



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Meeting Agenda

City Council

Tuesday, October 14, 2014

5:30 PM

City Hall - Briefing Room
317 College Street

Call to Order

Staff Presentations

- 1 [14-4064](#) Texas Health Resources - Announcement as Official Health Partner at the Summit

Agenda Review

Executive Session

The City Council may conduct a closed session pursuant to Chapter 551, Subchapter D of the Government Code, V.T.C.A., to discuss any of the following:

- (1) Section 551.071 "Consultation with Attorney" Tommy Winn and Leland Gjetley v. City of Grand Prairie, Cause No. DC-11-08305-J and related cases*
- (2) Section 551.072 "Deliberation Regarding Real Property"*
- (3) Section 551.074 "Personnel Matters"*
- (4) Section 551.087 "Deliberations Regarding Economic Development Negotiations"*

Recess Meeting

6:30 PM Council Chambers

Invocation: Rev. Marie Mitchell, Woods United Methodist Church

Pledge of Allegiance to US Flag and to the Texas Flag led by Council Member Giessner

Presentations

- 2 [14-4070](#) Proclamation for Grand Prairie High School Homecoming Queen
Attachments: [2014 Grand Prairie High School Homecoming Queen1.docx](#)
- 3 [14-4077](#) Employee of the Month - Veronica Mosley, Housing and Neighborhood Services

Consent Agenda

The full agenda has been posted on the city's website, www.gptx.org, for those who may want to view this agenda in more detail.

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|----|-------------------------|--|
| 4 | 14-4075 | Minutes of the September 16, 2014 and September 29, 2014 Meetings

<u>Attachments:</u> Council Minutes 09-16-2014.pdf
Council Minutes 9-29-2014.pdf |
| 5 | 14-4067 | QT Ballpark Rent Abatement |
| 6 | 14-4057 | Two-year Engineering Contract for Continued Groundwater Monitoring Services for the Grand Prairie Landfill by Weaver Boos Consultants, LLC for a total cost of \$53,299.

<u>Attachments:</u> Operating Expenditure Form - Groundwater Monitoring |
| 7 | 14-4060 | Contract with Parkscape Construction, Inc. for entrance sign and landscape improvements at Prairie Lakes Golf Course in the amount of \$64,993, and approve a 5% contingency in the amount of \$3,250 for a total of \$68,243.

<u>Attachments:</u> 14-4060 - Prairie Lakes Golf Course Entry Landscape - FS |
| 8 | 14-4069 | Engineering contract with Cobb Fendley, Inc. in the amount of \$67,780 as well as a 5% contingency of \$3,389 for a total of \$71,169 for the rehabilitation of Jefferson Bridge #3.

<u>Attachments:</u> FIS 01407701 |
| 9 | 14-4066 | Contract with Future Outdoors, LLC for Fence Construction in the amount of \$168,572.25 - Forum Estates PID (Council District 4)

<u>Attachments:</u> Exhibit A-Budget 5yr service plan-FY15-FR.pdf |
| 10 | 14-4079 | Contract with LandWorks for Landscape Maintenance for \$95,439 in High Hawk PID (City Council District 6)

<u>Attachments:</u> Exhibit A-Budget 5yr service plan-FY15-HH.pdf |
| 11 | 14-4080 | Contract with LandWorks for Landscape Maintenance for \$109,872 in Forum Estates PID (Council District 4)

<u>Attachments:</u> Exhibit A-Budget 5yr service plan-FY15-FR.pdf |
| 12 | 14-4102 | Amend the Life and Long Term Disability Insurance agreement effective January 1, 2015 through December 31, 2018 through Dearborn National to an estimated total four-year contract amount of \$2,090,000 and authorize the City Manager to renew this contract for additional one-year periods beyond the original contract period if such cost is appropriated in the annual budget and does not increase by more than 25% or \$50,000, over all renewal years combined.

