

# Memorandum



CITY OF DALLAS

DATE February 17, 2017

TO Honorable Mayor and Members of the City Council

SUBJECT **FY 2017-18 Budget Development Meetings**

I am pleased to announce a series of community engagement meetings as we begin preparation for the FY 2017-18 budget. These meetings will allow me to get to know more residents and understand their needs. Their feedback will serve as a basis for the development of the FY 2017-2018 budget that I will recommend to you later this year. I invite you to not only attend a meeting but to also share the following meeting information with your community.

Date	Time	Facility	Address
Saturday, March 4	11:30 am - 1:00 pm	Latino Cultural Center	2600 Live Oak, 75204
Saturday, March 4	2:00 - 3:30 pm	West Dallas Multipurpose Center	2828 Fish Trap Rd, 75212
Thursday, March 9	6:30 - 8:00 pm	Paul Laurence Dunbar Lancaster-Kiest Library	2008 E Kiest Blvd, 75216
Thursday, March 16	6:30 - 8:00 pm	Lake Highlands Recreation Center	9940 White Rock Trl, 75238
Monday, March 20	6:30 - 8:00 pm	Janie C. Turner Recreation Center	6424 Elam Rd, 75217
Tuesday, March 21	6:30 - 8:00 pm	Walnut Hill Recreation Center	10011 Midway Rd, 75229
Wednesday, March 22	6:30 - 8:00 pm	Mountainview College Rooms W181 & W183	4849 W. Illinois Ave, 75211
Thursday, March 23	6:30 - 8:00 pm	Skyline Branch Library	6006 Everglade Rd, 75227
Monday, March 27	6:30 - 8:00 pm	Fretz Recreation	6950 Belt Line Rd, 75254

Should you have any questions or need additional information, please do not hesitate to contact me.



T.C. Broadnax  
City Manager

c: Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
Rosa A. Rios, City Secretary  
Daniel F. Solis, Administrative Judge  
Kimberly Bizzor Tolbert, Chief of Staff to the City Manager  
Mark McDaniel, Acting First Assistant City Manager  
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M. Elizabeth Reich, Chief Financial Officer  
Sana Syed, Public Information Officer  
Elsa Cantu, Assistant to the City Manager – Mayor & Council Directors and Assistant Directors

# Memorandum



CITY OF DALLAS

DATE February 17, 2017

TO Honorable Mayor and Members of the City Council

SUBJECT **Homeless Encampment Map**

As requested, attached is a map of the homeless encampments throughout the city.

Please let me know if you have any questions.

A handwritten signature in blue ink, appearing to read 'T.C. Broadnax', written over a horizontal line.

T.C. Broadnax  
City Manager

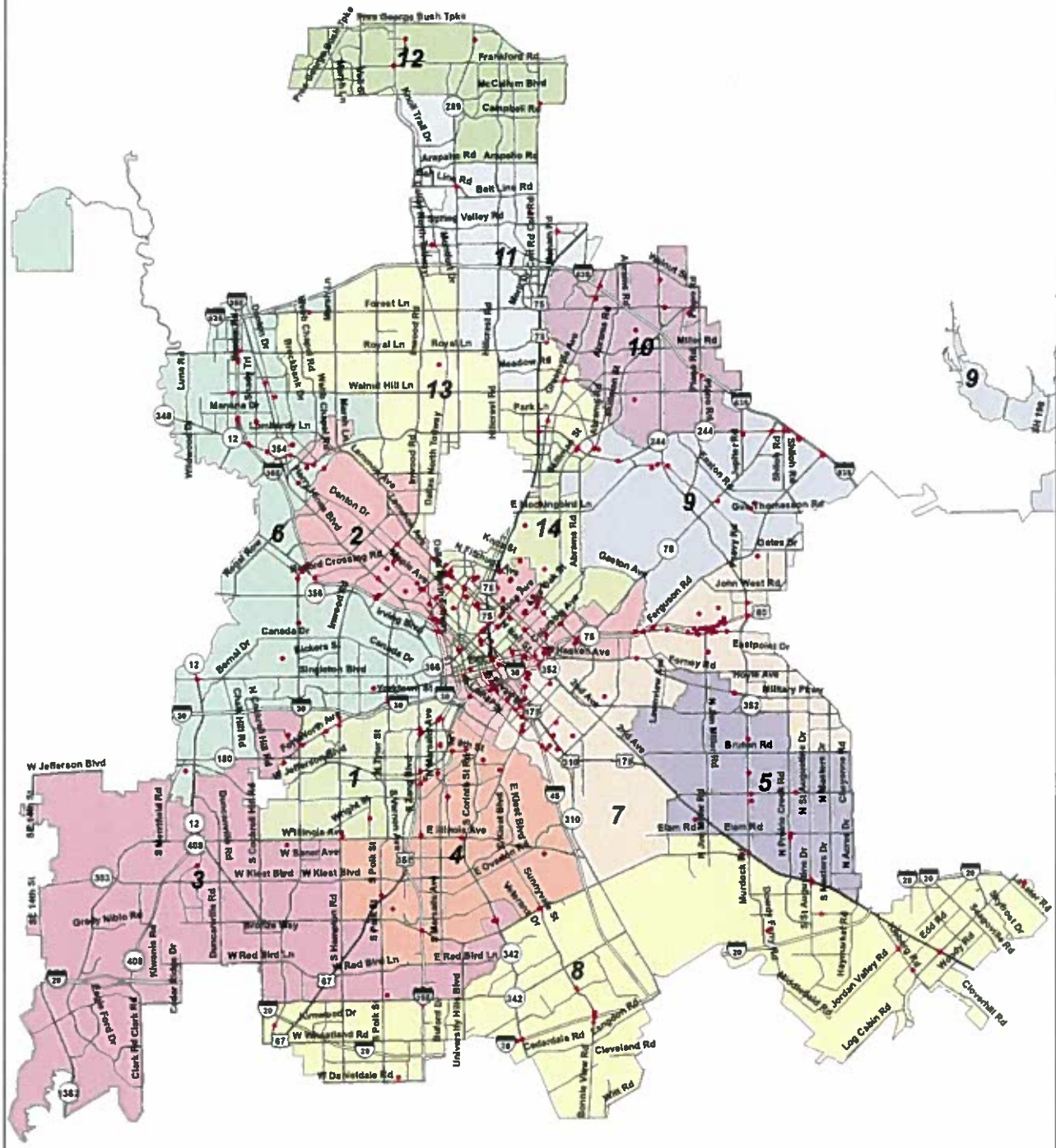
c: Larry Casto, City Attorney  
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Directors and Assistant Directors



# Homeless Encampment SRs

Created From 10/01/2016 To 02/16/2017



The accuracy of the data within this map is not to be taken as a guarantee. This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. The City of Dallas makes no representation of any kind, including, but not limited to, warranties of merchantability or fitness for a particular purpose or use. We are not responsible for any consequences that may result from the use of information presented on this map. Transfer, copies, and/or use of information on this map without the permission of the publisher is prohibited. City of Dallas GIS Study of Homeless SRs 11-17 (Rev. January 2017) (2017-02) | Effective on 02/15/2017

## Legend

- Homeless Encampment - DPD/559
- District 4
- District 8
- District 12
- District 5
- District 9
- District 13
- District 2
- District 6
- District 10
- District 14
- District 7
- District 11
- District 3

# Memorandum



CITY OF DALLAS

DATE February 17, 2017

TO Honorable Mayor and Members of the City Council

SUBJECT S.M. Wright Phase I, Road Closures

Texas Department of Transportation (TxDOT) has notified the City of upcoming road closures that will be occurring as part of the S.M. Wright Phase I construction project:

- **Southbound US 175 / SH 310 frontage road between Garden Drive and Starks Avenue** (see attached Exhibit A for detour information)  
This closure is necessary to construct a water line under the frontage road. The closure is scheduled to begin late February and continue for a period of approximately 4-6 weeks.
- **Lamar Street on-ramp to southbound IH 45** (see attached Exhibit B for detour information).  
According to TxDOT, closing this ramp is necessary to provide construction space needed for the bridge beams and the new Lamar Street on-ramp. This closure is scheduled to begin early March and continue for a period of approximately 6 months.

Maps are attached.

Should you have questions or need additional information, please contact TxDOT's Area Engineer, Mr. Jason Mashell, P.E., at 214-320-4446. Thank you.

A handwritten signature in black ink, appearing to read 'Mark McDaniel'.

