façade.
- **Alternate No. 15 - provides for roofing above the Great Hall.
- **Alternate No. 16 - provides for cleaning stone at the SE basement foyer.
- **Alternate No. 17 - provides for demolition of the existing noncompliant lift, new storage room, two accessible ramps from Grand Avenue to the colonnade, accessible parking, and accessible route.

OWNER

Phoenix 1 Restoration and Construction, Ltd.

Dale C. Sellers, President/Chief Executive Officer

COMMITTEE ACTION

The Planning and Design Committee will consider this item on August 15, 2019 and will present a recommendation to the Park and Recreation Board on the same day.

This item will be scheduled for City Council approval on September 11, 2019.

STAFF RECOMMENDATION

Staff recommends approval.

MAP

Attached

Type of Work	City of Dallas Vendor Number	Name of Firm & M/WBE Certification (if Applicable)	Contact Name Address, City, State, Zip & Tel. Number	Type of Firm	L or N	Value of Work (\$)	Percent (%)	Payments to Date (\$)	Payment this Period (\$)
Notes:							0.00%		
Art Conservation		van Enter Studios	Michael van enter, 1415 Fairview Av., Dallas, TX 75223, 214.515.9948		L	\$ 561,785.00	6.42%		
Notes:									
Art Conservation		Robert Marshall & Associates	Robert Marshall, 6341 Stewart Rd., Galveston, TX., 512.470.8540		N	\$ 99,981.00	1.14%		
Notes:									
Art Conservation		Source	Jhonny Langer, 1201 Avenue M., Galveston, TX, 77550, 832.277.5056			\$ 60,262.00	0.69%		
Notes:									
Mod Bit Roof		Texas Roof Management WFWB5810N0920	Catherine Avtrey, 728 Lingco Dr., Richardson, TX 75081, 972.272.7663		W	\$ 260,211.00	2.97%		
Notes:									
Notes:							0.00%		
Notes:							0.00%		
Notes:							0.00%		
Total Bid Amount:						\$ 8,754,600.00	100.00%	\$	\$

[Note: Totals and Percentages will automatically calculate.]

The undersigned intends to enter into a formal agreement with the subcontractors listed, conditioned upon being awarded the City of Dallas contract. If any changes are made to this list, the Prime contractor must submit to the City for approval a revised schedule with documented explanations for the changes. Failure to comply with this provision could result in termination of the contract, sanctions against the Prime contractor, and/or ineligibility for future City contracts.

Officer's Signature: _____



Title: President/CEO of GP

July 19, 2019



**CITY OF DALLAS
CONTRACTOR'S AFFIDAVIT
SCHEDULE OF WORK AND ACTUAL PAYMENT FORM**

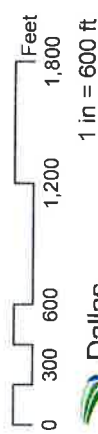
Project Name: Hall of State Restoration

Bid/Contract #: PKR-2019-00010478

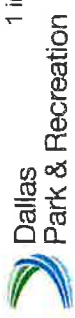
Instructions:

- Column 1: List type of work to be performed by Prime and 1st tier subcontractors.
- Column 2: City of Dallas Vendor Number for Prime and Subcontractors/Suppliers (if none, register online: www.bids.dallascityhall.org). ALL Prime and Subcontractors/Suppliers must be registered with the City of Dallas.
- Column 3: List name of firm; MWBE Certification Number (if applicable).
- Column 4: List firm(s); contact name; address; telephone number.
- Column 5: List ethnicity of firm(s) owner as B=African American; H=Hispanic; I=Asian Indian; N=Native American; P=Asian Pacific; W=Woman; NON=other than MWBE.
- Column 6: Indicate firm's location as L=local (within Dallas county limits); N=Non-local (Outside Dallas county limits).
- Column 7: Indicate dollar amount of value of work for the Prime contractor, subcontractors, and suppliers.
- Column 8: Indicate percentage of total contract amount.
- Column 9: Indicate total payments to date.
- Column 10: Indicate payments during current pay period.

