

ECONOMIC DEVELOPMENT & HOUSING COMMITTEE
DALLAS CITY COUNCIL COMMITTEE AGENDA

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CITY SECRETARY
DALLAS, TEXAS

MONDAY, JUNE 18, 2018
CITY HALL
COUNCIL BRIEFING ROOM, 6ES
1500 MARILLA STREET
DALLAS, TEXAS 75201
9:00 A.M.–10:30 A.M.

Chair, Councilmember Tennell Atkins
Vice Chair, Councilmember Rickey D. Callahan
Councilmember Lee M. Kleinman
Councilmember Scott Griggs
Councilmember Casey Thomas, II
Councilmember B. Adam McGough
Councilmember Mark Clayton
Councilmember Kevin Felder
Councilmember Omar Narvaez

Call to Order

1. Approval of June 4, 2018 Minutes

BRIEFINGS

2. Executive Session to discuss the offer of a financial or other incentive to WWF Operating Company, LLC under Section 551.087 of the Texas Govt Code
Courtney Pogue, Director
Office of Economic Development
3. Executive Session to discuss the offer of a financial or other incentive to Project Stellar under Section 551.087 of the Texas Govt Code
Courtney Pogue, Director
Office of Economic Development
4. Executive Session to discuss the offer of a financial or other incentive for the redevelopment of Hillcrest Village under Section 551.087 of the Texas Govt Code
Courtney Pogue, Director
Office of Economic Development

MEMOS

- A. Authorize (1) the assignment of a loan agreement between the City of Dallas and the Oak Cliff Foundation to 231 W. Jefferson Blvd., LLC; and (2) the City Manager to execute an assignment and restatement of the loan documents between the City of Dallas and 231 W. Jefferson Blvd., LLC – Financing: No cost consideration to the City
- B. Authorize a deadline extension for the 211 North Ervay redevelopment project to extend the certificate of occupancy and completion date from December 31, 2016 to October 31, 2018 and as additional consideration for the extension, enhance the street work to include removal of the existing ramp and loading area - Financing: No cost consideration to the City

Public Notice

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POSTED CITY SECRETARY
DALLAS, TX

A quorum of the City Council may attend this Council Committee meeting

- C. Authorize an amendment to Resolution No. 18-0219, previously approved on January 24, 2018 to support either 4% or 9% Low Income Housing Tax Credit applications by 2400 Bryan Street, LP, or its affiliate, for the new construction of up to a 230-unit residential development located at 2400 Bryan Street in the Deep Ellum TIF District - Financing: No cost consideration to the City

 - D. Authorize (1) the rejection of the proposals received for a six-year management contract to manage the existing South Dallas/Fair Park Public Improvement District; and (2) the re-advertisement for a new solicitation - Financing: No cost consideration to the City

 - E. *Authorize an ordinance amending Chapter 2, "Administration," of the Dallas City Code Sections 2-130 through 2-132 changing the name of the "South Dallas/Fair Park trust fund board" to the "South Dallas/Fair Park Opportunity Fund board" - Financing: No cost consideration to the City
- *Authorize approval of the City of Dallas South Dallas Fair Park Opportunity Fund Program Statement – Financing: No cost consideration to the City
- F. Authorize (1) the expenditure of up to \$1,500,000 in 2006 Bond Funds proceeds for the acquisition costs of property by the Dallas Housing Acquisition and Development Corporation from the Dallas County Sheriff's tax foreclosure sales for affordable housing development, and operating expenses, including, but not limited to, professional fees, staffing costs, and insurance; and (2) revisions to the Bylaws of the Dallas Housing and Acquisition Development Corporation which expands eligible housing types to include rental housing and to allow the sale of certain property to eligible adjacent property owners - Not to exceed \$1,500,000 - Financing: 2006 Bond Funds

UPCOMING AGENDA ITEM

- 1. Authorize a contract for construction of Wynnewood Village Drainage Improvements Project - North Texas Contracting, lowest responsible bidder of seven - Not to exceed \$2,425,170 - Financing: 2017 Bond Funds (TWM)

Adjourn



Tennell Atkins, Chair

Economic Development & Housing Committee

EXECUTIVE SESSION NOTICE

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

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

"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."