Mark McDaniel

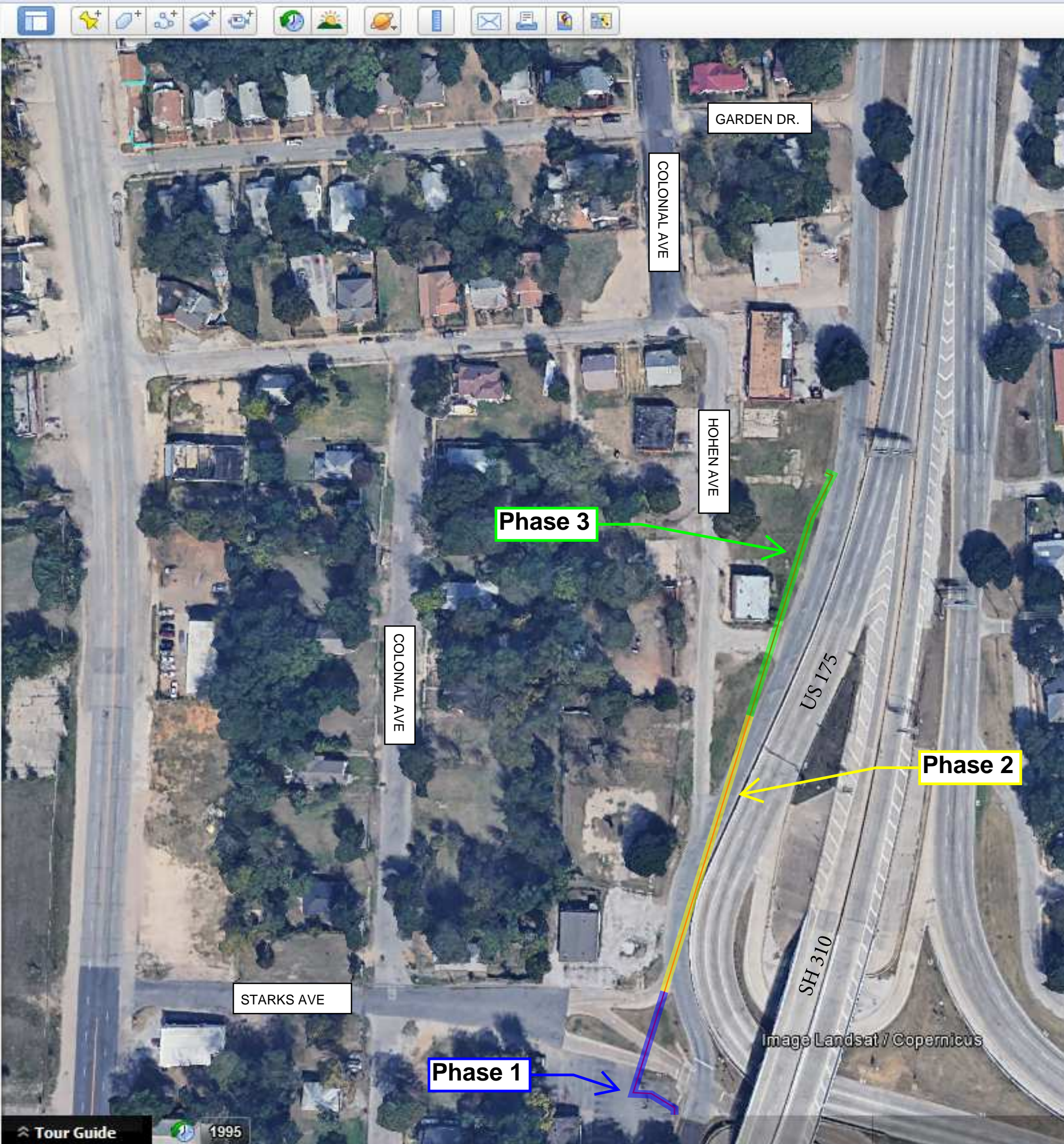
Acting First Assistant City Manager

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EXHIBIT "A"  
Phasing Plan

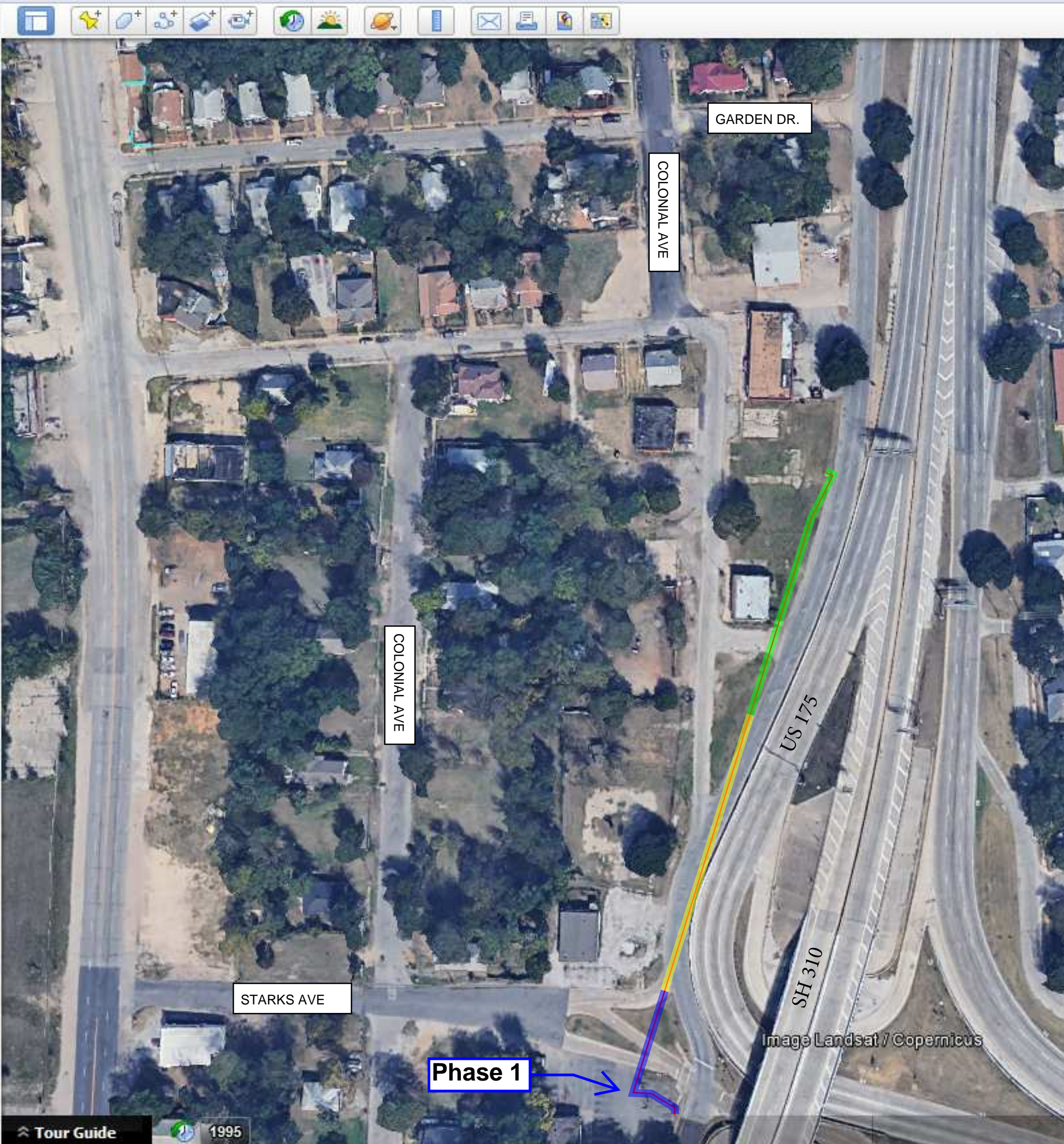
WL06 - 30" Water Main along SBFR US-175/SH-310



Total Duration approximately 4-6 weeks.

EXHIBIT "A"  
Phasing Plan - PHASE 1

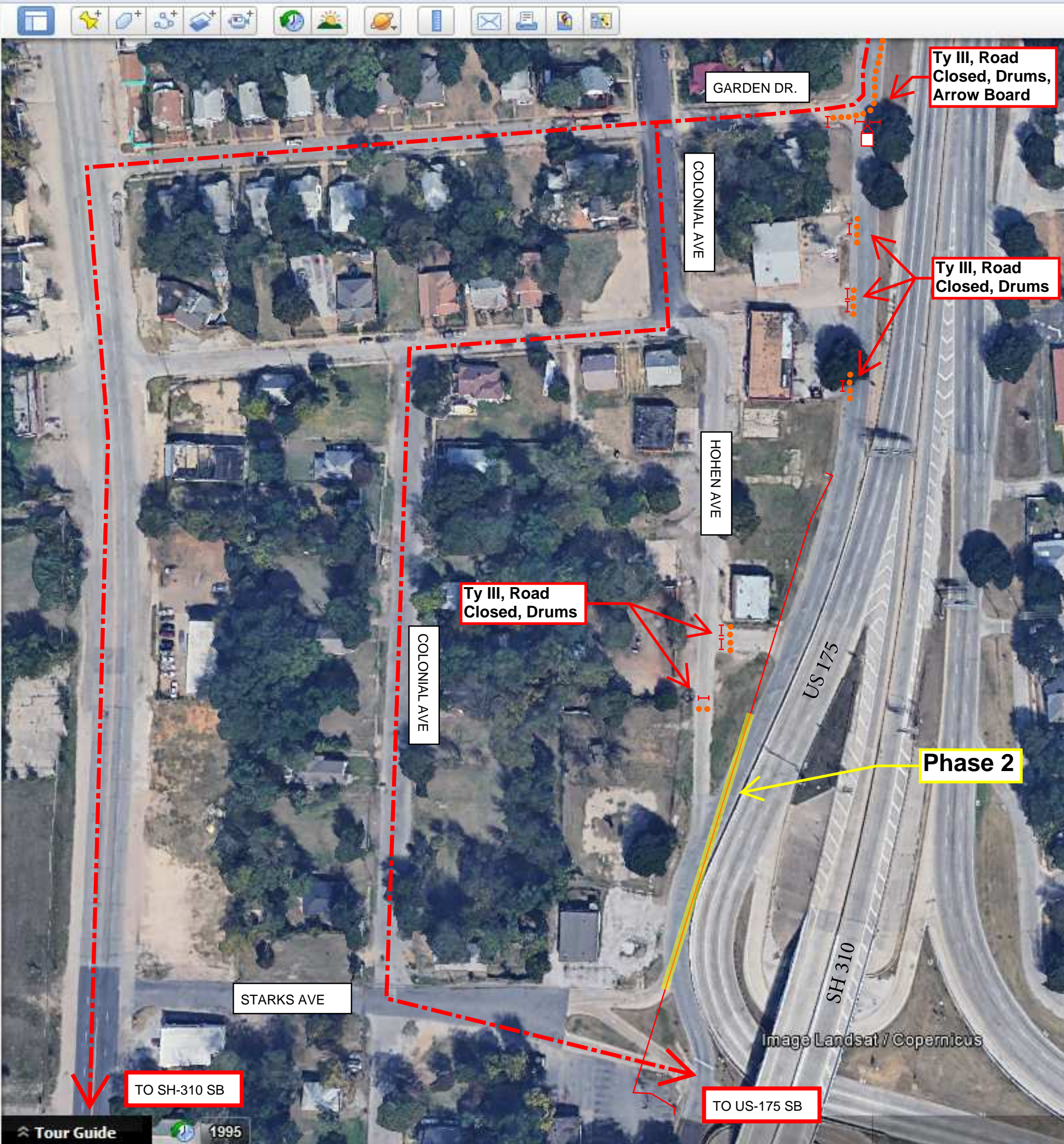
WL06 - 30" Water Main along SBFR US-175/SH-310



Phase 1 - SH-310 SBFR to Starks Avenue - Minimal traffic control, Flagging across Starks Ave. Temp closure of Starks as required, will re-open once Laid.

EXHIBIT "A"  
Phasing Plan - PHASE 2

WL06 - 30" Water Main along SBFR US-175/SH-310



Phase 2 - Crossing SH-310 SBFR - Close SBFR south of Garden Dr. Detour all SB traffic on frontage road to Garden Dr. to Lamar St. All US-175 SB/EB traffic detour to Garden Dr. to Colonial Ave. to Starks Ave. Hohen Ave and side street closed before SBFR. Truck traffic directed to Hatcher/ Elsie Faye Heggins.

Exhibit "A"  
Phasing Plan - PHASE 3

WL06 - 30" Water Main along SBFR US-175/SH-310



Phase 3 - Work on Left Lane of SH-310 SBFR - Close SBFR south of Garden Dr. Detour all SB traffic on frontage road to Garden Dr. to Lamar St. All US-175 SB/EB traffic detour to Garden Dr. to Colonial Ave. to Starks Ave. Truck traffic directed to Hatcher/ Elsie Faye Heggins. Hohen Ave. open to SBFR/ US-175 SB access.



# SB Entrance Ramp Closure

Write a description for your map.

## EXHIBIT "B"

Legend

→ → Detour Route

U-Turn

Lamar St.

Lamar Entrance closed

Pennsylvania St.



