



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Minutes - Final

City Council

Tuesday, September 3, 2019

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 Greg Giessner
Deputy Mayor Pro Tem Jorja Clemson
Council Member Jeff Copeland
Council Member Mike Del Bosque
Council Member Cole Humphreys
Council Member John Lopez
Council Member Jim Swafford
Council Member Jeff Wooldridge

Staff Presentations

1 Volunteer Services Update - Presented by Marcela Perez, Volunteer Coordinator

Marcela Perez, Volunteer Coordinator, stated there have been 42,746 volunteer hours from January 2019 to July 2019. She said these hours are the equivalent savings of over \$1 million. Ms. Perez said she has been partnering with other entities outside of Grand Prairie to place their volunteers in city venues and events.

Presented

Agenda Review

Mayor Pro Tem Giessner stated that the Finance and Government Committee had reviewed several of the Consent Agenda items at their meeting today. He said the City Attorney had asked that Items 27, 28 and 29 be pulled from the Consent Agenda for individual consideration.

Executive Session

Deputy Mayor Pro Tem Clemson convened a closed session at 5:05 p.m. pursuant to Chapter 551, Subchapter D of the Government Code, V.T.C.A., Section 551.072 "Deliberation Regarding Real Property" Section 551.087 "Deliberations Regarding Economic Development Negotiations." Mayor Jensen adjourned the closed session at 5:25 p.m.

Recess Meeting

Mayor Jensen recessed the meeting at 5:25 p.m.

6:30 PM Council Chambers

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

The Invocation was given by Pastor Joel Maldonado, Gateway Church. The Pledge of Allegiance to the US Flag and to the Texas Flag were led by Mayor Pro Tem Giessner.

Presentations

2 Voter Registration Day Proclamation

A proclamation declaring September 24, 2019 as Voter Registration day was read by Council Member John Lopez and was presented to Cathy DiMaggio, City Secretary.

A proclamation for National Payroll Week was read by Council Member Humphreys and was presented to Amy Garst and Louis Rodriguez, City of Grand Prairie Payroll Department.

Presented

3 Presentation from Cole Bratton and Jaafar Alumary, 8th Grade Students at Grand Prairie ISD, who will be competing in the NFTE Road to Nationals in New York

Teri Wilson, Grand Prairie ISD, introduced Cole Bratton and Jaafar Alumary, who gave a presentation on a compostable product that would eliminate pizza boxes. They will compete in the NFTE nationals in New York.

Presented

Consent Agenda

Mayor Pro Tem Giessner moved, seconded by Deputy Mayor Pro Tem Clemson, to approve Consent Agenda items 4 through 26, remove items 27, 28 and 29 and approve items 30 and 31. The motion carried unanimously.

4 Minutes of the August 20, 2019 Meeting

Approved on the Consent Agenda

5 Ratification of an emergency purchase to North Texas Contracting, Inc. for the repair of a water main break on the west side of Beltline Road between Lone Star Parkway and Palace Parkway in the amount of \$338,741, plus a 5% contingency

of \$16,937, for a total of \$355,678

Approved on the Consent Agenda

- 6 Price agreement for fire hydrant and valve parts from Fortiline Inc. at an estimated annual cost of \$150,770 for one year with the option to renew for four (4) additional one-year periods totaling \$603,080 if all extensions are exercised 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

- 7 Price agreement for golf carts from Luber Brothers (up to \$50,000 annually) for one year with the option to renew for four additional one-year periods totaling \$250,000 if all extensions are exercised; 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

- 8 Price agreement for precast concrete walls from Future Outdoors LLC (up to \$500,000 annually) for one year with the option to renew for four one-year periods totaling \$2,500,000 if all extensions are exercised; 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

- 9 Price Agreement for landscaping maintenance from LandWorks (up to \$42,866 annually) for one year with the option to renew for four additional one year periods totaling \$214,330 if all extensions are exercised; award a secondary to Hancock Glen, Inc. (up to \$75,768 annually) to be used only if the primary is unable to fulfill the needs of the department; and authorize the City Manager to executed 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

- 10 Change Order No. 3 for PlayGrand Adventures Phase 1 with Hill & Wilkinson Inc., in the amount of \$25,541.95 for multiple items including masonry, concrete foundations, electrical & lighting, drainage, site work, and various credits for deletion of work

Approved on the Consent Agenda

- 11** Change Order/Amendment No. 3 with The Home Depot in the amount of \$22,030 for structural roof reinforcement, new brick at removed planter area, unforeseen floor preparation required, window replacement, under-slab iron piping removal/replacement, window blocking/metal trim and built-in buffet counter millwork for the Grand Prairie Historical Building

