



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Meeting Agenda

City Council

Tuesday, August 6, 2019

4:30 PM

City Hall - Briefing Room
317 College Street

Call to Order

Staff Presentations

- 1 [19-9162](#) FY20 Budget Presentation - Presented by Director of Budget/Purchasing Kathleen Mercer
- 2 [19-9074](#) GPFD EMS Gold Plus Award - Presented by Fire Chief Robert Fite
- 3 [19-9110](#) Ruthe Jackson Center Update - Presented by Cheryl DeLeon, Parks, Arts and Recreation Director
- 4 [19-9137](#) CrowdRiff - New Tourism Software - Presented by Sara Dedeluk and Meagan Beckwith
- 5 [19-9142](#) Labor/Trade Job Fair Update - Presented by Lisa Norris, Human Resources Director

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"*
- (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: Pastor Jordan Tew, Eighth Street Baptist Church**Pledge of Allegiance to the US Flag and to the Texas Flag led by Council Member Lopez****Presentations**

- 6 [19-9218](#) Proclamation for Kristy Wells-Smith, Miss Plus World 2019
- 7 [19-9221](#) Recognition of Jasmine Moore, Gatorade Texas Girls Track & Field Player of the Year Award

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 [19-9220](#) Minutes of the July 16, 2019 Council Meeting

 Attachments: [07-16-2019 Council Minutes](#)
- 9 [19-9217](#) Price agreement for emergency vehicle equipment from Dana Safety through Tarrant County, at an annual estimated cost of \$300,000 for one year with the option to renew for two additional one year periods, totalling \$900,000 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
- 10 [19-9177](#) Price Agreement for pet food and supplies with C. Specialties, Henry Did It, and Henry & White up to \$4,513.20, \$31,470.00, and \$22,471, respectively, with the option to renew for four additional one year periods totaling \$292,271 amount 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

 Attachments: [19133 - CC EXHIBIT A.docx](#)
- 11 [19-9153](#) Price agreement for miscellaneous laboratory services from Armstrong Forensic Labs (up to \$250,000 annually) for one year with the option to renew for four additional one year periods totaling \$1,250,000 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

 Attachments: [19126 - CC Exhibit.docx](#)

- 12 [19-9160](#) Price agreement for clerical temporary staffing from Apple One Employment Services through a regional interlocal agreement with NCTCOG's North Texas Share Cooperative (not to exceed \$160,000 annually) for five months with the option to renew for two additional one-year periods totaling \$385,000 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
- 13 [19-9141](#) Price agreement for irrigation repair services from Greycon, Inc., (\$20,000 annually) for one year with the option to renew for four additional one-year periods totaling \$100,000 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
Attachments: [CC 19-9141 RFB #19115 - Exhibit A .docx](#)
[CC 19-9141 Expenditure Information Form WDST .doc](#)
[CC 19-9141 Expenditure Information Form WWTR.doc](#)
- 14 [19-9154](#) Price agreement for EMS medical control services, for \$66,000 annually for two years with the option to renew for three additional one-year periods totaling \$330,000 if all renewal options are exercised; and authorize the City Manager to execute any additional renewal options with aggregate price fluctuations up to \$50,000 so long as sufficient funding is appropriated by the City Council to satisfy the City's obligation during the renewal term(s)
Attachments: [19118 - CC Budget Exhibit.docx](#)
[19118 - CC Exhibit.docx](#)
- 15 [19-9166](#) Renew the price agreement for pavement resurfacing services Amendment No. 3 with Reynolds Asphalt and Construction Company, in the amount of \$4,013,715
Attachments: [RAC PRICE INC RFB 16112.pdf](#)
- 16 [19-9210](#) Appointment of Grand Prairie Police Emergency Communications Manager Aubry Insko to the Tarrant County 9-1-1 Board of Managers
- 17 [19-9145](#) Interlocal Agreement with Trinity Railway Express (TRE) for FY 2019 and payment of Grand Prairie's portion of the operating cost in the amount of \$54,217
Attachments: [TRE Agreement Grand Prairie DRAFT.pdf](#)
[Expenditure Information Form.doc](#)

- 18 [19-9152](#) Professional services contract with Dunaway Associates, L.P. in the amount of \$101,700 and approve a 5% contingency of \$5,085 total cost of \$106,785 for professional landscape architectural and engineering services including engineering, planning, and construction contract administration for improvements to the Splash Factory Aquatics facility
Attachments: [19-9152 - Splash Factory - RFQ Evaluation.pdf](#)
[19-9152 - Splash Factory Capital Projects Budget Summary](#)
- 19 [19-9156](#) Two separate commercial hangar leases with Aviator Air Flight School, LLC.: Hangar 5 South A and Hangar 5 South B, each lease for a term of 5 years with tenant's option to renew for one additional 5-year term; the lease of Hangar 5 South A beginning July 1, 2019 and ending June 30, 2024, and the lease of Hangar 5 South B beginning August 1, 2019 and ending July 31, 2024, with a combined annual rent of \$5,352
- 20 [19-9157](#) Installation and upgrade of Assetworks FuelFocus (fuel assets management software) in the amount of \$85,722.88, through a national interlocal agreement with Sourcewell, contract #022217-AWI
Attachments: [Expenditure Information.docx](#)
- 21 [19-9159](#) Interlocal purchasing agreement with the City of Jacksonville, Texas, for the sale of Harbor Guard Fire and Rescue Boat in the amount of \$48,000