# Memorandum



CITY OF DALLAS

DATE February 17, 2017

TO Honorable Mayor and Members of the City Council

SUBJECT **2017 Transportation Alternatives Set-Aside Program Call for Projects**

On Monday, February 13, 2017 a briefing memo was provided to the Transportation and Trinity River Project Committee to identify projects that will be submitted in the North Central Texas Council of Governments' (NCTCOG) 2017 Transportation Alternatives Set-Aside Program call for projects. General types of projects eligible under this program include on- and off-road pedestrian and bicycle facilities, and infrastructure projects for improving non-driver access to public transportation and enhanced mobility. In addition, pedestrian and bicycle infrastructure associated with Safe Routes to School (SRTS) projects that will substantially improve safety and the ability for students to walk and bicycle to school are also included. This program will provide a maximum funding award of \$5 million per project with a 20% minimum match requirement. For this Call, a total funding amount of \$23 million has been allocated for the Western and Eastern Sub-regions of the NCTCOG 12-County Metropolitan Planning Area. The funding target for Fort Worth is \$8 million and the funding target for Dallas and Paris is \$15 million.

The Economic Development Department has identified a match for an additional project, the Union Trail Bikeway. The proposed project will connect the Victory area to Klyde Warren Park via dedicated on-street bike lanes. The Union Trail Bikeway project cost is \$860,000. Economic Development will provide the local match. The sources of the \$172,000 match are the City Center and Downtown Connection TIF Districts.

This project will be scored along with the other six projects based on NCTCOG's pre-established evaluation criteria and City Council may need to be consulted further regarding this project's prioritization. The Park Board will be briefed on the Call for Projects submittal on February 23, 2017. A Council Resolution committing to the local match will be placed on the April 12, 2017 City Council Agenda. The final project selections will be announced by NCTCOG in May 2017. Listed below are the seven projects that we will be submitting.

- 1) The Trinity Forest Spine Trail project has a \$10 million project cost and a local match of \$5 million that will be supplied by The Circuit Trail Conservancy.
- 2) The Trinity Strand Trail Phase II project has \$6.36 million project cost and a local match of \$1 million that will be supplied by 2012 bond funds.
- 3) The Lake Highlands Trail Phase 2A and 2B project has a \$5 million project cost and a local match of \$1 million that will be supplied by 2012 bond funds.

DATE February 17, 2017  
SUBJECT 2017 Transportation Alternatives Set-Aside Program Call for Projects - Page 2

- 4) The Lake Highlands Trail Northern Extension project has a \$2 million project cost and a local match of \$400,000 that will be supplied by 2012 bond funds.
- 5) The Katy Trail Lemmon Avenue and Fitzhugh Avenue pedestrian bridges have a total project cost of \$2 million and a \$400,000 local match requirement that will be fulfilled through funding from Friends of the Katy Trail.
- 6) The Ridgewood Trail Pedestrian Lighting project has a \$760,000 project cost and a \$152,000 local match requirement that will be provided through University Crossing Public Improvement District funding.
- 7) The Union Trail Bikeway project will connect the Victory area to Klyde Warren Park and has a total project cost of \$860,000 and a \$172,000 local match requirement will be provided by City Center and Downtown Connection TIF Districts The proposed project.

Please feel free to contact me if you have any questions or concerns.

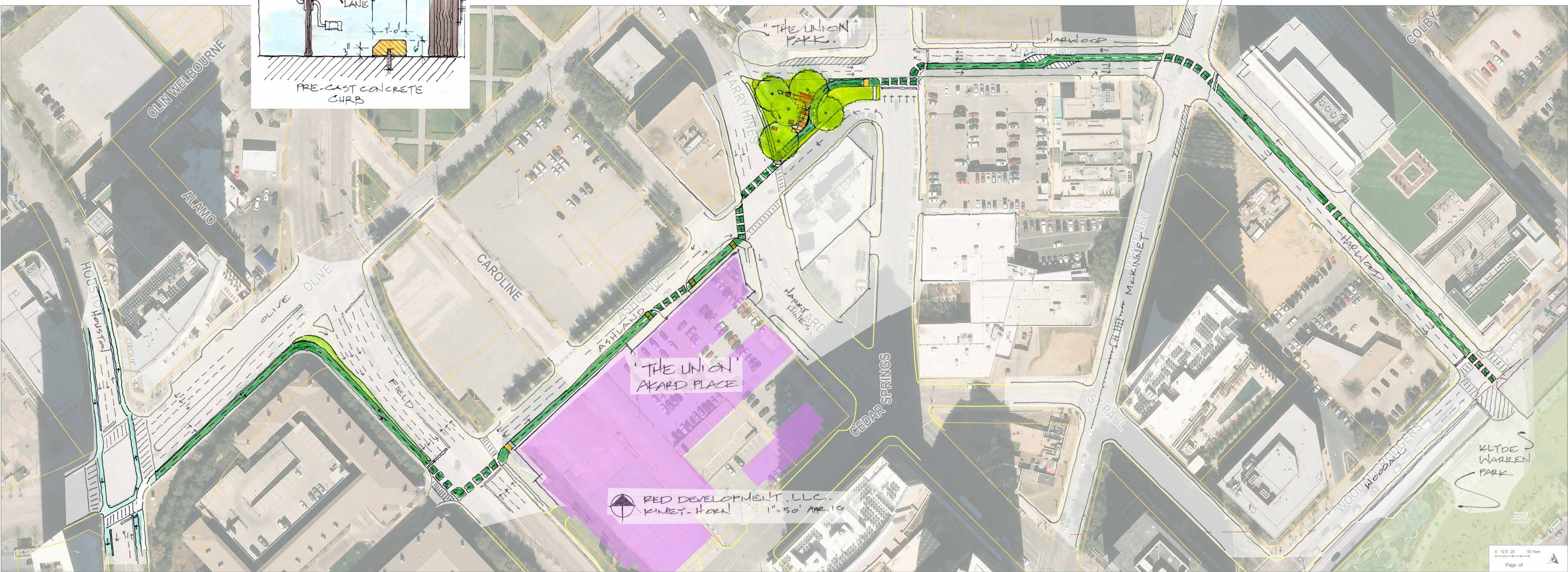
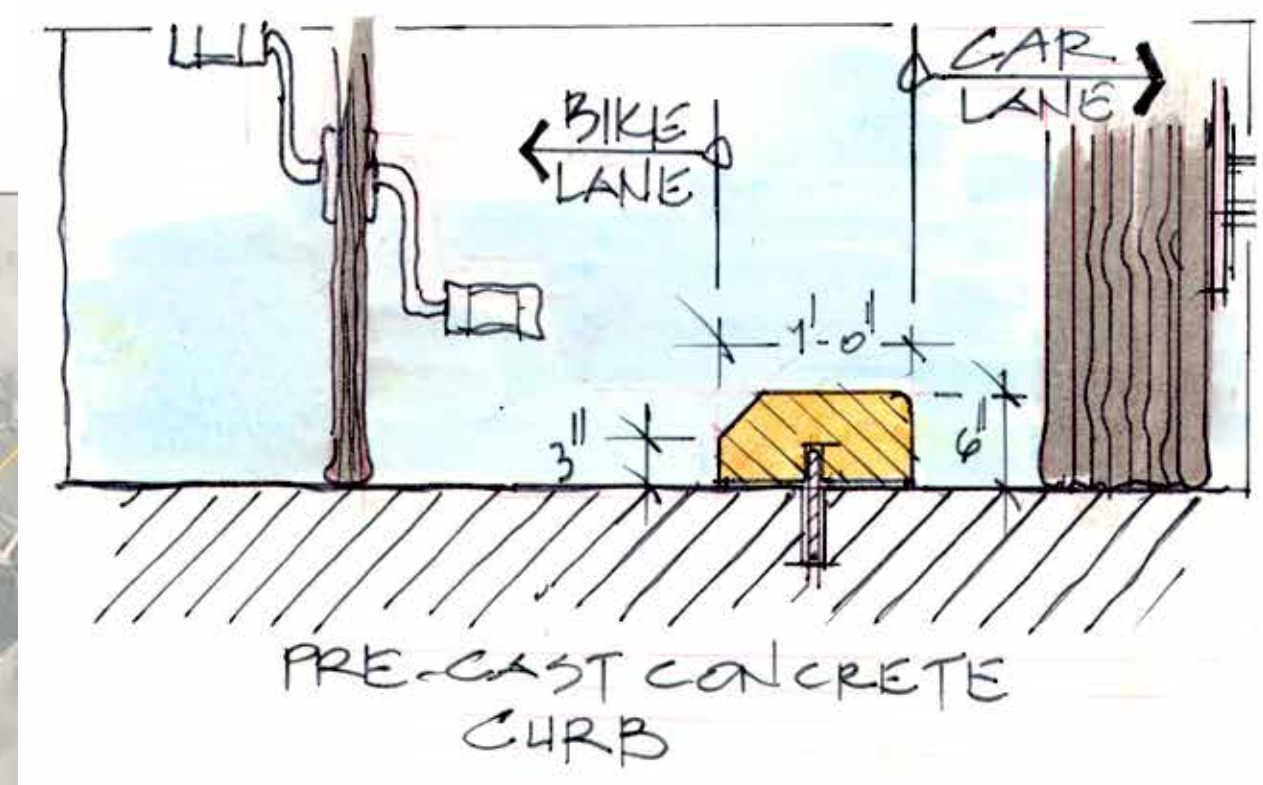


Jill A. Jordan, P.E.  
Assistant City Manager

Attachment

c: T.C. Broadnax, City Manager  
Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
Rosa A. Rios, City Secretary  
Daniel F. Solis, Administrative Judge  
Kimberly Bizer Tolbert, Chief of Staff to the City Manager  
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Directors and Assistant Directors



**BICYCLE CONNECTION CONCEPT**

Concept Plan | Downtown

| Dallas, Texas | April 07, 2016 |

# Memorandum



DATE February 17, 2017  
TO Honorable Mayor and Members of the City Council  
SUBJECT **2017 Warrant Round-Up Update**

This year Court & Detention Services will focus on providing informational sessions about available programs to assist offenders in resolving active warrants and avoiding arrest. Programs include deferred disposition, payment plans, driver safety training, how to contest a citation and programs for offenders unable to pay. Sessions will be hosted at recreation centers in each council district and staffed with Court and Dallas Marshal staff to focus on education only during this time.

The Public Information Office will distribute a press release advising media outlets of the locations and times of these informational sessions.