Approved on the Consent Agenda

- 12** Agreement with Dallas Area Agency on Aging for \$246,467 as a reimbursable meal (\$189,855) and Transportation program (\$56,612)

Approved on the Consent Agenda

- 13** Contract for the purchase of furniture, fixtures and equipment (FF&E) for the new Grand Prairie City Hall Complex in the amount of \$284,683.44 from Interior Resources Group (a Kimball International authorized dealer), through a national interlocal agreement with OMNIA Partners Cooperative; and a second contract for the purchase of furniture, fixtures and equipment (FF&E) for the new Grand Prairie City Hall Complex in the amount of \$595,102.95 from Wilson Office Interiors, through national interlocal agreements with OMNIA Partners, NCPA, BuyBoard, and TIPS-USA; additionally \$5,000 will be spent at Living Spaces for leather lounge furniture bringing the total expenditure to \$884,786.39.

Approved on the Consent Agenda

- 14** License Agreement with and between the Dallas Area Rapid Transit ("DART") and the Cities of Grand Prairie and Irving solely for the construction, installation, operation and maintenance of a new forty-eight inch (48") Jamison shared municipal water supply line, crossing the Orange Line tracks located under the DART owned facilities

Approved on the Consent Agenda

- 15** License for construction of a private force main in city right-of-way at West Oakdale Road and Hardrock Road with West Oakdale Industrial LLC, for a twenty-year term

Approved on the Consent Agenda

- 16** Construction contract with North Texas Contracting, Inc. for installation and repair of Bell Meter Vault in the amount of \$116,500, plus a 5% contingency amount of \$5,825 for a total project cost of \$122,325

Approved on the Consent Agenda

- 17** 2020 City Council Meeting Schedule

Approved on the Consent Agenda

- 18** Construction Manager at Risk (CMAR) Contract with Hill & Wilkinson General Contractors (H&W) for pre-construction services for EpicCentral (City Phase) in the amount of thirty thousand dollars (\$30,000) and approve a Construction Services Fee of 1.95% to be applied to the actual approved construction costs for the new construction work at a later time

Approved on the Consent Agenda

- 19** Resolution authorizing the City Manager to apply and accept (if awarded) for the SAFER Grant (Staffing for Adequate Fire and Emergency Response) from The Federal Emergency Management Agency in the amount of \$1,622,628

Adopted

Enactment No: RES 5043-2019

- 20** Resolution for Texas Lottery Commission approving continued receipt of bingo prize fee

Adopted

Enactment No: RES 5044-2019

- 21** Resolution authorizing the use, by the power of eminent domain for public use, acquisition of right-of-way parcels located on Ragland Road, east to Mirabella Blvd. needed for the widening of Ragland Road

Adopted

Enactment No: RES 5045-2019

- 22** Resolution amending Resolution 4939-2018, ratifying a solid waste grant amendment from the North Central Texas Council of Governments to allow an increase in funding from \$49,025 to \$50,175.01 for recycling bins to be furnished to Grand Prairie ISD

Adopted

Enactment No: RES 5046-2019

- 23** Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget for Pavement Utility Cut Repairs

Adopted

Enactment No: ORD 10690-2019

- 24** Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Change order #1 with Brinkley Sargent Wiginton Architects in the amount of \$25,000 for Summit aquatic chemicals enclosure

Adopted

Enactment No: ORD 10691-2019

25

Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Contract with The Home Depot in the amount of \$182,752.84 for requested operational improvements and renovations to The Epic, a five-percent (5%) owner contingency in the amount of \$9,138; and a \$7,000 allowance for construction testing for a total funding request of \$198,890.84

Adopted

Enactment No: ORD 10692-2019

26

Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget by appropriating \$20,005 from the sale of a 2011 Harbor Guard Fire and Rescue Boat for the purchase of fire and rescue boat equipment from various vendors totaling \$20,005

Adopted

Enactment No: ORD 10693-2019

NOTE: Items 27, 28 and 29 were approved in the following order per instructions from City Attorney Megan Mahan: Item 28, 29, and 27

27

Ordinance approving a Boundary Adjustment Agreement between the cities of Dallas and Grand Prairie adjusting their common boundary line and releasing certain tracts of land to the City of Grand Prairie (Mountain Creek Park, Area C), and authorizing the City Manager to execute the agreement

Council Member Del Bosque moved, seconded by Council Member Humphreys, to approve Item 27 on the Consent Agenda (Mountain Creek Boundary Adjustment, Area C). The motion carried unanimously.