<u>Attachments:</u> Amended Life and LTD Rates-Final 10-1-14.pdf |

- 13 [14-4111](#) Purchase Class A uniforms at an estimated cost of \$775 per uniform (depending on type and/or number of insignia's) from Red's the Uniform Tailor of Carrollton, TX at a total cost for FY 2014/2015 of \$37,200 for forty-eight (48) uniforms; and an estimated cost of \$31,000 in FY 2015/2016 for forty (40) uniforms for the remaining personnel not currently outfitted; and approximately thirty (30) uniforms at a cost of \$23,250 in FY 2016/2017 for new hires, through attrition and the hiring of new station 10, completing their introductory period.
Attachments: [14-4111 Fire FY15 Class A FIF](#)
- 14 [14-4113](#) Change Order No. 2 with Humphrey & Morton Construction Company, Inc. for Cedar Creek and Prairie Creek miscellaneous erosion project in the net total amount of -\$96,425.70
Attachments: [C14119 Breakdown](#)
[FIS 01208101](#)
[FIS 01305003](#)
- 15 [14-4117](#) Contract with Scientel Wireless, LLC, for a one year maintenance agreement of the wireless communication network through an HGAC cooperative purchasing agreement at a cost of \$79,612.00, \$3,185 for in-house staff time and a 5% contingency of \$ 3,980.60 for a total cost of \$ 86,777.60
Attachments: [14-4117 Expenditure Information.doc](#)
- 16 [14-4118](#) Amendment changing the funding source of the Interlocal Agreement with the North Central Texas Council of Governments (NCTCOG) for Signal Timing Optimization
Attachments: [FIS 01412903](#)
- 17 [14-4119](#) Contract Amendment No. 1 with Relief Services for Veterinary Practitioners (RSVP) in the amount of \$46,361 for expansion of the veterinary services provided to the Prairie Paws Adoption Center.
Attachments: [14050 CO1 Veterinary Srv - Relief Services for Veterinary Practitioners - chan](#)
[14-4119 Vet Services Expenditure Information Form.doc](#)
- 18 [14-4120](#) Agreement for copier leases from Ricoh through a national inter-local agreement with Department of Information Resources (DIR) and authorize the City Manager to execute change orders for additional copier leases as needed so long as sufficient funding is appropriated by the City Council to satisfy the City's obligation during the lease term

- 19** [14-4104](#) Purchase of equipment and software to upgrade the City's Outdoor Warning Siren System from Gifford Electric (\$570,110.00), a sole source vendor, Motorola (\$74,714.40) through a national inter-local agreement with H-GAC and Dell (\$2,014.00) through a national inter-local agreement with DIR, with a 2% project contingency (\$12,936.77) for a total project cost of \$669,185.16, and annual maintenance (\$6,720.00 year 1 and \$22,650.00 years 2-5) on the Outdoor Warning Siren system from Gifford Electric, a sole source vendor for one (1) year with the option to renew for four (4) additional one (1) year periods totaling \$97,320.00 if all extensions are exercised.

Attachments: [Siren_MAP.pdf](#)
 [Siren_FIS.doc](#)
 [Siren_QuotePacket.pdf](#)

- 20** [14-4048](#) Ordinance amending the 2013 and 2014 Calendar Year Section 8 Budgets

Attachments: [Exhibit 1.pdf](#)
 [Exhibit 2.pdf](#)

- 21** [14-4121](#) Ordinance amending the FY 2014/2015 Solid Waste Equipment Acquisition Fund and the purchase of two dump trucks with Knucklebooms for the Brush Crew in the amount of \$276,276

Attachments: [Expenditure Information Form](#)
 [FS Solid Waste Equipment Acquisition 2015.xls](#)

- 22** [14-4099](#) Ordinance amending the FY 2014/2015 Capital Improvement Projects Budget and the Capital Lending and Reserve Fund; approve a contract with HKS Architects, Dallas, Texas in the amount of \$6,652,474 for architectural consultant services, \$344,135 for reimbursable expenses, \$55,000 allowance for geotechnical services and a 3.5% contingency in the amount of \$233,051, for a total amount of \$7,284,660, for the EPIC Recreation and Indoor Water Park project and Central Park Improvements