District	Council Member	Recreation Center Address	Date
1	Scott Griggs	711 W. Canty St., 75208	2/25/2017 10am to 2pm
2	Adam Medrano	7780 Harry Hines Blvd., 75235	2/25/2017 10am to 2pm
3	Casey Thomas II	6801 Mountain Creek Pkwy., 75249	2/25/2017 10am to 2pm
4	Carolyn King Arnold	1229 Reverend CBT Smith St., 75203	2/25/2017 10am to 2pm
5	Rick Callahan	8701 Greenmound Ave., 75227	2/25/2017 10am to 2pm
6	Monica R. Alonzo	3710 N. Hampton Rd., 75212	2/25/2017 10am to 2pm
7	Tiffinni A. Young	2922 M. L. King Blvd., 75215	2/25/2017 10am to 2pm
8	Erik Wilson	1515 Edd Rd., 75253	2/25/2017 10am to 2pm
9	Mark Clayton	6818 Fisher Rd., 75214	2/25/2017 10am to 2pm
10	Adam McGough	9940 White Rock Trail, 75238	2/25/2017 10am to 2pm
11	Lee Kleinman	6950 Bellline Rd., 75254	2/25/2017 10am to 2pm
12	Sandy Greyson	3810 Timberglen Rd., 75287	2/25/2017 10am to 2pm
13	Jennifer Staubach Gates	10011 Midway Rd., 75229	2/25/2017 10am to 2pm
14	Phillip T. Kingston	1355 Adair St., 75204	2/23/2017 10am to 2pm

If you have any questions, Assistant Director/City Marshal Ron Everett will be available to provide information. You may contact him at 214-670-4383.

Eric D. Campbell  
Assistant City Manager

cc: Honorable Mayor and Members of the City Council  
T.C. Broadnax, City Manager  
Larry Casto, City Attorney  
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# Memorandum



DATE February 17, 2017  
TO Honorable Mayor and Members of the City Council  
SUBJECT Inquiry on Time Line of Lakewood Theater Tax Exemption

This memo is in response to an inquiry made at the February 8, 2017 City Council meeting on agenda item 22 concerning the historic tax exemption for Lakewood Theater. A question was asked about the length of the process for consideration of the tax exemption.

The City Council adopted the Lakewood Theater Historic District on September 14, 2016. The Certificate of Eligibility for the tax exemption was originally scheduled for review by the Landmark Commission hearing on November 7, 2016 but the applicant requested it be postponed to the December 5, 2016 Landmark Commission hearing. The Landmark Commission approved the Certificate of Eligibility at their December 5, 2016 meeting. The item was then placed on the upcoming agenda items for the January 17, 2017 Economic Development Committee meeting where it was sent to full Council for consideration. The item was placed on the February 8, 2017 City Council agenda and was approved by City Council.

The overall historic designation process for the Lakewood Theater began on September 8, 2015 when the Landmark Commission authorized consideration of designation of the theater. A full chronology of the designation process is attached for your review.

Please let me know if you have any questions or need additional information. Thank you.



Mark McDaniel  
Acting First Assistant City Manager

c: T. C. Broadnax, City Manager  
Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
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Directors and Assistant Directors

## Lakewood Theater Historic Designation Process

**September 8, 2015** - Landmark Commission authorized consideration of the Lakewood Theater for Historic Designation.

**September 23, 2015 and October 21, 2015** – Landmark Commission Designation Committee met twice to review preservation criteria for the Lakewood Theater

**October 21, 2015** - Designation Committee approved the designation report for the Lakewood Theater

**December 3, 2015** – Applicant submitted Step 1 application for historic tax exemption

**December 7, 2015** – Landmark Commission recommended approval of the historic criteria and designation of the Lakewood Theater

**January 2015 through June 2015** – Meetings with owner, stakeholders and staff on ordinance provisions regarding potential utilization of the building including parking, use and floor area considerations.

**June 16, 2016** – City Plan Commission held under advisement consideration of the historic overlay.

**June 30, 2016** - City Plan Commission recommended approval of a historic overlay for Lakewood Theater

**September 14, 2016** - City Council established Historic Overlay District No. 148 (the Lakewood Theater) by Ordinance Number 30192.

**October 17, 2016** – applicant’s representative requested that staff postpone Landmark Commission review of Certificate of Eligibility for tax exemption from the November 2016 Landmark Commission agenda to the December 2016 Landmark Commission agenda

**December 5, 2016**, the Landmark Commission approved the certificate of eligibility for the Lakewood Theater.

**January 6, 2017** – Master building permit issued to remove non-load-bearing walls and ground-mounted mechanical systems

**January 17, 2017** - Information about the exemption request was provided to the Economic Development Committee.

**February 8, 2017** – Council review and approval of the tax exemption request.

# Memorandum



DATE February 17, 2017

TO Honorable Mayor and Members of the City Council

SUBJECT **T-Mobile Network Issues Impacting 911 Call Center**

I wanted to be sure you were aware of an ongoing public safety issue that is impacting the ability of callers to reach 911 in a timely manner.

The City of Dallas 911 Call Center has experienced issues regarding repeated 911 calls involving T-Mobile cell phone service. In certain instances, mobile devices on the T-Mobile network may appear to have made multiple 911 hang-up calls after having legitimately placed a 911 call for service. While these duplicated hang-up "ghost" calls did not actually occur, they are presented into the 911 call queue from the T-Mobile network, and our 911 protocol requires that a Police Communications employee do a callback in order to verify whether or not emergency service is needed.

These ghost calls add to the volume of calls in the inbound 911 call queue, and callback processing takes time away from servicing legitimate 911 calls. This issue has occurred intermittently since November 2016, and on occasion the impact of the issue has resulted in call volumes sufficient to cause legitimate 911 callers to be placed on hold for up to several minutes.

Initial and ongoing analysis of the issue have confirmed that T-Mobile is the only carrier with this ghost call issue. No other city in the area or across the state has been found to be experiencing this issue. The City of Denver, Colorado has been experiencing this issue longer than Dallas. AT&T, the City's 911 network service provider, has confirmed that the City's 911 infrastructure is operating as designed and is not part of the issue.

As a Public Safety Access Point Provider (PSAP), DPD has filed a formal complaint with the Federal Communications Commission, issued public communications about the issue, and escalated to T-Mobile management.

Dallas Police Department, Communications and Information Systems, and AT&T personnel have been actively working with T-Mobile since the issue was first identified, and will continue to do so until the issue is resolved.



T-Mobile engineers and management personnel have expressed their commitment to resolving the issue, but so far they have neither identified the root cause nor been able to prevent the issue from re-occurring. T-Mobile is currently providing the City twice-daily status updates, and holding a daily progress conference call with City personnel and AT&T.

If you have any questions, Deputy Chief Jesse Reyes, DPD or John Cheffy, Assistant Director, CIS will be available to provide information. You may contact Deputy Chief Reyes at 214-670-5252 or John Cheffy at 214-671-9200.



Eric D. Campbell  
Assistant City Manager

cc: Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
Rosa A. Rios, City Secretary  
Daniel F. Solis, Administrative Judge  
Kimberly Bizer Tolbert, Chief of Staff to the City Manager  
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# Memorandum



CITY OF DALLAS

Date February 17, 2017

To The Honorable Mayor and Members of the City Council

Subject Resolution to Support Texas Department of Housing and Community Affairs' (TDHCA) award of Housing Tax Credits (HTCs) and issuance of Tax Exempt Bonds for Dominion Development & Acquisition LLC (Dominium) related to the Silver Gardens Senior Apartment Community (Council District 9)

On February 22, 2017, the City Council will be asked to consider calling a public hearing, to be held on March 22, 2017, to authorize: (1) a Resolution of Support for Dominion, on behalf of Dallas Leased Housing Associates IV, LLP's (the Applicant) application to the TDHCA for 4% HTCs in the approximate amount of \$7,705,000 and (2) the issuance of tax exempt bonds by the DHFC in an amount not to exceed \$15 million for the acquisition and rehabilitation of a 202 unit senior housing community, known as Silver Creek Garden Apartments, located at 2620 Ruidoso, Dallas, Texas (See attached map).

On September 28, 2016 Council approved a resolution of no objection to the 4% HTC application and allocation for this project. On January 10, 2017, the DHFC approved a preliminary inducement for tax exempt mortgage revenue bonds which allowed the applicant to submit an application for bond allocation from the Texas Bond Review Board.

The project development plan will offer 100% of the units to tenants whose incomes are no more than 60% of Area Median Family Income (AMFI) and will provide 20 efficiencies, 180 one-bedroom units and 2 two-bedroom units. The estimated rehab hard cost per unit is \$30,000 and will provide continued decent and affordable housing for seniors for a minimum of 15 additional years. Additionally, the owners are required to provide \$200 per unit per year in social services, at no cost to the tenants. Dominion is a developer who has specialized in affordable housing since 1972, with over 21,000 rental units nationally and 3,107 in Texas. Project owner will be Dallas Leased Housing Associates, LLP, a limited liability partnership formed for the sole purpose of owning and operating the project for long-term use as low-income housing. Dominion Development & Acquisition LLC is the Special Limited Partner (.01%) and Initial Limited Partner (99.98%) and Christian Relief Services, Inc., a 501 (C) (3), is the General Partner (.01%).

Next steps are:

- February 22, 2017: Resolution to call a public hearing to be held on March 22, 2017
- March 9, 2017: Tax Equity and Fiscal Responsibility Hearing (TEFRA)
- March 10, 2017: Deadline to file an application with TDHCA for HTCs
- March 22, 2017: Public Hearing and Council consideration of a resolution of support for 4% HTC application to TDHCA and DHFC issuance of tax exempt bonds
- April 10, 2017: Deadline for filing an application with Texas Bond Review Board

Staff: Karen Schaffner, Office of Economic Development

Staff recommends approval of this item. Please contact me at 214-670-3256 if you have any questions. Thank you.



Mark McDaniel  
Acting First Assistant City Manager

- C: T.C. Broadnax, City Manager
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- Sana Syed, Public Information Officer
- Karl Zavitkovsky, Director, Office of Economic Development
- J. Hammond Perot, Assistant Director, Office of Economic Development
- Elsa Cantu, Assistant to the City Manager – Mayor & Council
- Theresa O'Donnell, Chief of Resilience
- Directors and Assistant Directors

# Memorandum



CITY OF DALLAS

DATE February 17, 2017

TO Members of the Budget, Finance, & Audit Committee: Jennifer S. Gates (Chair), Philip T. Kingston (Vice Chair), Erik Wilson, Rickey D. Callahan, Scott Griggs, Lee M. Kleinman

SUBJECT Follow-up to Questions from February 6 Meeting

At the February 6 Budget, Finance, and Audit Committee meeting, we discussed the Financial Forecast Report (as of December 31, 2016). Thank you for the opportunity to talk about our progress on the important priorities you established in the budget, and to respond to other questions about our budget and performance this year. Please find attached responses to questions that we did not address during the meeting.

Please let me know if you have additional questions.

A handwritten signature in blue ink that reads "M. Elizabeth Reich".

M. Elizabeth Reich  
Chief Financial Officer

#### Attachment

c: T.C. Broadnax, City Manager  
Larry E. Casto, City Attorney  
Craig D. Kinton, City Auditor  
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**Budget, Finance, and Audit Committee – February 6, 2017**  
**Financial Forecast Report as of December 31, 2016**

**1) Provide additional detail regarding the decline in municipal court citation revenue.**

Over the last several years, there has been a decline in the volume of citations processed through Municipal Courts. These citations are written by the Police Department. Revenues decline as the number of citations decline.

