



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Meeting Agenda City Council

Tuesday, July 15, 2014

4:30 PM

City Hall - Briefing Room
317 College Street

Call to Order

Staff Presentations

- 1 [14-3833](#) Video Boards at City Entryways - Presented by Savannah Ware, Planning Department
- 2 [14-3835](#) 2015 Legislative Priorities - Presented by Don Postell, City Attorney
- 3 [14-3853](#) Police Physical Fitness Program - Presented by Chief Steve Dye
- 4 [14-3854](#) Walnut Creek Cleanup Project - Presented by Tammy Chan, Special Projects Coordinator

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: Jordan Tew, Pastor, Eighth St. Baptist Church

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

Presentations

- 5 [14-3788](#) Employee of the Month - Nathan Lawless, Police Department - Presented by Chief Steve Dye
- 6 [14-3798](#) North Central Texas Council of Governments - Regional Cooperation Award (Electronic Warrant Payments Shared Services Program with the Cities of Arlington, Carrollton, Euless, Plano and Grand Prairie)
- 7 [14-3834](#) Investment Policy Certification and Silver Leadership Circle Award for Financial Transparency - Presented by Diana Ortiz, Finance Director

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.

- 8 [14-3875](#) Minutes of the June 17, 2014 Meeting
Attachments: [Council Minutes 06-17-2014](#)
- 9 [13-3235](#) Engineering services contract with Halff Associates, Inc. for a maximum contract amount of \$160,000 to provide engineering drainage plan review services, to ensure compliance with current city, state and federal drainage and water quality requirements
Attachments: [Original Ordinance 7677](#)
- 10 [14-3808](#) Contract with DCC, Inc. through TASB BuyBoard, for swimming pool shell repairs at Kirby Creek Natatorium in the amount of \$75,338.40, and a 5 % contingency in the amount of \$3,767, for a total of \$79,105.40
Attachments: [14-3808 - DCC - Liner-Replaster Natatorium - Fiscal Impact Sheet](#)
- 11 [14-3810](#) Service contract with Dake Construction Company for Avenue H Flow Vault, Installation of Water Valve with Actuator, in the amount of \$222,000, and authorize a staff controlled 5% contingency fund of \$11,100, for a total amount of \$233,100
Attachments: [14-3810 FIS Ave H Flow Vault](#)
[14-3810 Ave H Flow Vault](#)
- 12 [14-3812](#) Contract with Moses, Palmer, and Howell L.L.P to represent the city in claims with Chesapeake Exploration, L.L.C
Attachments: [14-3812 GF.doc](#)
[14-3812 Airport.doc](#)

- 13** [14-3839](#) Purchase six (6) outdoor video boards from Lantek Communications, inclusive of installation, for use at three sign structures located throughout the City in the amount of \$295,644.78, plus a 3% contingency in the amount of \$8,869.34 for a total request of \$304,514.12, with procurement of these boards executed through a national interlocal agreement with The Cooperative Purchasing Network (TCPN)
Attachments: [FIS 01303003](#)
[FIS 01202403](#)
- 14** [14-3840](#) Change Order #1 in the amount of \$109,000, with Symone Construction for the construction of a lodging unit at Loyd Park.
Attachments: [14-3840 - Symone Construction Expenditure Information Form](#)
- 15** [14-3836](#) Resolution Adopting an updated Drought Contingency Plan
Attachments: [Drought Contingency Plan Passed6_17_14.doc](#)
- 16** [14-3830](#) Resolution of support for a Municipal Setting Designation (MSD) at 912 - 934 N. Collins Street, Arlington, Texas
Attachments: [City of Arlington Ordinance.docx](#)
[MSD Boundary.docx](#)
[Request for Resolution of Support.docx](#)
- 17** [14-3805](#) Resolution authorizing the City Manager to enter into an agreement with Union Pacific Railroad Company for installation of automatic crossing warning lights and gates on 113th Street at Union Pacific rail crossing in the amount of \$213,882, and \$1,939 for in house inspection, for a total project cost of \$215,821
Attachments: [14-3810 FIS Ave H Flow Vault](#)
- 18** [14-3803](#) Resolution Establishing Legislative Priorities for 2015
- 19** [14-3796](#) Resolution authorizing the City Manager to enter into a License Agreement with North Texas Tollway Authority, (NTTA) for installation of three changeable message signs ("CMS") within NTTA right-of way along SH 161 frontage roads from IH 20 to Rock Island
- 20** [14-3795](#) Resolution adopting amendments to the Bylaws of Reinvestment Zone Number Three, Peninsula Tax Increment Financing (TIF) District
Attachments: [TIF 3 Bylaws-Revised.pdf](#)
- 21** [14-3838](#) Ordinance amending the FY 2013/2014 Capital Improvement Projects Budget in the amount of \$40,000 in order to install a privacy concrete fence at the Dalworth Rec Center
Attachments: [14-3838 Dalworth Fence Improvement Appropriation Fiscal Impact Sheet](#)

