



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Minutes - Final

City Council

Tuesday, March 7, 2017

4:30 PM

City Hall - Briefing Room
317 College Street

Call to Order

Mayor Jensen called the meeting to order at 4:30 p.m.

Present 9 - Mayor Ron Jensen
Mayor Pro Tem Jorja Clemson
Deputy Mayor Pro Tem Jeff Wooldridge
Council Member Jeff Copeland
Council Member Richard Fregoe
Council Member Greg Giessner
Council Member Tony Shotwell
Council Member Jim Swafford
Council Member Lila Thorn

Staff Presentations

- 1 Status Update for Great Southwest Parkway from Sara Jane Parkway to Mayfield Road - Presented by Romin Khavari, City Engineer

Romin Khavari, City Engineer, updated Council on the Great Southwest Parkway widening from Sara Jane Parkway to Mayfield Road. He said this section of Great Southwest Parkway will be widened from four lanes to six lanes to handle Trader's Village traffic. Staff is currently negotiating to purchase right-of-way for relocation of water lines and gas lines from various landowners. Mr. Khavari said construction should start May 2018 and it will be an 18-month project. Mayor Jensen asked Walter Shumac, Transportation Director, to constantly review traffic during this construction. Council Member Copeland suggested signage for alternate routes to and from Traders Village.

Presented
- 2 Restoration of historic fire truck - Presented by Amy Sprinkles, Marketing, Communications and Library Director

Robert Fite, Fire Chief, stated that the engine to be renovated is the first fire engine that the city purchased. The Fire Association partnered with Hearts and Hoses and went to Sports Corporation for a donation. Fundraising currently is ongoing on to repay the Sports Corporation. Restoration has already begun. Council Member Copeland asked if students from Dubiski High School could be involved. Chief Fite said because of timelines and insurance issues, they have chosen not to use Dubiski students. Renovation will include a new transmission and motor that is street legal and the restoration will be complete in time for the 100-year gala.

Presented

3**Volunteer Update - Presented by May Shen, Mae Smith, and Emil Balliet**

Steve Cates, Human Resources Manager, introduced Mae Shen, Volunteer Coordinator, Mae Smith, Parks, Arts and Recreation Department, and Emil Balliet, Police Department. Ms. Shen stated that she was the central point of reference for city volunteers. She stated that the city now has an online volunteer management system. Ms. Shen showed various volunteer opportunities in the city such as the Tourist Information Center, library, animal shelter and cleanups. Last Year 3,700 volunteers volunteered 70,996 hours. Ms. Shen said she is starting a youth in public service and leadership program for high school students who will be working with a city staff mentor.

Emil Balliet stated that networking is an important part of the volunteer program, with area charities and senior volunteers through the Police Department. He said Senior Safety Volunteers distribute a key lock box that is kept outside on the door and vial of life that keeps vital information in the vial that is stored in the refrigerator for fire and police to get vital information in case of an emergency.

Mae Smith stated that volunteers had given 34,525 volunteer hours at a cost savings to the city of \$866,922. Events that include the assistance of many volunteers include Flight of the Monarch, Prairie Lights, and Main Street Fest.

Mayor Pro Tem Clemson stated that Ms. Shen has gone over and above expectations.

Council Member Thorn stated that Ms. Shen had shared volunteer opportunities with the Grand Prairie Gophers.

Presented**Agenda Review**

Mayor Pro Tem Clemson asked if there were any questions on the Consent Agenda. She stated that the Finance and Government Committee had reviewed several items and Diana Ortiz, Chief Financial Officer, had asked to table Item 23 (Comprehensive Annual Financial Report). Deputy Mayor Pro Tem Wooldridge referred to Consent Agenda Item 25 (380 Incentive Agreement with Coca-Cola) and asked Marty Wieder, Economic Development Director, when the city would know if this expansion would occur. Mr. Wieder replied that Coca-Cola prefers to expand in Grand Prairie.

Executive Session

Mayor Jensen convened a closed session at 5:11 p.m. pursuant to Chapter 551, Subchapter D of the Government Code, V.T.C.A., to discuss Section 551.072 "Deliberation Regarding Real Property" and Section 551.087 "Deliberations Regarding Economic Development Negotiations." Mayor Jensen adjourned the executive session at 5:53 p.m.

Recess Meeting

Mayor Jensen recessed the meeting at 5:54 p.m.

6:30 PM Council Chambers

Mayor Jensen reconvened the meeting at 6:30 p.m.

The invocation was given by Pastor Joe Rivera, Primera Iglesia Bautista. The Pledge of Allegiance to the US Flag and to the Texas Flag were led by Mayor Pro Tem Clemson.

