

**DALLAS PARK AND RECREATION BOARD AGENDA  
DALLAS CITY HALL  
1500 MARILLA STREET, ROOM 6FN  
DALLAS, TEXAS 75201  
THURSDAY, NOVEMBER 6, 2014  
(10:00 A.M.)**

**SUBCOMMITTEE MEETINGS:**

8:30 am: Administration and Finance Committee, Dallas City Hall, Room 6FS  
8:30 am: Planning and Design Committee, Dallas City Hall, Room 6FN  
10:00 am: Park and Recreation Board Meeting, Dallas City Hall, Room 6FN  
12:00 pm: Policy Review Committee, Dallas City Hall, Room 6FN

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1. Speakers

**MINUTES**

2. Approval of Minutes of the October 2, 2014 Park and Recreation Board Meeting

**CONSENT AGENDA (ITEMS 3 - 15)**

**ADMINISTRATION AND FINANCE COMMITTEE - MISCELLANEOUS**

3. Fair Park (7) - Authorize extending the food and beverage concession contract with Weiss Enterprises, Inc. to operate food and beverage service at the Automobile Building, commencing on January 1, 2015 on a month-to-month basis, but in no event shall extend beyond December 31, 2015 - Concessionaire will pay 27% of gross sales less sales tax to the City - Estimated Annual Revenue: \$140,000
4. Fair Park (7) - Authorize extending the food and beverage concession contract with Ed Campbell Concessions, Inc. to operate food and beverage service at the Fair Park Coliseum, commencing on January 1, 2015 on a month-to-month basis, but in no event shall extend beyond December 31, 2015 - Concessionaire will pay 31.5% of gross sales less sales tax to the City - Estimated Annual Revenue: \$8,500
5. Fair Park (7) - Authorize extending the food and beverage concession contract with Fiesta Enterprises, Inc. to operate food and beverage service at Centennial Hall, commencing on December 9, 2014 on a month-to-month basis, but in no event shall extend beyond December 9, 2015 - Concessionaire will pay 26% of gross sales less sales tax to the City for gross sales under \$5,000, 28% of gross sales less sales tax for gross sales of \$5,000 - \$40,000 and 31% of gross sales less sales tax for gross sales of \$40,000.01 and higher - Estimated Annual Revenue: \$29,500

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**CONSENT AGENDA (Continued)**

**PLANNING AND DESIGN COMMITTEE - CONTRACT AWARDS**

6. Arlington Park Recreation Center (2), Janie C. Turner Recreation Center (8), Marcus Recreation Center (13) – Authorize a contract for structural repair and miscellaneous work at Arlington Park Recreation Center located at 1505 Record Crossing Road; Janie C. Turner Recreation Center located at 6424 Elam Road; and Marcus Recreation Center located at 303 Northaven Road – DENCO Construction Specialists Corporation, best value proposer of three - Not to exceed \$389,600 - Financing: 2003 Bond Funds (\$145,000) and 2006 Bond Funds (\$244,600)
7. Dallas Zoo (4) – Authorize a contract for the stormwater wetland supplemental environmental project at the Dallas Zoo located at 650 South R.L. Thornton Freeway - C. Green Scaping, LP, best value proposer of three - Not to exceed \$1,523,949 - Financing: 2004 Certificates of Obligation (\$244,650), 2005 Certificates of Obligation (\$668,762) and Stormwater Drainage Management Capital Construction Funds (\$610,537)
8. Kiestwood Trail (3) – Authorize a contract for trail amenities package at Kiestwood Trail located between Rio Grande Avenue to Franklin Street – Northstar Construction, LLC, lowest responsible bidder of three - Not to exceed \$172,184 - Financing: 2006 Bond Funds
9. Kleberg/Rylie Recreation Center (8) – Authorize Supplemental Agreement No. 1 to the professional services contract with Jaster-Quintanilla Dallas, LLP to provide for additional forensic investigations and design, bidding, and construction administration services for repair work at Kleberg/Rylie Recreation Center located at 1515 Edd Road – Not to exceed \$43,200, from \$23,900 to \$67,100 – Financing: Park and Recreation Program Funds
10. Sharrock-Niblo Park (3) – Authorize a contract for stabilization of the historic log cabin, barn and root cellar at Sharrock-Niblo Park located at 5429 Kiwanis Road – Phoenix I Restoration and Construction, Ltd., best responsible proposer of two - Not to exceed \$298,600 - Financing: 2006 Bond Funds
11. Singing Hills Recreation Center (8) – Authorize a contract for grading, site utilities and paving for the Singing Hills Recreation Center located 1919 Crouch Road – J.C. Commercial, Inc., lowest responsible bidder of five - Not to exceed \$1,080,077 - Financing: 2006 Bond Funds (\$536,206) and General Obligation Commercial Paper Funds (\$543,871)

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**CONSENT AGENDA (Continued)**