Type of Work [1]	City of Dallas Vendor Number [2]	Name of Firm & MWBE Certification (if Applicable) [3]	Contact Name Address, City, State, Zip & Tel. Number [4]	Type of Firm [5]	L or N [6]	Value of Work (\$) [7]	Percent (%) [8]	Payments to Date (\$) [9]	Payment this Period (\$) [10]
General Contractor	VC0000003594	Phoenix I Restoration and Construction	Dale C. Sellers, 14032 Distribution Way, Farmers Branch, TX 75234, 214.902.011	non	L	\$ 5,362,948.00	61.26%		
Notes:									
Masonry Restoration		PSA Constructors, Inc.DBE BMD893774N1019	Patrick Allu, 2730 N. Stemmons, Dallas, TX. 75207, 214.879.1004	B	L	\$ 1,964,902.00	22.44%		
Notes:									
Plaster Restoration		Hayles and Howe	Richard Barrow, 2700 Sisson st., Baltimore, MD. 21211, 410.462.0968	non	N	\$ 187,340.00	2.14%		
Notes:									
Electrical		Integrus -HUB 1352490063900	Tammy Fudge, 11421 Chairman St., Dallas, TX, 75234,972.538.0439	W	L	\$ 40,774.00	0.47%		
Notes:									
Landscape/Irrigation/Drainage/Grading		Slaughter Services WFWB15962N0620	Tert Slaughter, 5311 Parkland Av., Dallas, TX 75235, 214.357.0878	W	L	\$ 216,397.00	2.47%		
Notes:									



Fair Park—Hall of State
(3939 Grand Ave)



Mapsco 46 L,Q
District 7

**DALLAS PARK AND RECREATION BOARD
AGENDA INFORMATION SHEET**

DATE: August 15, 2019
COUNCIL DISTRICTS: 9
STAFF: Louise Elam, (214) 670-5275

SUBJECT

Authorize a contract for the purchase of a pavilion for White Rock Hills Park located at 2229 Highland Road from Site Source, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$107,085.00 – Financing: Park and Recreation Facilities Fund (2006 Bond Funds)

BACKGROUND

On July 1, 2019, a proposal was received for the purchase of a pavilion for White Rock Hills Park. Site Source, Inc., a Texas Association of School Boards (BuyBoard) vendor, provided a bid proposal in the amount of \$107,085.00. This action authorizes the purchase of a pavilion from Site Source Inc. in an amount not to exceed \$107,085.00. Park and Recreation Department staff will install the pavilion, along with the construction of other site improvements at White Rock Hills Park.

The Texas Association of School Boards (BuyBoard) cooperative agreement is 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.

ESTIMATED SCHEDULE OF PROJECT

Began Construction	June 2019
Complete Construction	December 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)

This item has no prior action.

FISCAL INFORMATION

Park and Recreation Facilities Fund (2006 Bond Funds) - \$107,085.00

Authorize a contract for the purchase of a pavilion for White Rock Hills Park located at 2229 Highland Road from Site Source, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$107,085.00 – Financing: Park and Recreation Facilities Fund (2006 Bond Funds) – Page 2

M/WBE INFORMATION

In accordance with the City's Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

Contract Amount	Category	M/WBE Goal	M/WBE %	M/WBE \$
\$107,085.00	CO-OP	N/A	N/A	N/A
• The Business Inclusion and Development Plan does not apply to Cooperative Purchasing Agreements (CO-OPs).				

OWNER

Site Source, Inc.

Kim Neal, President

COMMITTEE ACTION

The Planning and Design Committee will consider this item on August 15, 2019 and make a recommendation will be presented to the Park and Recreation Board on the same day.

This item will be scheduled for City Council approval by the Office of Procurement Services on September 25, 2019.

STAFF RECOMMENDATION

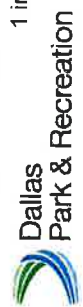
Staff recommends approval.