Presentations

- 4 State of Texas Fire Marshal's Office and the Insurance Service Office (ISO) will present the City's ISO - Robert Fite, Fire Chief
- Chief Fite introduced Phillip Bradley, ISO, and Mike McCormick, Field Representative, who did the analysis to establish the ISO classification. Effective April 1, 2017, homeowners and commercial policy premiums will be adjusted according to the new rating. Jesse Williams, Texas Department of Insurance, stated that out of 48,000 entities, Grand Prairie is one of 242 with this classification (highest that is awarded). Mr. Williams presented a plaque to the Mayor for the Class One ISO Rating. Mayor Jensen noted that the Fire Department had also achieved Gold Status for heart patients and Grand Prairie is only one of five out of forty cities in the Metroplex to receive this status. The Gold Status is given to a department when from the time EMS arrives at the scene to when they get the patient to the hospital and into the operating room is within 70 minutes and Grand Prairie is the only city that has maintained that gold standard without a hospital.*
- Presented**
- 5 Recognition of Jim Siddall, Water Utilities Manager, who received the Texas Water Utilities Association Meritorious Service Award - Presented by Ron McCuller, Public Works Director
- Ron McCuller, introduced Jim Siddall who received the Meritorious Service Award, which is the highest award given in the State to a water utility employee. He said this award is given to someone who has given a minimum of 15 years of service.*
- Presented**
- 6 DeMolay Month Proclamation - Presented by Mayor Ron Jensen
- Council Member Shotwell read the proclamation for DeMolay Month in the City of Grand Prairie. Council Member Swafford explained the meaning of the chords that were worn by Council Members Giessner, Swafford and Shotwell. He said they are members of the Legion of Honor for their service to community and to the DeMolay.*
- Deloy Nelson, Advisor for the Grand Prairie DeMolay Chapter, said the Chapter is looking forward to going to Kansas city in two years for their 100th anniversary. He stated that Walt Disney and John Wayne were a few of the more famous members of DeMolay. He said DeMolay's mission is to prepare leaders for tomorrow.*
- Presented**

- 7 Re-Recognition with the Texas Police Chief's Association's "Best Practices Program" - Presented by Chief Dye

Tom Shehan, retired Chief of Police, DFW Airport, and past President of Texas Police Chief's Association, presented Chief Dye with a Certificate of Re-recognition for continuing to maintain for four years best practices as established by the Texas Police Chief's Association. Mr. Shehan stated this is an accreditation of 168 law enforcement standards and best practices. He said Grand Prairie was one of the first in the state to achieve this accreditation. Chief Shehan said Grand Prairie has had recognized status for four consecutive years. Chief Dye thanked Chief Shehan for presenting the certificate and Teresa Coomes, Administrative Manager, Assistant Chief Christy Martinez and Assistant Chief Ronnie Morris for their continued efforts on the accreditation process. In addition Chief Dye thanked the officers and civilian staff for providing a high level of service to citizens.

Mayor Jensen thanked Chief Fite and Chief Dye for their leadership.

Presented

Consent Agenda

Mayor Pro Tem Clemson moved, seconded by Council Member Thorn, to approve Items 8 through 22, table Item 23, and approve Items 24 through 31 on the Consent Agendas. The motion carried unanimously.

- 8 Minutes of the February 21, 2017 Meeting

Approved on the Consent Agenda

- 9 Ratification of an emergency purchase to North Texas Contracting, Inc for the repair of a water main break on Beltline Road at Stratford Avenue in the amount of \$136,268, plus a 5% contingency of \$6,813.40, for a total of \$143,081.40 for the repair

Approved on the Consent Agenda

- 10 Fuel Island for Fire Station 10 from Stovall Corporation in the estimated amount of \$219,709 with a contingency of \$8,695 for a total request of \$228,404

Approved on the Consent Agenda

- 11 Change Order Number 1 with SYB Construction in the net amount of \$177,970.09 for Clean Water State Revolving Fund (CWSRF) Wastewater Rehabilitation project near NE 5th St. and Tarrant Road.