History of Citations

FY08: 429,355

FY09: 380,848

FY10: 357,282

FY11: 303,987

FY12: 248,835

FY13: 211,843

FY14: 205,156

FY15: 193,075

FY16: 180,850

FY17 Projection (during budget development): 186,129

FY17 Projection (January 2017): 160,336

**2) What adjustments have been made to Court expenses considering the decline in citation volume?**

Municipal Court has reduced staffing by 28 percent over the last four years to right-size staffing as a result of decline in citation volume. Including the staffing reductions, Municipal Courts has cut approximately \$2.5 million in expenses since FY 2013-14.

**3) Provide additional detail regarding the decline in fire watch revenue.**

Dallas Fire-Rescue (DFR) provides standby personnel to ensure continuous and systematic surveillance of a building when fire protection systems are out of service or in the event of an excessive number of accidental activations. Fire watch customers include the American Airlines Center, the State Fair of Texas, and the Kay Bailey Hutchinson Convention Center. In FY 2016-17, Council approved an increase to the fire watch fee. The fee increased from \$120 to \$150 per hour per fire inspector. FY 2016-17 American Airlines Center (AAC) fire watch revenue projection of \$1.1 million assumed that 5 to 6 fire inspectors would work events at the AAC. Due to the fee increase, the AAC initially decided to no longer use DFR for this service which resulted in a \$1.1 million revenue shortfall forecast for FY 2016-17. However, considering the need for public safety, AAC and DFR have agreed to reduce the number of inspectors to 2 for AAC fire watch services. Therefore, DFR will adjust its forecast to show the impact to be a shortfall of \$722,000 in revenue instead of \$1.1 million.

**4) What is the reason for the variance in Aviation's forecast compared to budget?**

Aviation expenses are forecast to be \$76,000 below budget for FY 2016-17. This is primarily the result of salary savings from attrition and hiring.

**5) What is the forecast for 3 officers per 1,000 residents considering that Police Department now forecasts to hire 300 officers in FY 2016-17?**

As of September 30, 2016, based on an approximate population of 1,300,000, the Police Department has 2.57 officers per 1,000 residents. The FY 2016-17 budget anticipated adding officers throughout the fiscal year. This would have resulted in 2.78 officers per 1,000 residents as of September 30, 2017. Based on the updated attrition and hiring forecast, however, we now anticipate ending the year with 2.53 officers per 1,000 residents.

City Council Ordinance number 19983 dated June 7, 1988, states, "The city manager will increase the total number of police officers serving the city by at least 150 per year for each of the next four years and, thereafter, will maintain a ratio of at least three police officers per one thousand citizens to properly serve the needs of the city, but reserves the flexibility to meet those service requirements by using new policies and programs."

The statistical impact of having 3 officers per 1,000 residents and its correlation to the impact on crime is unknown. The Dallas Police Department is currently in the process of finishing specifications for an efficiency study to determine if the 3 police officers per 1,000 residents is the most accurate way to determine staffing levels.

Since 2001 (the period for which data was readily available), the City has not had 3 or more officers per 1,000 residents except in FY 2009-10 and FY 2010-11.

**6) Provide an update on homeless encampments including a map?**

Please see the attached map provided by the Housing Department.

**7) Provide list of how the approximate \$5.6 million in Fair Park budget is being expended since a non-profit entity will not provide operational management during FY 2016-17.**

The Park and Recreation Department plans to use the available funds at Fair Park on enhanced programming and to address deferred maintenance. Attached is a list of projects that the Park Department is planning and/or considering for implementation. The list exceeds the available funds, therefore, the Park Department will prioritize programs/projects for implementation.

**Fair Park TX!**  
**FY16-17 Spending Plan**

<b>Project Location</b>	<b>Project Description</b>	<b>Funding Estimate</b>
African American Museum	Security alarm installation, seal and replace windows, rollup door replacements, replace light bollards, landscape enhancements, replace carpeting in office space, replace stage curtains	\$195,000
Aquarium	Preservation of seahorse sculpture, install sea water reclaim system for facility, refresh and redesign landscape	\$108,500
Automobile Building	Fill cracks at Porto Cocheres, replaster and paint, replace and install new HVAC and chill water lines, powerwash Porto Cocheres at 30psi, repair and reinstall insulation around ductwork, replace failing/aging boilers and air handlers, strip, repair and polish floors, install new drain tiles in cement to reduce risk of future flooding	\$895,000
Band Shell	Replace/repair spalled concrete, powerwash and paint, replace damaged wrought iron fencing, repair/replace lighting, replace windows, repair exterior door, paint and window repair, replace window glazing, landscape enhancements	\$198,504
Business Office (Hall of Religion)	New landscape color bed	\$10,000
Centennial Building	Powerwash, repair cracks, and recoat surfaces, fill cracks at Port Cochere, replaster and paint, replace failed HVAC Controller in Centennial Building, replace curbing, interior painting, paint gables, recoat rear planters, add landscaping and sidewalks on lawn	\$905,000
Coliseum	Cooling tower electrical	\$15,000
Cotton Bowl Stadium	Clean up "ghosting" on signs, door hardware repair and replacement, replace and install new HVAC and chill water lines/HVAC Repairs, electrical to all necessary areas, install new TV brackets for under balcony TV's, complete the powerwashing of exterior and interior areas, re-key for security measures, repair and replace windows, install/replace TVs for concourse areas, add video screens underneath balcony, repair/replace windows that fog on levels 5, 6, 7, wireless for Pressbox and media center	\$600,000
Court of Honor	Replant/reinvigorate landscaping in raised planters	\$15,000
Craft Village	Power wash and repaint facility and portico	\$37,500
Creative arts	Paint downspouts and recoat planters	\$15,000
Embarcadero	Powerwash and paint, install roll up door	\$81,731
Esplanade	Address paving trip hazards, renovate and rejuvenate Esplanade high rise planters, Patch and recoat seat wells at Esplanade, power wash and clean aggregate, install new conduit for Christmas lights	\$519,000
Fitzhugh Entrance	Re-sod areas to beautify	\$8,000
Food and Fiber Building	Replacement of aviary wood, powerwash and paint, repair and replace stucco on back wall exterior, rebuild downspouts, install new door due to damage	\$200,612
Grand and MLK Entrances	Redesign entrance beds, paint concrete planters	\$118,000
Grand Place	Powerwash and paint, repair the Ansul system and bring up to code, install new door, replace failed doors and hardware	\$163,212
Horsebarn 1 (MLK entrance)	Repair stucco and repaint	\$75,000
Lagoon	Landscape enhancements	\$21,000

**NOTE: Preliminary draft.**

**Final selected projects will not exceed budget amount for FY 16-17.**

**Fair Park TX!**  
**FY16-17 Spending Plan**

<b>Project Location</b>	<b>Project Description</b>	<b>Funding Estimate</b>
Magnolia Lounge	Replace and install new exterior canvas, repair existing exterior doors, powerwash and paint, landscape enhancements	\$77,000
Music Hall	Repair hard surfaces and roof patching	\$78,567
Nimitz Plaza	Redesign and landscape, recoat landscape planters along Nimitz Circle	\$125,000
Old Mill Inn	Powerwash and paint, re-point stone walls, re-seal cedar front of building, re-stain and re-seal water wheel, rebuild and replace all existing cedar heavy timber framing, replace window glass	\$122,500
Pan Am Façade	Repair stucco and repaint	\$200,000
Parkwide	Implement Phase II of Wayfinding Signage, conserve various sculptures pieces, wrapped mobile food/snack carts for Fair Park, install new bollards for safety and traffic management, HVAC vent cleaning, new bathroom partitions, upgraded hand dryers, additional picnic tables, paint/recoat art deco poles, remove and replace wheel stops, repaint historic light bollards, install new HVAC and chill water lines, additional decorative planters for park, rebuild/Repair wood doors at Embarcadero, Creative Arts, Poultry Barn, Pan Am and DPD Mounted Unit Headquarters, parking lot striping	\$1,368,400
Parry Avenue	Straighten and repair flag poles at Parry Avenue and electronic signs for ticket booths	\$14,889
Perot Museum at Nature Building	Replace and repair windows on bottom floor of building	\$30,000
Ranger Circle	Renovate Ranger Circle area for beautification purposes	\$4,000
Science Place One	Clean shellstone, evaluate current HVAC system for failures and repairs, refresh redesign landscape, repair roof drain creating erosion on southeast side of the building	\$80,000
Texas Discovery Gardens	Install new outdoor safety and aesthetic lighting package, replace failed boiler, plant identification signs	\$378,513
Tower Building	Re-paint exhibit and show office interiors, re-paint apron of Tower Building, repair the Ansul system and bring up to code	\$81,938
TX Vietnam Veterans Memorial	Marble replacement at TVVM Memorial	\$45,000
Warehouse	Install and/or repair fencing around warehouse yards, re-coat Warehouse, install new door	\$88,707
Washington Avenue Entrance	Enhance plantings along Washington Avenue Entrance	\$18,000
Women's Building	Replace failing point-to-point water heaters, clean and paint water fountain, install new lamps (LEDs where available), remove razor wire at outdoor mechanical systems area	\$29,174
<b>New Projects Projected</b>		<b>\$6,922,746</b>
<b>Project Location</b>	<b>Project Description</b>	<b>Funding Estimate</b>
Weekday Programming	Senior Valentine's Event (2/13)	\$5,000
Weekday Programming	Fair Park Walking Tour (2/15)	\$500
Weekday Programming	Spring Break Activities (3/13-17)	\$10,000
Weekday Programming	Spring Break Concert/festival	\$40,000
Weekday Programming	Spring Break Leadership Program	\$3,000
Weekday Programming	Yoga	\$7,500
Weekday Programming	Senior Prom	\$5,000

**NOTE: Preliminary draft.**

**Final selected projects will not exceed budget amount for FY 16-17.**



**Fair Park TX!**  
**FY16-17 Spending Plan**

<b>Project Location</b>	<b>Project Description</b>	<b>Funding Estimate</b>
Weekday Programming	Perot Museum Outreach	\$45,000
Weekday Programming	Pop-Up Entertainment	\$7,500
Weekday Programming	AAM Jazz in the Park	\$1,667
Weekday Programming	Science Fair	\$1,000
Weekday Programming	Art in the Park (5/4, 5/18)	\$2,600
Weekday Programming	Music at Bandshell	\$100,000
Weekday Programming	AAM Jazz in the Park	\$1,667
Weekday Programming	Ann Richards Hall of State	\$45,000
Weekday Programming	Summer Kick Off Festival/SPARKS	\$150,000
Weekday Programming	Music Series at the Bandshell	\$50,000
Weekday Programming	Camp Fire Summer Camp	\$35,000
Weekday Programming	Art in the Park (6/1, 6/15, 6/29)	\$3,900
Weekday Programming	AAM Jazz in the Park	\$1,667
Weekday Programming	Summer Camp at African American Museum	\$10,000
Weekday Programming	Black Invitational Rodeo Entertainment	\$15,000
Weekday Programming	Myfi Summer Bash/Festival	\$50,000
Weekday Programming	Band Shell Fireworks Displays	\$150,000
Weekday Programming	Old Mill Inn Patio Music Series	\$10,000
Weekday Programming	Fair Park Jazz and Blues	\$20,000
Weekday Programming	"Washed Ashore Exhibit"	\$50,000
Weekday Programming	Texas Discovery Gardens Eco Adventure	\$25,000
Weekday Programming	Texas Discovery Gardens Earthkeepers Summer Camp	\$15,000
Weekday Programming	Advertising and Promotions	\$200,000
<b>Total Programming Plan</b>		<b>\$1,061,001</b>
<b>Total Spending Plan Projected</b>		<b>\$7,983,747</b>

**NOTE: Preliminary draft.**

**Final selected projects will not exceed budget amount for FY 16-17.**

# Memorandum



CITY OF DALLAS

DATE February 17, 2017

Members of the Economic Development Committee:

TO Rick Callahan (Chair), Casey Thomas, II (Vice Chair), Adam Medrano,  
Lee Kleinman, Carolyn King Arnold, B. Adam McGough

Upcoming Addendum Item - February 22, 2017

SUBJECT Amendment of Ordinance No. 30273 – Quality Lane Abandonment

This item authorizes an amendment to Ordinance No. 30273, previously approved by City Council on December 14, 2016, which provided for the abandonment of a portion of Quality Lane, containing approximately 36,127 square feet of land to Ainbinder Northwest Highway LLC, located near the intersection of Abrams Road and Northwest Highway. The developer of this project is unable to meet the dedication time frame requirement of 90 days and has requested an extension of this time requirement to 180 days.