**PLANNING AND DESIGN COMMITTEE - CHANGE ORDERS**

12. Pleasant Oaks Recreation Center (5) – Authorize an increase in the contract with MART, Inc. for additional scope of work to include: refinishing of gymnasium floor, underground wiring replacement, new PA system, other miscellaneous work; and a credit for alternative security equipment at Pleasant Oaks Recreation Center located at 8701 Greenmound Avenue - Not to exceed \$71,708, from \$1,867,029 to \$1,938,737 - Financing: 2006 Bond Funds

**PLANNING AND DESIGN COMMITTEE - MISCELLANEOUS**

13. Texas Horse Park (7) – Authorize a dedication plaque, in accordance with the Park and Recreation Board Policy, for Texas Horse Park located at 811 Pemberton Hill Road - Financing: No cost consideration to the City
14. White Rock Lake Park (9) - Authorize (1) the receipt and deposit of funds from the White Rock Lake Conservancy, for the design and renovation of the historic picnic pavilion, stone tables and other related improvements for White Rock Lake Park located at 711 East Lawther Drive, in an amount not to exceed \$113,957; (2) the establishment of appropriations in the amount of \$113,957; and (3) Amendment No. 1 to the White Rock Lake Conservancy Master Agreement - Not to exceed \$113,957 - Financing: Capital Gifts, Donation and Development Funds

**PLANNING AND DESIGN COMMITTEE - PLANS AND SPECIFICATIONS**

15. Coombs Creek Trail, Phase III (1) – Authorize proceeding with advertisement for construction procurement for trail improvements for Phase III at Coombs Creek Trail located from Kessler Parkway at Stevens Golf tennis court to Hampton Road - Estimated Cost: \$1,200,000 - Financing: 2006 Bond Funds

**SPECIAL RECOGNITIONS AND BRIEFINGS**

16. Lake Cliff Park Centennial Recognitions:  
Reginald Hurd, Interim Assistant Director, Park and Recreation Department
17. Smoke Free Parks:  
Reginald Hurd, Interim Assistant Director, Park and Recreation Department
18. Carpenter Plaza:  
Michael Hellmann, Assistant Director, Park and Recreation Department

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**OTHER/NON-ACTION ITEMS**

19. Mayor’s Fair Park Task Force Report

20. Committee Reports

21. Park and Recreation Board Members Liaison Reports: Audubon Dallas/Cedar Ridge Preserve, Community Development Commission, Cultural Affairs Commission, Dallas Arboretum and Botanical Society, Dallas Parks Foundation, Dallas Zoological Society, Downtown Dallas, Inc./Downtown Parks, Friends of Fair Park, Friends of the Katy Trail, Friends of Oak Cliff Parks, Lee Park and Arlington Hall Conservancy, Send A Kid To Camp, State Fair of Texas, Texas Discovery Gardens, Trinity Commons Foundation, Trinity River Audubon Center, White Rock Lake Conservancy/White Rock Lake Foundation/For the Love of the Lake, The Woodall Rodgers Park Foundation

22. Staff Announcements – Upcoming Park and Recreation Department Events

23. Next Park and Recreation Board Regular Meeting: Thursday, November 20, 2014

24. Adjournment

A closed session may be held if the deliberation on any agenda item concerns one of the following:

1. Contemplated or pending litigation or matters where legal advice is requested of the City Attorney. Section 551.071 of Texas Open Meetings Act (T.O.M.A.)
2. The purchase, exchange, lease or value of real property, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.072 of the T.O.M.A.
3. A contract for a prospective gift or donation to the City, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations –with a third person. Section 551.073 of the T.O.M.A.
4. Personnel matters involving the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee or to hear a complaint against an officer or employee. Section 551.074 of the T.O.M.A.
5. The deployment, or specific occasions for implementation of security personnel or devices. Section 551.076 of the T.O.M.A. Deliberations regarding Economic Development negotiations. Section 551.087 of the T.O.M.A.
6. Deliberations regarding Economic Development negotiations. Section 551.087 of the T.O.M.A.

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**ACTION ITEMS**

**MISCELLANEOUS**

**PARK BOARD AGENDA ITEM #3** - Fair Park (7) – Consider extending the food and beverage concession contract with Weiss Enterprises, Inc. to operate food and beverage service at the Automobile Building, commencing on January 1, 2015 on a month-to-month basis, but in no event shall extend beyond December 31, 2015 - Concessionaire will pay 27% of gross sales less sales tax to the City - Estimated Annual Revenue: \$140,000 – Daniel Huerta

**PARK BOARD AGENDA ITEM #4** - Fair Park (7) - Consider extending the food and beverage concession contract with Ed Campbell Concessions, Inc. to operate food and beverage service at the Fair Park Coliseum, commencing on January 1, 2015 on a month-to-month basis, but in no event shall extend beyond December 31, 2015 - Concessionaire will pay 31.5% of gross sales less sales tax to the City - Estimated Annual Revenue: \$8,500 – Daniel Huerta