Approved on the Consent Agenda

- 12 Change Order No. 1 to the price agreement with Genuine Parts Co. dba NAPA for on-site fleet parts store management and parts purchases in the amount of \$150,000 and renewal three in the annual amount of \$1,200,000 and authorize the City Manager to execute the renewal options with aggregate price

fluctuations of the lesser of up to \$50,000 or 25% of the original maximum price so long as sufficient funding is appropriated by the City Council to satisfy the City's obligation during the renewal terms

Approved on the Consent Agenda

- 13** Change Order No. 3 with McMahon Contracting, Inc. in the amount of \$9,834 for Capetown Drive paving, drainage, and wastewater improvements project

Approved on the Consent Agenda

- 14** Change Order/Amendment No.4 in the amount of \$13,000 with Teague, Nall and Perkins, Inc. (TNP) for Seeton Road paving, drainage and waterline design between Grand Peninsula Parkway and Day Miar Road

Approved on the Consent Agenda

- 15** Change Order for temporary IT personnel from KForce, Inc. through a national inter-local agreement with the Department of Information Resources (DIR) increasing the estimated annual cost from \$50,000 to \$130,000 bringing the four year total to \$520,000

Approved on the Consent Agenda

- 16** Change Order/Amendment No. 7 with Lee Lewis Construction, Inc. in the amount of \$98,526 for additional utility work along Arkansas Lane as well as video board sign power coordination associated with the EPIC in GrandCentral

Approved on the Consent Agenda

- 17** Contract with Cobb, Fendley & Associates Duncan Perry Bridge Rehabilitation Engineering in the amount of \$89,500 plus a 5% Contingency of \$4,475 for a total of \$93,975

Approved on the Consent Agenda

- 18** Contract with Site Landscape Development for landscape maintenance (\$173,703.44) in Lake Parks PID (Council Districts 4 and 6)

Approved on the Consent Agenda

- 19** Engineering and surveying services contract with Salcedo Group Inc. (SGI) for Acosta Paving Drainage, and Utility Improvements from E. Cober Drive to Nunez Drive in the total amount of \$108,220 with a 5% contingency of \$5,411 for a total project cost of \$113,631

Approved on the Consent Agenda

- 20** Authorize the City Manager to enter into a grant application and accept if awarded with Petco Foundation for a veterinary services grant of up to \$78,000

Approved on the Consent Agenda

- 21** Professional Services Contract amendment No. 1 for Engineering Services with Halff Associates, Inc. for Fish Creek and Cottonwood Creek Drainage Master Plan updates in the total amount of \$194,196

Approved on the Consent Agenda

- 22** Purchase of building security parts and labor to install security for the City Auto Impound, Fire Station 7, Lynn Creek Park gatehouses, Lake Park Operations, Lake Parks PD, Courts building phase 2 and Public Safety Building video server from Knight Security Systems through a national interlocal agreement with the Houston Galveston Area Council (H-GAC) in the amount of \$289,448.64

Approved on the Consent Agenda

- 23** Accept the City's Comprehensive Annual Financial Report for Fiscal Year Ending September 30, 2016

Tabled

- 24** Authorization for the City Manager to enter into a one-year Wrecker/Towing Service contract renewal with Dave's Hi-Way Wrecker Service (seventh of ten available one-year renewals)

Approved on the Consent Agenda

- 25** Resolution granting 380 Incentive Agreement with The Coca-Cola Company granting a 50% rebate on ad valorem real estate improvements and tangible personal property improvements for seven years, and enter into a separated sales tax contract

Adopted

Enactment No: RES 4875-2017

- 26** Resolution authorizing the City Manager to apply for a grant from the U.S. Department of Transportation, Federal Motor Carrier Safety Administration, for the Grand Prairie Police Department's Commercial Vehicle Enforcement Unit to conduct commercial motor vehicle inspections and conduct public awareness campaigns in the amount of \$211,411.67

Adopted

Enactment No: RES 4876-2017

- 27** Resolution authorizing the City Manager to apply for grant funds in the amount of \$201,734.40 from the Texas Criminal Justice Division (TCJD) of the Office of the Governor, to purchase body worn camera equipment.

Adopted

Enactment No: RES 4877-2017

- 28** Ordinance amending Schedule II of the Traffic Register to establish a 70 MPH speed limit on IH30 main lanes and 75 MPH speed limit on IH30 express lanes within Grand Prairie City limits

Adopted

Enactment No: ORD 10237-2017

- 29** Ordinance amending the Code of Ordinances, Chapter 13, "Health and Sanitation" relating to changes in the state law regarding the licensing and operation of food establishments and providing an effective date.

Adopted

Enactment No: ORD 10238-2017

- 30** Ordinance amending the FY 2016/2017 Capital Improvement Projects Budget; Change Order/Amendment No. 1 in the amount of \$5,090,953 for the balance of the construction cost for the additions and renovations to Prairie Paws Adoption Center; 5% contingency in the amount of \$254,547; plus a \$91,500 furniture, fixture and equipment (FFE) budget allowance for a total funding request in the amount of \$5,437,000

Adopted

Enactment No: ORD 10239-2017

- 31** Ordinance amending the FY 2016/2017 Capital Improvement Projects Budget; Project Utility Adjustment Agreement with LANE-ABRAMS JV and the City of Grand Prairie for utility relocation costs associated with the Texas Department of Transportation 360 Project - Eden Road