MAP

Attached



0 100 200 400 600 Feet
 1 in = 200 ft



White Rock Hills Park Pavilion Purchase
 (2229 Highland Rd)

District
 9

**DALLAS PARK AND RECREATION BOARD
AGENDA INFORMATION SHEET**

DATE: August 15, 2019
COUNCIL DISTRICT: 2
STAFF: Louise Elam, (214) 670-5275
Kay Kallos, (214) 670-3281

SUBJECT

Authorize a contract with Seth Vandable for the Santos Rodriguez sculpture at Pike Park located at 2807 Harry Hines Boulevard - Not to exceed \$59,348.00 – Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

BACKGROUND

The Office of Cultural Affairs' Public Art Staff hosted community meetings to receive input about the final scope of project including content and style. The draft scope for the project was presented to the community and the scope was part of the published Request for Qualifications. Based on community input, the Office of Cultural Affairs issued requests for the submission of qualifications from artists or artist teams to design, fabricate and install a work of public art honoring Santos Rodriguez at Pike Park located at 2807 Harry Hines.

Artist's Background

Seth Vandable began his career as a commercial artist and painter in Central Texas. His background in painting combined with many years of studying human anatomy have contributed to his international success as a sculptor. He strives to capture the intensity of the human spirit in compositions that are both innovative and timeless. His work can be found in private and public collections worldwide.

The artwork at the location must be responsive to the scope of project as identified by the community. Seth Vandable conducted extensive research into the death of Santos Rodriguez and its aftermath. His research included speaking with people involved with Santos Vive Project, Santos' family and community members leading the efforts to honor Santos Rodriguez. In his proposal, Vandable seeks to address the tragedy so that it can help move the City forward.

BACKGROUND (continued)

Project Description:

The figurative sculpture of a figure of a child resembling Santos Rodriguez, will be approximately 8 feet tall. The figure will rise above bronze stylized figures that are not portraits and do not represent specific individuals.

An interpretive signage panel, that is not a part of the artist's scope of work, will be brought to the Park and Recreation Board for consideration in the future as a separate item.

ESTIMATED SCHEDULED OF PROJECT

Contract Award	September 2019
Complete Installation	March 2021

PRIOR ACTION/ REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 20, 2019, the Arts and Culture Advisory Commission approved Seth Vandable for the commission of the approved design honoring Santos Rodriguez at Pike Park.

On June 4, 2019, the Public Art Committee recommended Seth Vandable for the commission of artwork honoring Santos Rodriguez at Pike Park.

On August 14, 2018, the Public Art Committee recommended the initiation of planning for public art at Pike Park located at 2807 Harry Hines Boulevard.

On August 16, 2018, the Cultural Affairs Commission approved the initiation of planning for public art at Pike Park.

On September 6, 2018 the Park and Recreation Board authorized the site for the artwork at Pike Park.

On June 7, 2018, Park and Recreation Board authorized a total public art allocation of \$74,185.00 for Pike Park, which includes \$59,348.00 for the artist contract and \$14,837.00 for administrative costs

FISCAL INFORMATION

Park and Recreation Facilities (B) Fund (2017 Bond Funds) - \$59,348

STAFF RECOMMENDATION

Staff recommends approval.