Attachments: [FS Capital and Lending Reserve Fund 2015](#)
 [14-4099 The Epic FIS](#)
 [Esitimated Epic Budget](#)

- 23** [14-4116](#) Resolution authorizing the City Manager to execute a master inter-local purchasing agreement between the City of Grand Prairie and the Grand Prairie Independent School District (GPISD)

Attachments: [14-4116 GPISD Resolution form.doc](#)

- 24 [14-4108](#) Resolution for the City Manager to submit an application for FY 2014 Emergency Management Performance Grant (EMPG) and accept grant award from the Texas Department of Public Safety/Texas Division of Emergency Management. The grant award amount for FY2014 is \$53,936.42. The City of Grand Prairie is at the advanced level of preparedness and is considered an eligible jurisdiction for the Emergency Management Performance Grant for FY 2014.
- 25 [14-4103](#) Resolution to authorize City Manager Tom Hart to sign the Sub-Recipient Agreement and other related grant documents to accept the FY 2014 Urban Area Security Initiative Grant (UASI) from the Texas Department of Public Safety/Texas Division of Emergency Management in the amount of \$155,906.44 to purchase and/or enhance emergency response equipment. These funds are allocated to provide and/or enhance emergency response equipment for both Police and Fire.
- 26 [14-3910](#) Resolution to reappoint Associate Judge Chad Owen Bull as Associate Judge at the Grand Prairie Municipal Court for a term of two years.
- 27 [14-3903](#) Resolution to reappoint Presiding Judge Nancy Robb as Presiding Judge at the Grand Prairie Municipal Court for a term of two years
- 28 [14-4092](#) Resolution approving the current City of Grand Prairie Debt Management Policy without revision to become effective upon passage and approval
Attachments: [Debt mgt policies October 14, 2014.docx](#)
- 29 [14-4096](#) Resolution updating the City's Financial Management Policy
Attachments: [Financial Mgt Pol -10-14-14](#)
- 30 [14-4088](#) Resolution approving the City of Grand Prairie Investment Policy with proposed revisions to become effective upon passage and approval
Attachments: [Invest Policies September 30, 2014.docx](#)
- 31 [14-4058](#) Resolution Declaring Expectation to Reimburse Expenditures with Proceeds of Future Debt for improvements and additions to Central Park

Public Hearing Consent Agenda

- 32** [14-4091](#) S931201A - Site Plan Amendment - Gateway Church (City Council District 1). Consider a request for the approval of a Site Plan Amendment. The subject site is 21.55 acres, located at 2410 N. Carrier Pkwy., zoned Planned Development 116 (PD-116) District and Single Family-One (SF-1) Residential District, and is located within the S.H. 161 Corridor Overlay District. The applicant is Matt Moore, Claymoore Engineering and the owner is Brad Henderson, Gateway Church. (On October 6, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 7-0.)

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Property Notification.pdf](#)

[Operational Plan.pdf](#)

[Sign appeal request.pdf](#)

[Plans.pdf](#)

[PZ Draft Minutes 10-6-14.pdf](#)

- 33** [14-4093](#) S080802A - Site Plan Amendment - La Quinta - 380 Palace Pkwy (City Council District 1). Consider a request to approve a site plan amendment to change the elevations of an approved hotel. The 1.51-acre property, located at 380 Palace Pkwy., is zoned Planned Development 217 (PD-217) for mixed uses and is within the Belt Line Corridor Overlay District. The owner/applicant is Amish Patel, Aum Shanker LLC. (On October 6, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 7-0.)

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Property Notifications.pdf](#)

[Exhibits.pdf](#)

[PZ Draft Minutes 10-6-14.pdf](#)

Public Hearing on Zoning Applications

- 34** [14-4094](#) S141001 - Site Plan - International Leadership of Texas (City Council District 6). Consider a request to approve a site plan to construct and operate a charter school with dormitories (boarding school). The 23.80-acre property, located at 2851 Ragland Rd., is zoned Agriculture (A) District and is within the State Highway 360 (SH 360) Overlay District. The agent is Douglas Cooper, MMA and the owners are Robert Elrich and Lola Elrich. (On October 6, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 7-0.)