In addition, the current Exhibit C will be deleted and a new Exhibit C will be substituted to provide for a more accurate outline of the necessary public access easement to be dedicated.

Please let me know if you have any questions. Thank you.

A handwritten signature in black ink, appearing to read 'Mark McDaniel'.

Mark McDaniel

Acting First Assistant City Manager

c: Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
Rosa A. Rios, City Secretary  
Daniel F. Solis, Administrative Judge  
Kimberly Bizar Tolbert, Chief of Staff to the City Manager  
Mark McDaniel, Acting First Assistant City Manager  
Eric D. Campbell, Assistant City Manager

Jill A. Jordan, P.E., Assistant City Manager  
Joey Zapata, Assistant City Manager  
M. Elizabeth Reich, Chief Financial Officer  
Sana Syed, Public Information Officer  
Elsa Cantu, Assistant to the City Manager – Mayor & Council  
Directors and Assistant Directors

# Memorandum



CITY OF DALLAS

DATE February 17, 2017

TO Honorable Mayor and Members of the City Council

SUBJECT **Correction to Revised Agenda Item Number 90 – February 22, 2017**

The attached subject Revised Agenda Item Number 90 will allow a benefit assessment hearing as authorized by Council on January 11, 2017 by Resolution No. 17-0081 to receive comments for paving improvements for Project Group 12-3004, and authorize an ordinance levying assessments.

Originally, this item was also going to authorize a construction award with MACVAL Associates LLC; however, it was recently determined that the bid bond form submitted in their bid proposal was incorrect, thus their bid is being deemed nonresponsive. Therefore, the portion of this item relating to the construction award has been removed and it will be scheduled for City Council consideration at a later date with the lowest responsive bidder.

Should you have any questions or concerns, please feel free to contact me.

A handwritten signature in blue ink, appearing to read 'Jill Jordan'.

Jill A. Jordan, P.E.  
Assistant City Manager

## Attachment

c: T.C. Broadnax, City Manager  
Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
Rosa A. Rios, City Secretary  
Daniel F. Solis, Administrative Judge  
Kimberly Bizer Tolbert, Chief of Staff to the City Manager  
Mark McDaniel, Acting First Assistant City Manager

Eric D. Campbell, Assistant City Manager  
Joey Zapata, Assistant City Manager  
M. Elizabeth Reich, Chief Financial Officer  
Sana Syed, Public Information Officer  
Elsa Cantu, Assistant to the City Manager – Mayor & Council  
Directors and Assistant Directors

**KEY FOCUS AREA:** Economic Vibrancy

**AGENDA DATE:** February 22, 2017

**COUNCIL DISTRICT(S):** 9, 10

**DEPARTMENT:** Mobility and Street Services  
Water Utilities

**CMO:** Jill A. Jordan, P.E., 670-5299  
Mark McDaniel, 670-3256

**MAPSCO:** 27T U 38L

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**SUBJECT**

A benefit assessment hearing to receive comments on street paving, drainage, water and wastewater main improvements, and alley paving for Project Group 12-3004; and at the close of the hearing, authorize an ordinance levying benefit assessments, ~~and a construction contract with MACVAL Associates, LLC, lowest responsible bidder of five (list attached) — Not to exceed \$873,052 - Financing: No cost consideration to the City 2012 Bond Funds (\$712,610), Water Utilities Capital Construction Funds (\$96,681) and Water Utilities Capital Improvement Funds (\$63,761)~~

**BACKGROUND**

Stevens Street from Cayuga Drive to Davilla Avenue and Davilla Avenue from Stevens Street to Drake Street was requested by property owner petition and accepted on August 9, 2010. The alley southwest and parallel to Shoreview Road from Forest Trail to Eagle Trail to Nimrod Trail was requested by property owner petition and accepted on January 22, 2009. These projects were subsequently funded in the 2012 Bond Program. A professional services contract for the design was authorized by City Council on January 22, 2014, by Resolution No. 14-0190. This action will allow the public hearing to be held and will authorize the levying of assessments ~~and contract for construction~~. The street improvements will consist of upgrading the existing unimproved two-lane asphalt street with 26-foot wide concrete pavement with curbs, sidewalks, drive approaches, drainage installation system, water and wastewater main improvements. The alley improvements will consist of upgrading the unimproved gravel and dirt alleys with 10-foot wide concrete pavement.

**BACKGROUND** (Continued)

The paving assessment process requires the following three steps:

1. Authorize paving improvements
2. Authorize a benefit assessment hearing
3. Benefit assessment hearing, ordinance levying assessments and ~~authorize contract for construction~~

This is the 3rd ~~and final~~ step in the process. An item to authorize the construction contract will be scheduled for City Council consideration at a later date.

~~The following chart shows MACVAL Associates, LLC completed contractual activities for the past three years.~~

	<u>STS</u>	<u>WTR</u>	<u>PKR</u>
<del>Projects Completed</del>	0	0	0
<del>Change Orders</del>	0	0	5
<del>Projects Requiring Liquidated Damages</del>	0	0	0
<del>Projects Completed by Bonding Company</del>	0	0	0

**ESTIMATED SCHEDULE OF PROJECT**

<del>Began Design</del>	<del>March 2014</del>
<del>Completed Design</del>	<del>October 2016</del>
<del>Begin Construction</del>	<del>May 2017</del>
<del>Complete Construction</del>	<del>May 2018</del>

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

Authorized a professional services contract for engineering services on January 22, 2014, by Resolution No. 14-0190.

Authorized street paving improvements and a benefit assessment hearing on January 11, 2017, by Resolution No. 17-0081.

Information about this item will be provided to the Transportation and Trinity River Project Committee on February 13, 2017.

**FISCAL INFORMATION**

~~2012 Bond Funds – \$712,610.00~~  
~~Water Utilities Capital Construction Funds – \$96,681.00~~  
~~Water Utilities Capital Improvement Funds – \$63,761.00~~

**FISCAL INFORMATION** (Continued)

Design-	\$ 61,069.75
Construction	
Paving (STS) (this action)	\$712,610.00
Water & Wastewater (DWU) (this action)	<u>\$160,442.00</u>
Total Project Cost	\$934,121.75

<b><u>Council District</u></b>	<b><u>Amount</u></b>
-9-	\$629,227.00
10	<u>\$243,825.00</u>
Total	\$873,052.00

This project does involve assessments.

**M/WBE INFORMATION**

See attached.

**ETHNIC COMPOSITION**

MACVAL Associates, LLC

Hispanic Female	0	Hispanic Male	6
African American Female	1	African American Male	6
Other Female	0	Other Male	0
White Female	0	White Male	0

**BID INFORMATION**

The following bids with quotes were received and opened on December 2, 2016.

\*Denotes successful bidder

<b><u>BIDDERS</u></b>	<b><u>BID AMOUNT</u></b>
*MACVAL Associates, LLC -8500 N. Stemmons Frwy., Suite 5060 -Dallas, TX 75247	\$ 873,052.00
Jeske Construction Co.	\$ 911,793.00
Axis Contracting, Inc.	\$1,005,144.00
Camino Construction, LP	\$1,024,979.50
ARK Contracting Services	\$1,107,892.00

**BID INFORMATION** (Continued)

Original estimate: STS	\$733,805.00
WTR	<u>\$152,923.76</u>
Total Project	<u>\$886,728.76</u>

**OWNER**

**MACVAL Associates, LLC**

Al A. Attah, President

**MAPS**

Attached.

## **BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY**

**PROJECT:** A benefit assessment hearing to receive comments on street paving, drainage, water and wastewater main improvements, and alley paving for Project Group 12-3004; and at the close of the hearing, authorize an ordinance levying benefit assessments, ~~and a construction contract with MACVAL Associates, LLC, lowest responsible bidder of five (list attached) - Not to exceed \$873,052~~ - Financing: No cost consideration to the City 2012 Bond Funds (\$712,610), Water Utilities Capital Construction Funds (\$96,681) and Water Utilities Capital Improvement Funds (\$63,761)

MACVAL Associates, LLC, is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

**PROJECT CATEGORY:** Construction

### LOCAL/NON-LOCAL CONTRACT SUMMARY

	<u>Amount</u>	<u>Percent</u>
Total local contracts	\$873,052.00	100.00%
Total non-local contracts	\$0.00	0.00%
<b>TOTAL CONTRACT</b>	<b>\$873,052.00</b>	<b>100.00%</b>

### LOCAL/NON-LOCAL M/WBE PARTICIPATION

#### Local Contractors / Sub-Contractors

<u>Local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Flow Line Utilities	HMMB64155N0217	\$228,739.00	26.20%
<b>Total Minority - Local</b>		<b>\$228,739.00</b>	<b>26.20%</b>

#### Non-Local Contractors / Sub-Contractors

None

### TOTAL M/WBE CONTRACT PARTICIPATION

	<u>Local</u>	<u>Percent</u>	<u>Local &amp; Non-Local</u>	<u>Percent</u>
African American	\$0.00	0.00%	\$0.00	0.00%
Hispanic American	\$228,739.00	26.20%	\$228,739.00	26.20%
Asian American	\$0.00	0.00%	\$0.00	0.00%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$0.00	0.00%	\$0.00	0.00%
<b>Total</b>	<b>\$228,739.00</b>	<b>26.20%</b>	<b>\$228,739.00</b>	<b>26.20%</b>



ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE LEVYING ASSESSMENTS AGAINST VARIOUS PERSONS AND THEIR PROPERTY FOR THE PAYMENT OF A PART OF THE COST OF IMPROVING AND PAVING PORTIONS OF THE FOLLOWING STREET AND ALLEY IN THE CITY OF DALLAS, TEXAS, TO WIT:

**Project Group 12-3004**

**Street:**

1. Stevens Street from Cayuga Drive to Davilla Avenue and Davilla Avenue from Stevens Street to Drake Street

**Alley:**

2. Alley southwest and parallel to Shoreview Road from Forest Trail to Eagle Trail to Nimrod Trail

PROVIDING FOR THE TIME WHEN SUCH ASSESSMENTS BECOME DUE AND PAYABLE, THE RATE OF INTEREST, AND FIXING A CHARGE AND LIEN AGAINST SAID PROPERTY AND MAKING SAID CHARGE A PERSONAL LIABILITY OF THE PROPERTY OWNERS OWNING PROPERTY ABUTTING ON SAID STREET AND ALLEY, AND PROVIDING FOR THE COLLECTION THEREOF; AND DECLARING AN EMERGENCY.