ATTACHMENTS

- Map
- Approved design

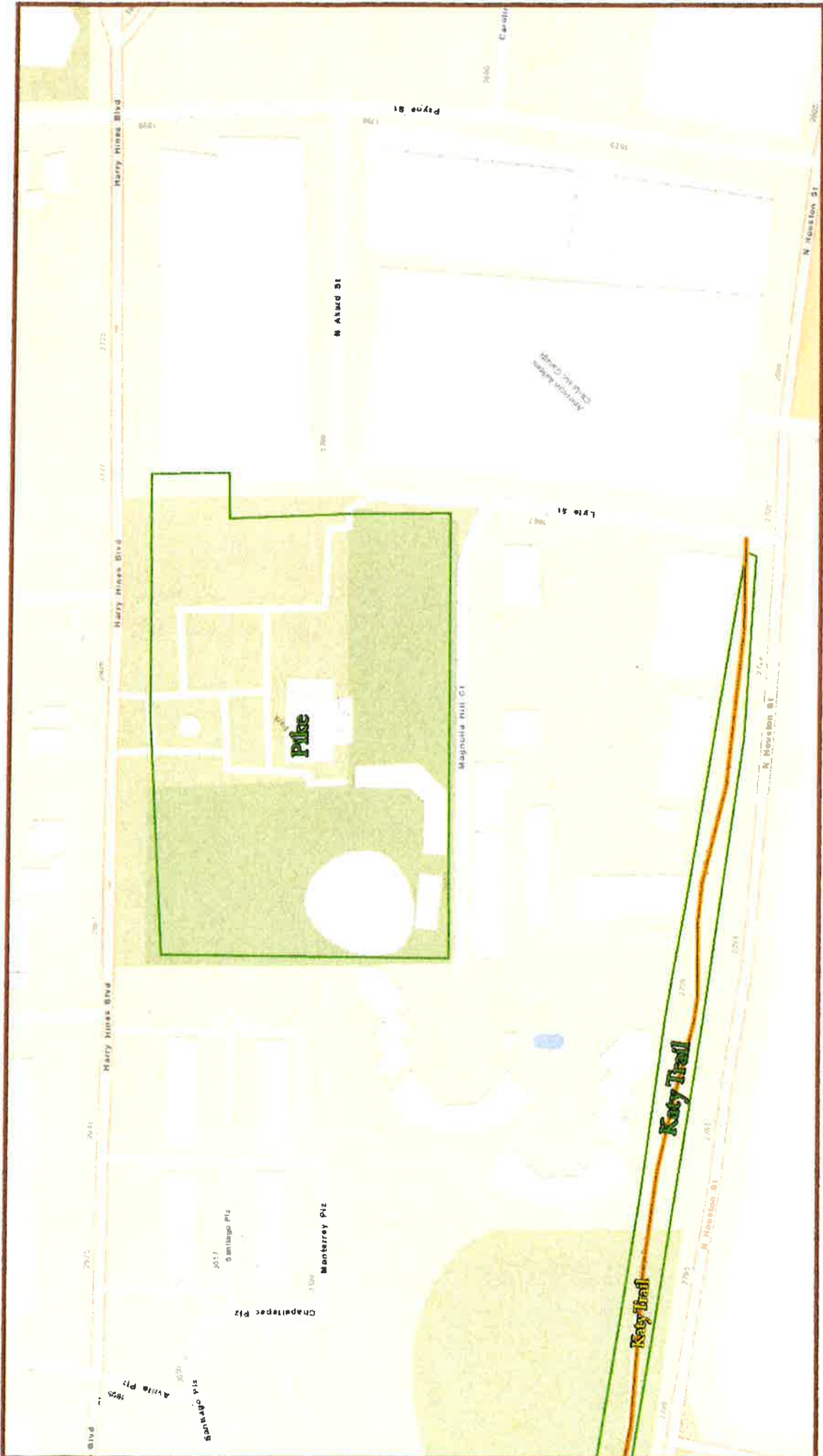
Location of artwork



Authorize a contract with Seth Vandable for the Santos Rodriguez sculpture at Pike Park located at 2807 Harry Hines Boulevard - Not to exceed \$59,348.00 – Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds) – Page 4

Approved Design





Pike Park—Sculpture
(2807 Harry Hines Blvd)



**DALLAS PARK AND RECREATION BOARD
AGENDA SHEET**

DATE: August 15, 2019
COUNCIL DISTRICT: 11
STAFF: Louise Elam, (214) 670-5275

SUBJECT

Authorize Churchill Park located at 7025 Churchill Way as a future sprayground location – Financing: No cost consideration to the City

BACKGROUND

On October 8, 2015, the Park and Recreation Board approved the Aquatic Facilities Master Plan (2015 Update).

On September 7, 2017 the Park and Recreation Board approved amendments to the Aquatic Facilities Master Plan (2015 Update), which included the addition of a Neighborhood Family Aquatic Center at Jaycee Zaragoza Park, and the addition of four sprayground locations at K.B. Polk Park, Grauwylar Park, Jaycee Zaragoza Park and a location to be determined in Council District 10. The 2017 amendment included the following wording:

Allow spraygrounds at additional locations with the approval of the Park and Recreation Board. The addition of sprayground locations will not require revisions to the Aquatic Facilities Master Plan (2017 Amendment).