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Property Notification.pdf](#)

[Statement of Operations 100114 Final Draft.pdf](#)

[Exhibits.pdf](#)

[PZ Draft Minutes 10-6-14.pdf](#)

- 35** [14-4095](#) SU141001 - Specific Use Permit - Advance Auto (City Council District 5). Consider the request for approval of a Specific Use Permit for New Auto Parts Sales within a General Retail (GR) District. The site is located at 425 S. Belt Line Road. The agent is Samantha Igou, Arc Vision Inc. The applicant is Gregory Mulkey, Advance Auto Company Stores, Inc., and the owner is Victor Ballas. (On October 6, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 7-0.)

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Property Notifications .pdf](#)

[Revised Operational Plan.pdf](#)

[Exhibit A Site Plan.pdf](#)

[PZ Draft Minutes 10-6-14.pdf](#)

- 36** [14-4097](#) SU141003/S141002 - Specific Use Permit/Site Plan - Delgado Auto Sales (City Council District 5). Consider a request for the approval of a Specific Use Permit for Used Car Sales within a Commercial (C) District and a Site Plan for the development of a 0.5 acre lot within the Central Business District Overlay; District No. 4. The property is located at the northeast corner of NE. 29th St. and E. Main St. The agent is Wilkins, Design Alchemy LLC and the owner is Mario Delgado. (On October 6, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 6-0.)

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Property Notifications.pdf](#)

[Operational Plan.pdf](#)

[Site Plan.pdf](#)

[PZ Draft Minutes 10-6-14.pdf](#)

- 37 [14-4098](#) TA141001 - Text Amendment - Permissible Uses. Consider a request for the approval of a Text Amendment to modify Section 14, "Use Charts" of Article 4: Permissible Uses of the Unified Development Code to amend the zoning districts where the use, Auto Glass (Repair and Tint), is a permitted by right or by specific use permit. The owner/applicant is James Hinderaker, Planning Division, City of Grand Prairie. (On October 6, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 7-0.)

Attachments: [PZ Draft Minutes 10-6-14.pdf](#)

- 38 [14-4105](#) USP141001 - Unified Signage Plan - Asia Times Square (City Council District 4). Approval of a Unified Signage Plan allowing for a roof sign on the Asia Times Square Phase II building. The 13.71 acre property, located at 2625 W. Pioneer Road, is zoned Light Industrial (LI). The applicant/owner is Matthew Loh, LGSW Capital Investment.

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Notify.pdf](#)

[ats signage.jpg](#)

- 39 [14-4106](#) USP141002 - Unified Signage Plan - Cinemark - Westchester Parkway (City Council District 3). Approval of a Unified Sign Plan for a tower sign. This site is located at 220 W. Westchester Pkwy, zoned Planned Development 173 (PD-173) District, and within the I.H. 20 Corridor Overlay. The agent is Don Harton, Cinemark USA LLC, the applicant is Theresa English, T K Architects International, and the owner is Gregory Silvers, EPT 909, Inc.

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Notify.pdf](#)

[Sign Detail.pdf](#)

Items for Individual Consideration

- 40 [14-4133](#) Settlement Agreement in Winn Gjetley litigation

- 41 [14-4071](#) Board and Commission Appointments

Attachments: [Nomination Sheet 2014 - Master 5.xls](#)

Citizen Comments

Citizens may speak for up to five minutes on any item not on the agenda by completing and submitting a speaker card.

Adjournment

Certification

In accordance with Chapter 551, Subchapter C of the Government Code, V.T.C.A., the City Council agenda was prepared and posted October 10, 2014.

Catherine E. DiMaggio, City Secretary

The Grand Prairie City Hall is accessible to people with disabilities. If you need assistance in participating in this meeting due to a disability as defined under the ADA, please call 972-237-8018 or email Gloria Colvin (gcolvin@gptx.org) at least three (3) business days prior to the scheduled meeting to request an accommodation.