- 22 [14-3809](#) Ordinance providing for special pays for police officers and physical fitness incentive hours; other seniority pay for City of Grand Prairie tenure, longevity pay, field training officer pay, certification pay, educational pay, shift differential pay and lateral entry pay and providing an effective date
Attachments: [GPPD Physical Fitness Test - 07-15-2014.pdf](#)
- 23 [14-3700](#) Ordinance authorizing the abandonment of an unneeded utility easement at 3300 East Abram Street to Sargent Investments, LLC
Attachments: [PROPERTY DESCRIPTION](#)
- 24 [14-3850](#) Ordinance amending the FY 2013/2014 Capital Improvement Projects Budget in the amount of \$37,680, and an amendment to the KSA contract to add parking lot and lighting design to the current contract to design electrical improvements in the terminal area
Attachments: [14-3850 - Fiscal Impact Form - Airport Electrical Design](#)
[14-3850 - KSA Amendment 1](#)
- 25 [14-3672](#) Ordinance to supersede and replace Ordinance 7951 in its entirety for geotechnical and material testing services fee for City and private development work
- 26 [14-3763](#) Engineering services contract with Alliance Geotechnical, Team Consultant and Reed Engineering to provide engineering geotechnical and material testing services for a maximum contract amount of \$150,000 for each firm
- 27 [14-3847](#) Revisions to the Council Travel Policy
Attachments: [Council Travel Policy - ADM](#)
- 28 [14-3848](#) Revisions to Council Town Hall Policy
Attachments: [COUNCIL townhall policy-adm](#)

Public Hearing Consent Agenda

- 29** [14-3739](#) S140602 - Site Plan - Wildlife Commerce Park Building II (City Council District 1). Approve a site plan to construct a 344,400-square-foot speculative warehouse building. The 17.22-acre property, generally located at the southwest corner of the Wildlife Parkway/Belt Line Road intersection, is zoned Planned Development 217C (PD-217C) for Commercial, Retail, and Light Industrial. The applicant is Lorelei Mewhirter, O'Brien & Associates. (On June 2, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 7-0.)

Attachments: [PON.pdf](#)
[Property Notifications.pdf](#)
[Location Map.pdf](#)
[P & Z Exhibits.pdf](#)
[PZ DRAFT MINUTES 6-2-14.pdf](#)
[Email - Wildlife Commerce Park TIA.pdf](#)

- 30** [14-3815](#) SU140702 - Specific Use Permit - 521 W Marshall Drive (City Council District 2). Consider a request for a Specific Use Permit for Automotive Uses; Tire Sales (New and Used), Car Wash and Detailing, Quick Lube & Tune Services (Oil Change), and Minor Auto Repair. The subject property is located at 521 W. Marshall Dr. and zoned General Retail District (GR). The owner/applicant is Pastor Gomez. (On July 7, 2014, the Planning and Zoning Commission tabled this case by a vote of 6 to 0 until the applicant reactivates the case.)