A request was made by the Council District 11 Councilmember and Park and Recreation Board member to add Churchill Park as a sprayground location. There are no spraygrounds in the vicinity of Churchill Park, so this location would fill a gap in services for this area of the City. This action would designate Churchill Park as a location for a sprayground. This sprayground would be included in the Capital Needs Inventory for future funding consideration.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 8, 2015, the Park and Recreation Board approved the Aquatic Facilities Master Plan (2015 Update).

On September 7, 2017, the Park and Recreation Board approved amendments to the Aquatic Facilities Master Plan (2015 Update).

On August 1, 2019, the Park and Recreation Board approved Marcus Park as a location for a future sprayground.

FISCAL INFORMATION

No cost consideration to the City.

COMMITTEE ACTION

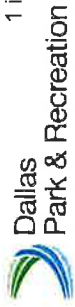
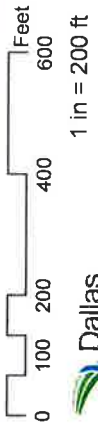
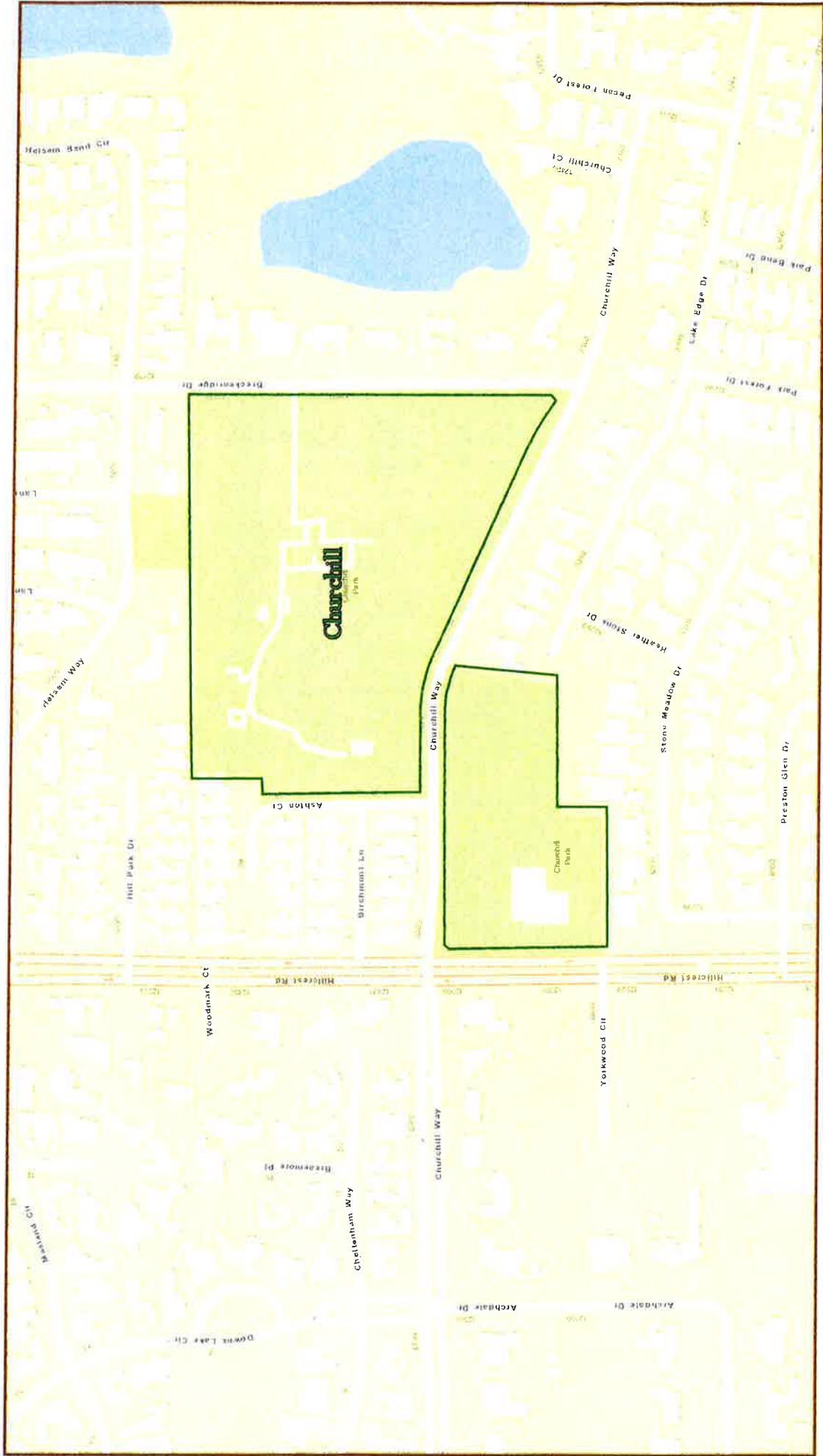
The Planning and Design Committee will review this item on August 15, 2019 and provide a recommendation to the full Board the same day.