**PARK BOARD AGENDA ITEM #5** - Fair Park (7) - Consider extending the food and beverage concession contract with Fiesta Enterprises, Inc. to operate food and beverage service at Centennial Hall, commencing on December 9, 2014 on a month-to-month basis, but in no event shall extend beyond December 9, 2015 - Concessionaire will pay 26% of gross sales less sales tax to the City for gross sales under \$5,000, 28% of gross sales less sales tax for gross sales of \$5,000 - \$40,000 and 31% of gross sales less sales tax for gross sales of \$40,000.01 and higher - Estimated Annual Revenue: \$29,500 – Daniel Huerta

**FOR DISCUSSION**

Mayor's Fair Park Task Force Report – Key Recommendations

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**ACTION ITEMS**

**CONTRACT AWARDS**

**PARK BOARD AGENDA ITEM #6** - Arlington Park Recreation Center (2), Janie C. Turner Recreation Center (8), Marcus Recreation Center (13) – Consider a contract for structural repair and miscellaneous work at Arlington Park Recreation Center located at 1505 Record Crossing Road; Janie C. Turner Recreation Center located at 6424 Elam Road; and Marcus Recreation Center located at 303 Northaven Road – DENCO Construction Specialists Corporation, best value proposer of three - Not to exceed \$389,600 - Financing: 2003 Bond Funds (\$145,000) and 2006 Bond Funds (\$244,600) – Michael Hellmann

**PARK BOARD AGENDA ITEM #7** - Dallas Zoo (4) – Consider a contract for the stormwater wetland supplemental environmental project at the Dallas Zoo located at 650 South R.L. Thornton Freeway - C. Green Scaping, LP, best value proposer of three - Not to exceed \$1,523,949 - Financing: 2004 Certificates of Obligation (\$244,650), 2005 Certificates of Obligation (\$668,762) and Stormwater Drainage Management Capital Construction Funds (\$610,537) – Michael Hellmann

**PARK BOARD AGENDA ITEM #8** - Kiestwood Trail (3) – Consider a contract for trail amenities package at Kiestwood Trail located between Rio Grande Avenue to Franklin Street – Northstar Construction, LLC, lowest responsible bidder of three - Not to exceed \$172,184 - Financing: 2006 Bond Funds - Michael Hellmann

**PARK BOARD AGENDA ITEM #9** - Kleberg/Rylie Recreation Center (8) – Consider Supplemental Agreement No. 1 to the professional services contract with Jaster-Quintanilla Dallas, LLP to provide for additional forensic investigation and design, bidding and construction administration services for repair work at Kleberg/Rylie Recreation Center located at 1515 Edd Road – Not to exceed \$43,200, from \$23,900 to \$67,100 – Financing: Park and Recreation Program Funds – Michael Hellmann

**PARK BOARD AGENDA ITEM #10** - Sharrock-Niblo Park (3) – Consider a contract for stabilization of the historic log cabin, barn and root cellar at Sharrock-Niblo Park located at 5429 Kiwanis Road – Phoenix I Restoration and Construction, Ltd., best responsible proposer of two - Not to exceed \$298,600 - Financing: 2006 Bond Funds - Michael Hellmann

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**ACTION ITEMS (Continued)**

**CONTRACT AWARDS (Continued)**

**PARK BOARD AGENDA ITEM #11** - Singing Hills Recreation Center (8) – Consider a contract for grading, site utilities and paving for the Singing Hills Recreation Center located at 1919 Crouch Road – J.C. Commercial, Inc., lowest responsible bidder of five - Not to exceed \$1,080,077- Financing: 2006 Bond Funds - Michael Hellmann

**CHANGE ORDERS**

**PARK BOARD AGENDA ITEM #12** - Pleasant Oaks Recreation Center (5) – Consider an increase in the contract with MART, Inc. for additional scope of work to include: refinishing of gymnasium floor, underground wiring replacement, new PA system, other miscellaneous work; and a credit for alternative security equipment at Pleasant Oaks Recreation Center located at 8701 Greenmound Avenue - Not to exceed \$71,708, from \$1,867,029 to \$1,938,737 - Financing: 2006 Bond Funds - Michael Hellmann

**MISCELLANEOUS**

**PARK BOARD AGENDA ITEM #13** - Texas Horse Park (7) – Consider a dedication plaque, in accordance with the Park and Recreation Board Policy, for Texas Horse Park located at 811 Pemberton Hill Road - Financing: No cost consideration to the City – Michael Hellmann

**PARK BOARD AGENDA ITEM #14** - White Rock Lake Park (9) - Consider (1) the receipt and deposit of funds from the White Rock Lake Conservancy, for the design and renovation of the historic picnic pavilion, stone tables and other related improvements for White Rock Lake Park located at 711 East Lawther Drive, in an amount not to exceed \$113,957; (2) the establishment of appropriations in the amount of \$113,957; and (3) Amendment No. 1 to the White Rock Lake Conservancy Master Agreement - Not to exceed \$113,957 - Financing: Capital Gifts, Donation and Development Funds – Michael Hellmann

**PLANS AND SPECIFICATIONS**

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