**WHEREAS**, heretofore a resolution was duly adopted by the City Council ordering the improvements of

**Project Group 12-3004**

**Street:**

1. Stevens Street from Cayuga Drive to Davilla Avenue and Davilla Avenue from Stevens Street to Drake Street

**Alley:**

2. Alley southwest and parallel to Shoreview Road from Forest Trail to Eagle Trail to Nimrod Trail

by filling, raising, grading, and paving same; and,

**WHEREAS**, pursuant to said resolution, specifications and an estimate of the cost of such improvements were prepared for said work by the Director of Mobility and Street Services (City Engineer), filed with said Council, examined, approved, and adopted by it, all as required by applicable law; and,

**WHEREAS**, in compliance with the law the City Engineer prepared his statements or lists showing the names of property owners upon said street and alley the description of their property, the total cost of the said improvements, the cost there of per front foot and cost to each property owner, said statements possessing all the other requisites required by law; and,

**WHEREAS**, thereafter the said statements were filed with the City Council and by them examined and approved and a resolution was passed by said Council determining the necessity of making an assessment for part of the cost of said pavement against property owners and their property, and fixing a time and providing for a hearing to such property owners, all in accordance with the terms of applicable law, at which hearing to such property owners were to be heard as to the benefits of the said improvements to their property, as to any error or invalidity in said proceedings, or to any matter or thing connected with the said improvements; and,

**WHEREAS**, the said resolution in connection with the improvement of said street and alley was duly adopted in compliance with the law on the 11th day of January, 2017; and,

**WHEREAS**, in accordance with the terms of the law, the City of Dallas gave notice to the property owners on said street and alleys of said hearing, by publishing a copy of said notice in the Dallas Morning News, a daily paper of general circulation in the City of Dallas, for three successive days prior to the days set for the hearing, to wit, the 22nd day of February, 2017; and the City also gave notice of said hearing by mailing letters containing the same to said property owners at least fourteen (14) days before the said hearing; provided, however, that any failure of the property owners to receive said notices shall not invalidate these proceedings; and,

**WHEREAS**, said hearing was held at the time and place mentioned in the said resolution and notice, to wit, on the 22nd day of February, 2017 at 1:00 o'clock P.M. at the Council Chamber in the City Hall of the City of Dallas, Texas, which hearing was then closed; and,

**WHEREAS**, at said hearing, all desiring to contest the said assessments, correct the same, or in any manner be heard concerning the benefits thereof, or in any related matter, were heard, and errors and all matters of error or mistake or inequalities or other matters requiring rectification which were called to the attention of the Council were rectified and corrected.

**Now, Therefore,**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS, TEXAS:**

**SECTION 1.** That the action of the City Council closing the hearing and overruling the protests at the public hearing on the 22nd day of February, 2017, in these proceedings is hereby ratified and confirmed by this ordinance. That the City Council, from the evidence, finds that the assessments herein levied should be made and levied against the respective parcels of property abutting upon the street and alley herein below mentioned and against the owners thereof; that such assessments and charges are right and proper, and are substantially in proportion to the benefits to the respective parcels of property by means of the improvement in the unit or district for which such assessments are levied, and establish substantial justice, equality, and uniformity between the respective owners of the respective properties between all parties concerned, considering the benefits received and burdens imposed. The Council further finds that in each case the abutting property assessed is specially benefited in enhanced value to the said properties by means of the said improvements in the unit or district upon which the particular property abuts, and for which assessment is levied and charge made, in a sum in excess of the said assessment and charge made against the same by this ordinance. The Council further finds that the apportionment of the cost of the improvements is in accordance with the law in force in this City and that the proceedings of the City heretofore had with reference to said improvements are in all respects valid and regular.

**SECTION 2.** That there shall be and is hereby levied and assessed against the parcels of property hereinbelow mentioned, and against the real and true owners thereof (whether such owners be correctly named herein or not), the sums of money below mentioned and itemized shown opposite the description of the respective parcels of property, and the several amounts assessed against the same and the owners thereof, as far as such owners are known, being as follows:

**Project Group 12-3004**

**Street:**

1. Stevens Street from Cayuga Drive to Davilla Avenue and Davilla Avenue from Stevens Street to Drake Street

**Alley:**

2. Alley southwest and parallel to Shoreview Road from Forest Trail to Eagle Trail to Nimrod Trail

Grand Total Property Owners' Cost - Assessments	\$80,055.67	
Adjustments Per Enhancement Evaluation	\$47,068.45	
Grand Net Due by Owner		\$32,987.22
<del>Grand Total City of Dallas' Cost—Paving</del>	<del>\$624,762.78</del>	
<del>Grand Total City of Dallas' Cost—Drainage</del>	<del>\$54,860.00</del>	
<del>Grand Total Water Utilities Department Cost —Water and Wastewater Mains</del>	<del>\$160,442.00</del>	
<del>Grand Total City of Dallas' Cost</del>		<del>\$840,064.78</del>
<del>Grand Total Cost of Improvements</del>		<del>\$873,052.00</del>

**SECTION 3.** That where more than one person, firm or corporation owns an interest in any property above described, each said person, firm or corporation shall be personally liable for its, his or her pro rata of the total assessment against such property in proportion as its, his or her respective interest bears to the total ownership of such property, and its, his or her respective interest in such property may be released from the assessment lien upon payment of such proportionate sum.

**SECTION 4.** That the several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of eight per centum (8.00%) per annum, together with reasonable attorney's fees and costs of collection, if incurred, are hereby declared to be and are made a lien upon the respective parcels of property against which the same are assessed, and a personal liability and charge against the real and true owners of such property, whether such owners be named herein or not, and the said liens shall be and constitute the first enforceable lien and claim against the property on which such assessments are levied, and shall be a first paramount lien thereon, superior to all other liens and claims except State, County, School District and City ad valorem taxes.

That the cost shall be assessed against said owners and their property respectively, in accordance with what is known as the "Front-Foot Plan", in proportion as the frontage of the property of each owner is to the whole frontage improved and shall be payable in monthly installments not to exceed one hundred twenty (120) in number, the first of which shall be payable within thirty (30) days from the date of the completion of said improvements and their acceptance by the City of Dallas, and one installment each month thereafter until paid, together with interest thereon at the current rate established and adopted by the City Council applicable to Public Improvement Assessment Accounts being paid by installments and not to exceed the statutory rate, with the provision that any of said installments may be paid at any time before maturity by the payment of the principal and the accrued interest thereon. Any property owner against whom and whose property assessment has been levied may pay the whole assessment chargeable to him without interest within thirty (30) days after the acceptance and completion of said improvements.

**SECTION 5.** That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof shall be enforced either by suit in any court having jurisdiction or by lien foreclosure.

**SECTION 6.** That for the purpose of evidencing the several sums payable by said property owners and the time and terms of payment, and to aid in the enforcement thereof, assignable certificates may be issued by the City of Dallas upon the completion and acceptance of the said work of improvement, which shall be executed by the Mayor, signing the same or by his facsimile signature impressed thereon, attested by the City Secretary, under the impress of the corporate seal, and shall be payable to the City of Dallas, or its assigns, which certificate shall declare the said amounts and the time and terms of payment thereof, and the said rate of interest payable thereof, and shall contain the name of the owner and the description of his property by Lot or Block Number of front feet thereof, or such description as may otherwise identify the same by reference to any other fact, and if said property shall be owned by an estate, then the description thereof as so owned shall be sufficient.

And that the said certificates shall further provide that if default shall be made in the payment of any installment of principal or interest thereon, when due then at the option of the said City of Dallas being the owner and holder thereof, the whole of the said assessment shall at once become due and payable and shall be collectible with reasonable attorney's fees and costs if incurred.

And that the said certificates shall further set forth and evidence the said personal liability of the owner and the lien upon his premises and shall provide that if default shall be made in the payment thereof, the same may be enforced as above provided.

And the said certificates shall further recite that the proceedings with reference to making said improvements have been regularly in compliance with the terms of the applicable law, and that all prerequisites to the fixing of the lien and claims of personal liability evidenced by such certificates have been performed, which recitals shall be prima facie evidence of the facts so recited and no further proof thereof shall be required.

That the said certificates shall also provide that the amounts payable thereunder shall be paid to the City Controller of the City of Dallas, who shall credit said payments upon the said certificates, and shall immediately deposit the amounts so collected with the City Treasurer of the City of Dallas, to be kept and held by him in a special fund, which is hereby designated as Capital Assessments Fund and which payments shall be by the Treasurer paid to the said City of Dallas or other holder of the said certificates, on presentation thereof to him, duly credited by the City Controller the said credit by said City Controller being the Treasurer's Warranty for making such payment and the said City of Dallas or other holder of said certificate, shall receipt in writing to said Treasurer when paid in full, together with all costs of collection.

**SECTION 6.** (Continued)

And that the said certificates shall further provide that the City of Dallas shall exercise all legal power, when requested so to do by the holder of said certificate, to aid in the collection thereof; but the City of Dallas shall in nowise be liable to the holder of said certificates in any manner for payment of the amount evidenced by the said certificates or for any costs or expense in the premises, or for any failure of the said City Council or any of its officers in connection therewith.

Full power to make and levy reassessments, and to correct mistakes, errors, invalidates or irregularities, either in the assessments or in the certificates issued in evidence thereof, is in accordance with the law in force in this City, vested in the City.

**SECTION 7.** That all assessments levied are a personal liability and charged against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

**SECTION 8.** That the assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of an Act passed at the First Called Session of the Fortieth Legislature of the State of Texas, known as Chapter 106 of the Acts of said Session, with amendments thereto, now shown as Texas Transportation Code Annotated Section 311 and 313 (Vernon's 1996), which said law has been adopted as an alternative method for the construction of street and alley improvements in the City of Dallas, Texas, by Chapter XX of the Charter of the City of Dallas.