STAFF RECOMMENDATION

Staff recommends approval.

MAP(S)

Attached



Churchill Park Future Sprayground
(7025 Churchill Way)

DALLAS AQUATIC FACILITIES MASTER PLAN

WATERPARK

- 1. Bahama Beach

INDOOR THERAPEUTIC POOL

- 2. Bachman

REGIONAL FAMILY AQUATIC CENTERS

- 3. Crawford
- 4. Fretz
- 5. Samuell Grand
- 6. Bachman

COMMUNITY FAMILY AQUATIC CENTERS

- 7. Kidd Springs
- 8. Lake Highlands North
- 9. Singing Hills

NEIGHBORHOOD FAMILY AQUATIC CENTERS

- 10. Tietze
- 11. Exline
- 12. Harry Stone
- 13. Martin Weiss
- 14. Jaycee/Zaragoza

EXISTING POOLS

- 15. Bonnie View
- 16. Everglade
- 17. Glendale
- 18. Grauwlyer
- 19. Pleasant Oaks
- 20. Tommie Allen
- 21. Walnut Hill

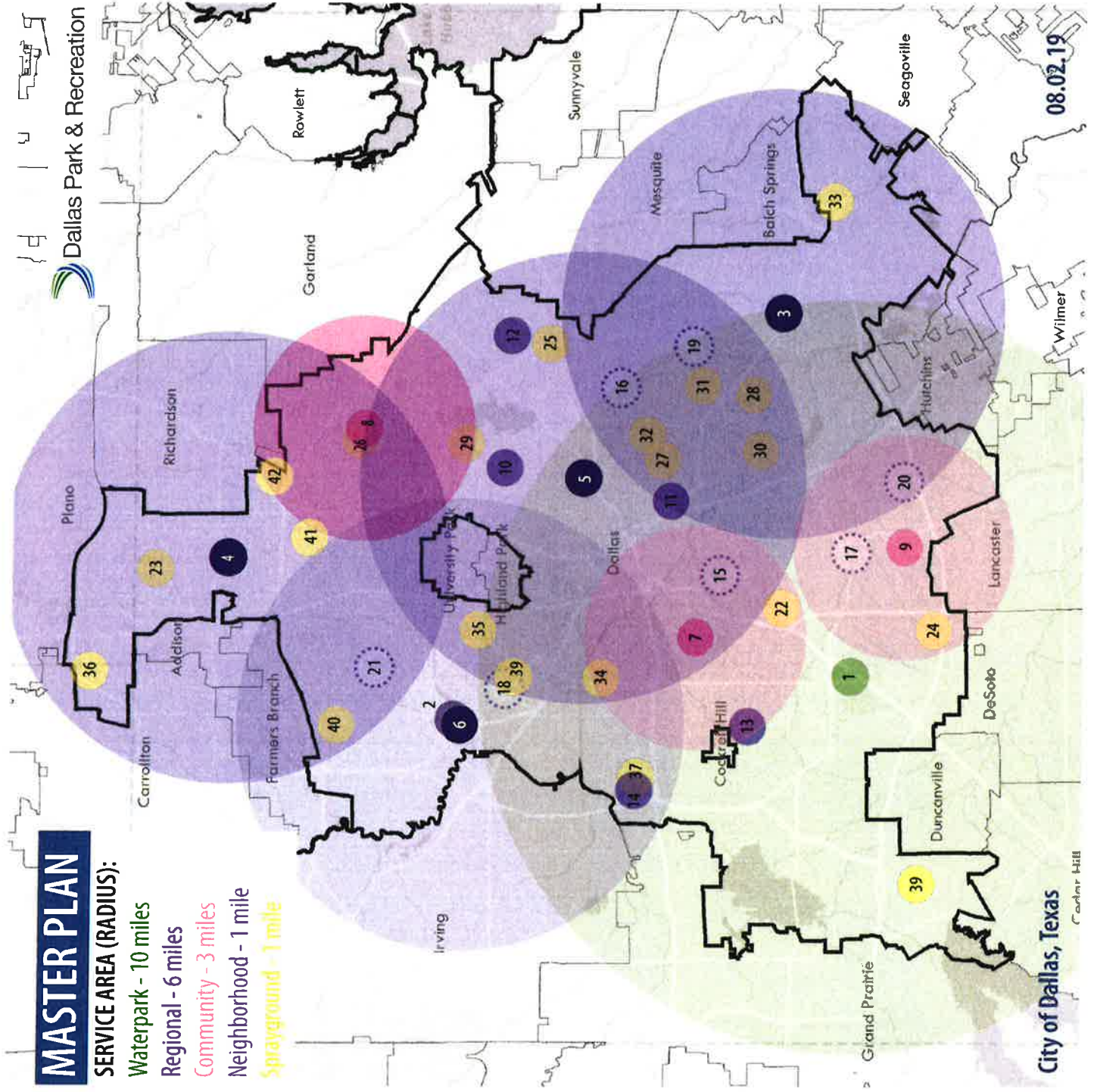
SPRAYGROUNDS

- 22. Beckley Saner
- 23. Campbell Green
- 24. Danieldale
- 25. Ferguson
- 26. Lake Highlands North
- 27. Mildred Dunn
- 28. Pemberton Hill
- 29. Ridgewood
- 30. South Central
- 31. Umphress
- 32. Willie Mae Butler
- 33. Kleberg-Rylie
- 34. Nash-Davis
- 35. Grauwlyer
- 36. Timberglen
- 37. Jaycee/Zaragoza
- 38. K.B. Polk
- 39. Park in the Woods
- 40. Marcus
- 41. Churchill
- 42. District 10

NOTES: Grey font = unfunded project
Orange font = partially funded project

SERVICE AREA (RADIUS):

- Waterpark - 10 miles
- Regional - 6 miles
- Community - 3 miles
- Neighborhood - 1 mile
- Sprayground - 1 mile



**DALLAS PARK AND RECREATION BOARD
AGENDA SHEET**

DATE: August 15, 2019
COUNCIL DISTRICT: 9
STAFF: Louise Elam, (214) 670-5275

SUBJECT

Authorize a not to exceed amount of \$100,000 from the Recreation Program Fund for a feasibility study for the dredging of White Rock Lake – Financing: No cost consideration to the City (future action when consultant contract is awarded)

BACKGROUND

There is considerable community advocacy for the dredging of White Rock Lake. Since the creation of the lake in 1911, it has been dredged approximately every 18-24 years (1937, 1955, 1974 and 1998). It has been 21 years since the lake was last dredged and there is currently a build-up of silt. The Councilmember for Council District 9 requested that a feasibility study be initiated to determine the scope, resources needed, and a cost estimate.

It is proposed that the dredging feasibility study be funded by lease revenues from the White Rock Lake Boat House and Filter Building that are contained in the Recreation Program Fund. The dredging feasibility study is an acceptable use of this funding source.

Dallas Water Utilities (DWU) will contract with a consultant to prepare the feasibility study. Park and Recreation Department staff will partner with DWU on the study.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

No prior action

FISCAL INFORMATION

No cost consideration to the City. In the future, when a consultant contract is awarded, a not to exceed amount of \$100,000 from the Recreation Program Fund will be utilized for the dredging feasibility study.

COMMITTEE ACTION

The Park and Recreation Board will consider this item on August 15, 2019.