Public Hearing on Zoning Applications

- 31** [14-3825](#) S140701 - Site Plan - DFW Oral and Facial Surgical Arts (City Council District 2). Approval of a Site Plan for a development within Planned Development 177 (PD-177), approximately 0.98 acres. The subject property is located at 3261 S Carrier Pkwy. The agent is Arlyn Samuelson, Pogue Engineering and the owner is Thad Taylor IV, and James Swafford, Beatty Commons, LP. (On July 7, 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](#)
[Site Plan Exhibit.pdf](#)
[PZ DRAFT MINUTES JULY 7, 2014.pdf](#)

- 32** [14-3826](#) SU140701 - Specific Use Permit - Acker Transportation Services (City Council District 1). Approval of a Specific Use Permit for Truck Equipment Sales and Service with Outside Storage on 4.207 acres. The subject property, addressed as 400 E. Shady Grove, is zoned Light Industrial (LI) District and located west of N. Belt Line Road on the south side of E. Shady Grove. The applicant is Stephen Acker, Acker Transportation Services and the owner is A. R. Taylor. (On July 7, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 5-1.)

Attachments: [Exhibit A - Location Map.pdf](#)
[Exhibit B - Legal Description.pdf](#)
[Exhibit C - Site Plan.pdf](#)
[Exhibit D - Landscape Plan.pdf](#)
[Exhibit E - Operational Plan.pdf](#)
[PON.pdf](#)
[Property Notifications.pdf](#)
[PZ DRAFT MINUTES JULY 7, 2014.pdf](#)

- 33** [14-3827](#) Z140401/CP140401 - Zoning Change/Concept Plan - Lakeside Lodge (City Council District 6). Rezone property from Agriculture (A) district to Planned Development District for multi-family uses. The 17.64-acre property is generally located south of S.H. 360 and west of Mirabella Blvd. (S.L. Ferrell Survey, Abstract 516 Tracts 2C02, 2A05, and 2A04A), is zoned Agricultural (A) District and is within the S.H. 360 Overlay District. The applicant is Brian Rumsy, Cross Architects and the owner is Johnny Campbell, Sunbelt Land Development LTD. (On July 7, 2014, the Planning and Zoning Commission recommended approval of this request by a vote of 6-1.)

Attachments: [Location Map.pdf](#)
[PON.pdf](#)
[Property Notifications.pdf](#)
[Statement of Operation.pdf](#)
[Lakeside Lodge Appeals Request.pdf](#)
[Exhibit A Legal DX.pdf](#)
[Exhibit B Concept Plan.pdf](#)
[Exhibit C Conceptual Elevations.pdf](#)
[PZ DRAFT MINUTES JULY 7, 2014.pdf](#)

- 34** [14-3828](#) AV140701 - Alcohol Variance - GiftTree (City Council District 1). Consider of a request for a variance to the proximity requirement for the selling of alcoholic beverages (more specifically wine) for off premise consumption within 300 feet of a church, measured along the property lines of the street fronts and from front door to front door, and in direct line across intersections. The property, addressed as 1525 Greenview Drive, is generally located south of Avenue K and west of Greenview. The applicant is Craig Bowen, Gift Services, Inc./GiftTree.com.

Attachments: [Location Map.pdf](#)

[PON.pdf](#)

[Property Notifications.pdf](#)

[Distance Separation Map.pdf](#)

[Variance Request Letter.pdf](#)

Items for Individual Consideration

- 35** [14-3831](#) Annual appointments to city boards and commissions
- Attachments:** [Nomination Sheet 2014 - Master](#)
- 36** [14-3846](#) Public Hearing and Resolution accepting the 2014 revision of the city's Water Conservation Plan

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 July 11, 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.