Ayes: 9 - Mayor Ron Jensen; Mayor Pro Tem Greg Giessner; Deputy Mayor Pro Tem Jorja Clemson; Council Member Jeff Copeland; Council Member Mike Del Bosque; Council Member Cole Humphreys; Council Member John Lopez; Council Member Jim Swafford and Council Member Jeff Wooldridge

Enactment No: ORD 10694-2019

28

Ordinance approving a Boundary Adjustment Agreement between the cities of Dallas and Grand Prairie adjusting their common boundary line and releasing certain tracts of land to the City of Grand Prairie (Mountain Creek Park, Area A), and authorizing the City Manager to execute the agreement.

Council Member Del Bosque moved, seconded by Council Member Humphreys, to approve Item 28 on the Consent Agenda (Mountain Creek Boundary Adjustment, Area A). The motion carried unanimously.

Ayes: 9 - Mayor Ron Jensen; Mayor Pro Tem Greg Giessner; Deputy Mayor Pro Tem Jorja Clemson; Council Member Jeff Copeland; Council Member Mike Del Bosque; Council Member Cole Humphreys; Council Member John Lopez; Council Member Jim Swafford and Council Member Jeff Wooldridge

Enactment No: ORD 10695-2019

29

Ordinance approving a Boundary Adjustment Agreement between the cities of Dallas and Grand Prairie adjusting their common boundary line and releasing certain tracts of land to the City of Grand Prairie (Mountain Creek Park, Area B), and authorizing the City Manager to execute the agreement

Council Member Del Bosque moved, seconded by Council Member Humphreys, to approve Item 29 on the Consent Agenda (Mountain Creek Boundary Adjustment, Area B). The motion carried unanimously.

Ayes: 9 - Mayor Ron Jensen; Mayor Pro Tem Greg Giessner; Deputy Mayor Pro Tem Jorja Clemson; Council Member Jeff Copeland; Council Member Mike Del Bosque; Council Member Cole Humphreys; Council Member John Lopez; Council Member Jim Swafford and Council Member Jeff Wooldridge

Enactment No: ORD 10696-2019

30

Second Reading and adoption of an ordinance modifying the solid waste collection franchise agreement with Republic Waste Services of Texas Ltd., dba Republic Services of Arlington to include a \$0.39 rate increase to residential service, per household, per month, a 3.8% increase to commercial service and a 3.8% increase to roll-off customers.

Approved on First Reading

31

Second reading and adoption of an ordinance of the City of Grand Prairie, Texas, amending the Utilities and Services Chapter of the Code of Ordinance of the City of Grand Prairie, Texas by amendment of Article IV relating to the regulation of garbage collection and disposal within the city, making this amendment cumulative, repealing all ordinances in conflict herewith; and to become effective, after publication, on October 1, 2019

Approved on First Reading

Items for Individual Consideration

32

Second Public Hearing and adoption of the FY 2019/2020 Operating Budgets

Mayor Jensen opened a public hearing on the FY2019/2020 Operating Budgets and asked if there was anyone present who wished to speak. There were no speakers. Mayor Jensen closed the public hearing.

33

Second Public Hearing and adoption of the FY 2019/2020 Capital Improvement Projects Budgets

Patsy Ray, 2217 El Paso, hopefully her street in Dalworth will be included in the CIP budget. There were no other speakers.

Mayor Jensen opened a public hearing on the FY2019/2020 Capital Improvement Projects Budgets and asked if there was anyone present who wished to speak. After hearing the speaker, Mayor Jensen closed the public hearing.

34

Second public hearing seeking citizen comments on proposed tax rate of \$0.669998 per \$100 assessed valuation in accordance with the Texas Property Tax Code

Mr. Harold Willis, 538 Lindly, addressed Council regarding what he termed "interference from Republicans in Austin." He said Commissioner Glen Whitley has spoken out against this. Mr. Willis spoke about the lack of casinos and not legalizing marijuana in Texas. He said Austin should stay out of city business.

Mayor Jensen opened a public hearing on the proposed tax rate and asked if anyone wished to speak. After hearing the speaker, Mayor Jensen closed by public hearing.

35

Board and Commission Appointments

There were no board or commission appointments.

Citizen Comments

Harold Willis, 538 Lindly, said he was very appreciative of the city's EMS program and went over past problems before the city took over the ambulance service.

Altermese Kendrick, 7360 Forest Hill, 76140 Kendrick, in Army at Fort Hood, said she would like to start a program for caregivers in Grand Prairie at US287 but needed to get property rezoned from residential to commercial.

Allen Tillman, 5428 Goliad Trail, stated he was a disabled veteran, and spoke about the entrance fee to city parks. He said State law allows disabled veterans to use State parks. Mr. Tillman asked Council to allow less expensive fees to access city parks.

Adjournment

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

The foregoing minutes were approved at the September 17, 2019 meeting.

Catherine E. DiMaggio, City Secretary