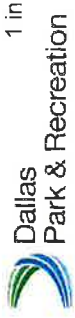
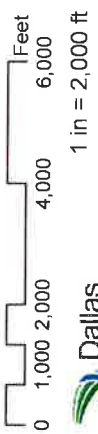
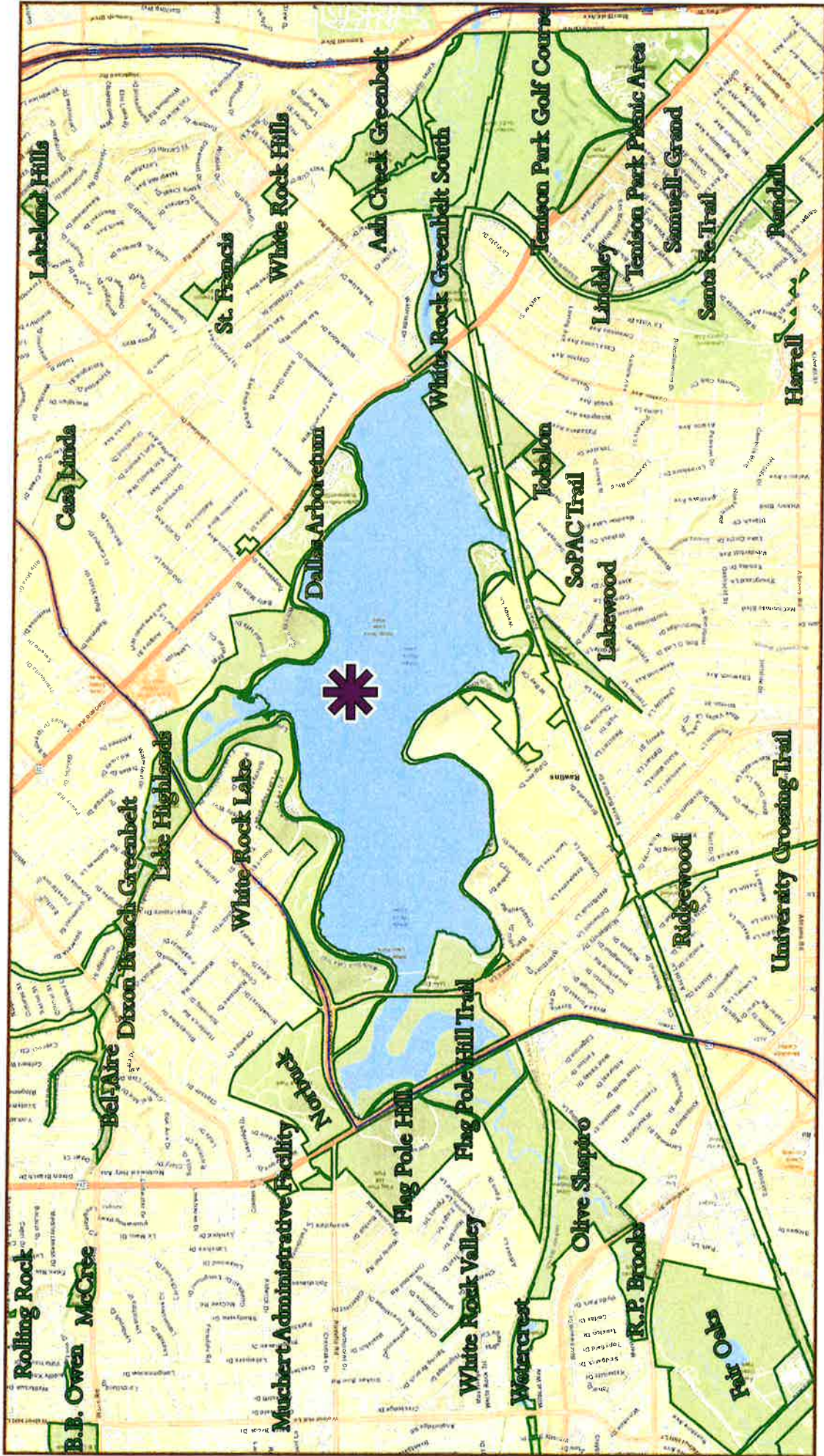
This item does not require Council action.

STAFF RECOMMENDATION

Staff recommends approval.

MAP(S)

Attached



White Rock Lake Dredging