**SECTION 9.** That the assessments so levied are for the improvements in the particular unit or district upon which the property described abuts, and the assessments for the improvements in one unit or district are in nowise related to or connected with the improvements in any other unit or district, and in making assessments and in holding said hearing, the amounts assessed for improvements in one unit or district have been in nowise affected by any fact in anywise connected with the improvements or the assessments therefore in any other unit or district.

**SECTION 10.** That the City Manager, or his designee, is hereby authorized to execute releases of any paving assessment liens herein levied and assessed against the parcels of property and owners thereof, if same are fully paid, such releases to be approved as to form by the City Attorney and attested by the City Secretary.

**SECTION 11.** That this Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly ordained.

APPROVED AS TO FORM:  
LARRY E. CASTO  
City Attorney

BY \_\_\_\_\_  
Assistant City Attorney

Prepared by \_\_\_\_\_  
Project Coordinator

Approved by \_\_\_\_\_  
Director, Mobility and Street Services Department



February 22, 2017

~~WHEREAS, on January 11, 2017, Resolution No. 17-0081 authorized improvements and the public hearing; and,~~

~~WHEREAS, bids were received on December 2, 2016, for street and alley paving, storm-drainage, water and wastewater main improvements for Project Group 12-3004, as follows:~~

<u><del>BIDDERS</del></u>	<u><del>BID AMOUNT</del></u>
MACVAL Associates LLC	\$ <del>873,052.00</del>
Jeske Construction Co.	\$ <del>911,793.00</del>
Axis Contracting, Inc.	\$ <del>1,005,144.00</del>
Camino Construction, LP	\$ <del>1,024,979.50</del>
ARK Contracting Services	\$ <del>1,107,892.00</del>

~~Now, Therefore,~~

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

~~**Section 1.** That the City Manager is hereby authorized to execute a construction contract with MACVAL Associates, LLC for the construction of street and alley paving, storm drainage and water and wastewater main improvements for Project Group 12-3004, in an amount not to exceed \$873,052.00, this being the lowest responsive bid received as indicated by the tabulation of bids, after it has been approved as to form by the City Attorney.~~

~~**Section 2.** That the Chief Financial Officer is hereby authorized to disburse funds in accordance with the terms and conditions of the contract from:~~

Street and Transportation Improvements Fund Fund 3U22, Department STS, Unit S208, Act. APET Obj. 4510, Program #PB12S208, CT STS12S208E1 Vendor # VS0000025999, in an amount not to exceed	\$187,460.00
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Street and Transportation Improvements Fund Fund 3U22, Department STS, Unit S426, Act. STPT Obj. 4510, Program # PB12S426, CT STS12S208E1 Vendor # VS0000025999, in an amount not to exceed	\$525,150.00
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February 22, 2017

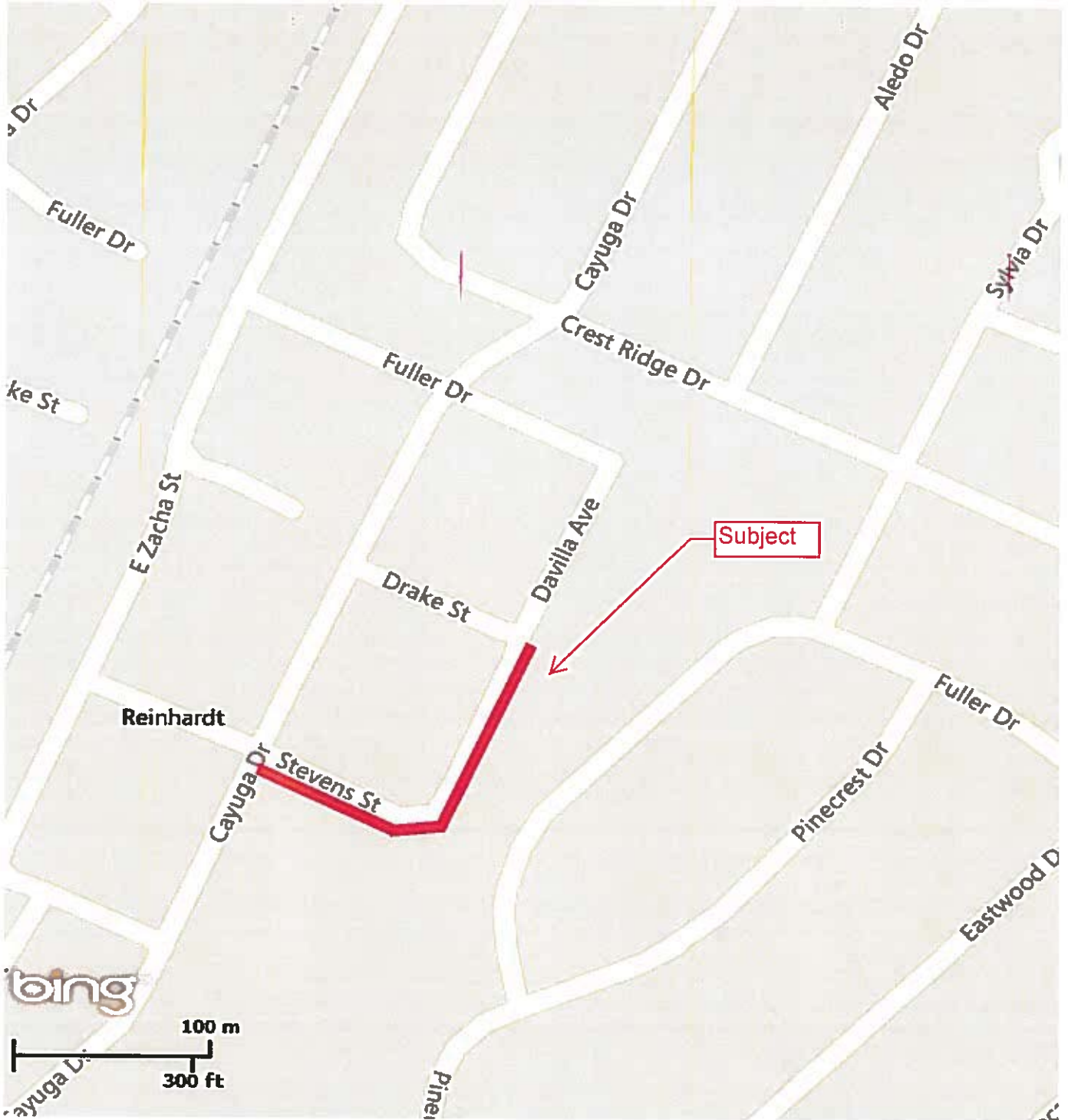
<del>Water Construction Fund Fund 0102, Department DWU, Unit CW42, Obj. 4550, Program #717009, CT-PBW717009CP, Vendor #VS0000025999, in an amount not to exceed</del>	<del>\$86,971.00</del>
<del>Water Construction Fund Fund 0102, Department DWU, Unit CW42, Obj. 3221, Program #717009X, CT-PBW717009EN, Vendor #VS0000025999, in an amount not to exceed</del>	<del>\$6,490.00</del>
<del>Wastewater Construction Fund Fund 0103, Department DWU, Unit CS42, Obj. 3222, Program #717010X, CT-PBW717010EN, Vendor #VS0000025999, in an amount not to exceed</del>	<del>\$3,220.00</del>
<del>Wastewater Capital Improvement Fund Fund 3116, Department DWU, Unit PS42, Obj. 4560, Program #717010, CT-PBW717010CP, Vendor #VS0000025999, in an amount not to exceed</del>	<del><u>\$63,761.00</u></del>
<del>Total in an amount not to exceed</del>	<del>\$873,052.00</del>

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

**Project Group 12-3004**

<b><u>Project</u></b>	<b><u>Limits</u></b>	<b><u>Council District</u></b>
Stevens Street	from Cayuga Drive to Davilla Avenue and Davilla Avenue from Stevens Street to Drake Street	9
Alley southwest and parallel to Shoreview Road	from Forest Trail to Eagle Trail to Nimrod Trail	10

**PROJECT GROUP 12-3004**



**MAPSCO 38L**



**PROJECT GROUP 12-3004**



**MAPSCO 27T, U**



# Memorandum



DATE February 17, 2017  
TO Honorable Mayor and Members of the City Council  
SUBJECT **City License Applications**

Attached is a list of the most recent Dance Hall and/or Sexual Oriented Business applications received for the week of February 6-10, 2017 by the Narcotics Bureau Licensing Squad of the Dallas Police Department.

Please have your staff contact Sergeant Lisette Rivera, #7947 at (214) 670-4811 and/or by email at [lisette.rivera@dpd.ci.dallas.tx.us](mailto:lisette.rivera@dpd.ci.dallas.tx.us) should you need further information.



Eric D. Campbell  
Assistant City Manager

[Attachment]

cc: Honorable Mayor and Members of the City Council  
T.C. Broadnax, City Manager  
Larry Casto, City Attorney  
Craig D. Kinton, City Auditor  
Rosa A. Rios, City Secretary  
Daniel F. Solis, Administrative Judge  
Kimberly Bizzor Tolbert, Chief of Staff to the City Manager

Mark McDaniel, Acting First Assistant City Manager  
Jill A. Jordan, P.E., Assistant City Manager  
Joey Zapata, Assistant City Manager  
M. Elizabeth Reich, Chief Financial Officer  
Sana Syed, Public Information Officer  
Elsa Cantu, Assistant to the City Manager – Mayor & Council  
Directors and Assistant Directors

# *Weekly License Application Report*

*February 06, 2017 - February 10, 2017*

<i>BEAT</i>	<i>DIST.</i>	<i>NAME OF BUSINESS</i>	<i>ADDRESS</i>	<i>LICENSE</i>	<i>STATUS</i>	<i>LATE HOUR</i>	<i>DATE</i>	<i>APPLICANT</i>
337	5	FAR WEST	400 S. BUCKNER	DH-CLASS A	RENEWAL	NO	2/10/2017	HINOJOSA, ALFREDA
532	6	OK CORRAL	10733 SPANGLER ROAD	DH-CLASS A	RENEWAL	YES	2/10/2017	HINOJOSA, ALFREDO
134	14	MEDUSA	1930 PACIFIC AVENUE	DH-CLASS A	RENEWAL	NO	2/10/2017	HINOJOSA, ALFREDO

*License Definitions:*

- DH - Class "A" -Dance Hall - Dancing Permitted 3 Days Or More A Week*
- DH - Class "B" Dance Hall - Dancing Permitted Less Than Three Days a Week*
- DH - Class "C" Dance Hall - Dancing Scheduled One Day At A Time*
- DH - Class "E" Dance Hall - Dancing Permitted Seven Days A Week for Persons Age 14 through Age 18 Only*
- LH - Late Hours Permit - Can Operate A Dance Hall Until 4:00*
- BH - Billiard Hall - Billiards Are Played*
- SOB - Sexually Oriented Business - Adult Arcade / Adult Book/Video Store / Adult Cabaret / Adult Adult Theater / Escort Agency / Nude Model Studio*

*Monday, February 13, 2017*

*Page 1 of 1*