Adopted

Enactment No: ORD 10240-2017

Public Hearing on Zoning Applications

- 32** SU170104 - Specific Use Permit - Juan's Beer Barn (City Council District 5). A request to approve a Specific Use Permit to operate a drive-through facility associated with retail beer and wine for off-site consumption. The 0.678-acre property is zoned Central Area (CA) District, located within the Central Business(CBD) Overlay District, Section 2 and addressed as 507 E. Main Street, Suite 100. The applicant is Erik Jaimes and the owner is Blanca Barbosa. (On February 6, 2017, the Planning and Zoning Commission recommended approval of this request by a vote of 7-1; On February 21, 2017 the City Council tabled this item).

Bill Crolley, Assistant City Manager, reviewed Case SU170104, for drive-thru beer and wine sales. Mr. Crolley showed the site plan and stated that there was a business previously in operation without an SUP. However, the facility closed and lost its non-conforming status, therefore, an SUP is now required. In the previous business there were complaints regarding the operations. Mr. Crolley said staff has proposed a mechanism that if those issues occur again, the SUP can be revoked. Previous issues included loud music and some of the types of marketing. In the SUP ordinance, staff has included conditions to address hours of operation, loud music, and marketing. He said that during the Briefing Session, there was some discussion of a 6-month review and that condition can be added as part of the ordinance approval. The Planning and Zoning Commission recommended approval with conditions and staff recommended approval as well.

Council Member Shotwell noted that one of the ordinance conditions is no loud music at or near the street, so a person driving by should not be able to hear that (i.e. a code officer). Council Member Copeland stated there were to be no more than six vehicles for stacking. He asked Mr. Crolley if there were long lines, how can traffic be controlled. Mr. Crolley stated that the site plan provides drive aisles but they can drive into the parking lot. Deputy Mayor Pro Tem Wooldridge asked how many businesses could play music that are not in the entertainment district. Mr. Crolley said the previous operator had speakers located near the garage doors, but in this case there will not be any speakers. Deputy Mayor Pro Tem Wooldridge noted there is a quiet zone for the railroad, so they should not have music at this location. Mayor Pro Tem Clemson stated that the last establishment had some scantily clad women marketing. Mr. Crolley replied that is why there is a dress code provision in the ordinance. Council Member Copeland stated there were no business hours listed for Friday so this needs to be corrected in the ordinance. Mr. Crolley said he thought the Friday hours will be the same as Monday through Thursday hours. Council Member Shotwell asked the applicant to confirm these hours. Mr. Barbosa, 507 E. Main, stated that the Friday hours would be the same as Monday through Thursday.

Council Member Shotwell said the previous operator came in before the SUP for a drive thru was required. This operator will be a member of the property owner's family (Manual Barbosa). Council Member Shotwell pointed out there is a funeral home across the street and he asked the applicant to respect that business. Mr. Barbosa stated that he would definitely respect the funeral home. He said he would not compromise the business and will follow all the requirements.

Council Member Shotwell moved, seconded by Council Member Copeland, to close the public hearing and approve Case SU170104, with six-month reviews by staff for the next two years and if problems occur, the case will be reviewed by Council; correction of hours in the ordinance to include Friday operational hours which are the same as Monday through Thursday. The motion carried unanimously.

Ayes: 9 - Mayor Ron Jensen; Mayor Pro Tem Jorja Clemson; Deputy Mayor Pro Tem Jeff Wooldridge; Council Member Jeff Copeland; Council Member Richard Fregoe; Council Member Greg Giessner; Council Member Tony Shotwell; Council Member Jim Swafford and Council Member Lila Thorn

Enactment No: ORD 10241-2017

Items for Individual Consideration

Mayor Pro Tem Clemson moved, seconded by Council Member Thorn, to table Item 45 (rejection of bids for 1401 Ranch Road and 1701 Corral Road) to the April 4 meeting. The motion carried unanimously.

Ayes: 9 - Mayor Ron Jensen; Mayor Pro Tem Jorja Clemson; Deputy Mayor Pro Tem Jeff Wooldridge; Council Member Jeff Copeland; Council Member Richard Fregoe; Council Member Greg Giessner; Council Member Tony Shotwell; Council Member Jim Swafford and Council Member Lila Thorn

Citizen Comments

Patsy Ray, 2217 El Paso Street, thanked Chief Dye and Chief Fite for their service. She said when she attends meetings she passes the information along to the members of the Luckett Garden Community and others.

Adjournment

Mayor Jensen adjourned the meeting at 7:13 p.m.

The foregoing minutes were approved at the March 21, 2017 Meeting.

Catherine E. DiMaggio, City Secretary