Attachments: [Grand Prairie-Jacksonville INTERLOCAL PURCHASE AGREEMENT FINAL.DO](#)
- 22 [19-9161](#) Purchase of the replacement and installation of the air and oil lubrication system from Reeder Distributors Inc. through a national interlocal agreement with BuyBoard in the amount of \$92,573
Attachments: [Expenditure Information.docx](#)
- 23 [19-9163](#) Venue Lease Agreement between Anschutz Texas, L.P. and Mobilitie Management, LLC for enhancements to the wireless communication system at The Theatre at Grand Prairie
- 24 [19-9197](#) Change Order/Amendment No. 2 with Modern Contractors for Fleet Services Center Additions and Renovations (Phase Two) in the amount of \$171,170.06 for electrical adjustments, plumbing additions/revisions/deductions, security lighting, wall/design layout changes, additional millwork, signage removal, service bay cranes, truck wash platform adjustments, added fire alarm provisions and material durability upgrades
Attachments: [19-9197 Fleet Srv Ctr II.xlsx](#)

- 25 [19-9209](#) Contract with The Home Depot in the amount of \$125,200 for additional egress provisions as required to transition the Epic Warehouse space into a large group assembly space through their national interlocal agreement with U.S. Communities and with a five-percent (5%) owner contingency in the amount of \$6,260 and a \$4,000 allowance for construction testing, for a total funding request of \$135,460
Attachments: [615.120 Epic Stairs.xlsx](#)
- 26 [19-9171](#) Award of RFP#19063 to Nationwide for Employee's Pet Insurance effective October 1, 2019 for which all premiums for the service will be paid by the Employee electing this benefit
Attachments: [19063 - Pet Insurance Group Scorecard.pdf](#)
[19063 - CC Exhibit.pdf](#)
- 27 [19-9213](#) Agreement with Discovery Benefits, LLC for Health Savings Account Administration. effective January 1, 2020 with an estimated \$4,950.00 annually in City paid fees; approximately \$24,750 over five years; this agreement will be for an initial term of one year with annual renewal options, with guaranteed renewal rates through January 2025; authorize the City Manager to execute up to four annual renewal options with aggregate price fluctuations of the lesser of up to \$50,000 or 25% of the original contract value so long as sufficient funding is appropriated by the City Council to satisfy the City's obligation during the renewal terms (additional renewal options beyond the four specified may be authorized but will require future City Council approval)
Attachments: [19-9213 - Expenditure Information Form.doc](#)
[19053 - CC Exhibit.pdf](#)
- 28 [19-9172](#) Contract for healthcare consultation and concierge services at a rate of \$4.50 per plan participant per month with Life Account LLC dba Alight Solutions effective August 1, 2019 through December 31, 2020 at an estimated amount of \$107,100, through a Master Interlocal Agreement with the City of Frisco 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
- 29 [19-9216](#) Authorize City Manager to Execute Ten-Year Tenant Lease with Option to Renew for two Five-Year Terms with National BBQ Management (or related assignee), for the Operation of a Restaurant at EpicCentral for 8% of Gross Sales and 50% of Net Operating Income
- 30 [19-9164](#) Place a proposal on the September 17, 2019 agenda to adopt a 2019 proposed tax rate of \$0.669998/\$100 valuation, and, call two public hearings on a tax rate that exceeds the effective tax rate for August 20, 2019 and September 3, 2019
- 31 [19-9205](#) Resolution declaring expectation to reimburse expenditures with proceeds from the issuance of future debt for municipal parks facilities and improvements

- 32** [19-9204](#) Resolution granting 380 Incentive Agreement with Checo Purchase Company, LLC, or affiliated entity, for a partial rebate on sales tax revenue for construction, a credit for related permit and impact fees, a state sales and use and state hotel occupancy tax rebate for 10 years during operation, and a grant of funds pursuant to the Development Agreement and Lease Terms
- 33** [19-9165](#) Resolution to rename the Charley Taylor Baseball Fields to the Danny Boykin Baseball Fields
- 34** [19-9140](#) Resolution ratifying the application for the FY2019 Urban Area Security Initiative (UASI) Grant of approximately \$164,000; and if awarded, authorize the City Manager to accept the grant by signing the Sub-Recipient Agreement and other grant related documents from the Office of the Governor-Homeland Security Grants Division.
- 35** [19-9155](#) Ordinance amending the FY 2018/2019 Capital Improvements Projects Budget; purchase and installation of a leachate tank from SCS Field Services of Reston, Virginia in the amount of \$177,500, plus a 5% contingency in the amount of \$8,875; \$11,700 for engineering and bid documents with Weaver Consultants Group; and \$3,800 for a permit modification, for a total project cost of \$201,875
Attachments: [19120 - CC EXHIBIT \(2\).docx](#)
[19-9155 Leachate Capacity](#)
- 36** [19-9158](#) Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Professional Services contract with Dunaway Associates, L.P. in the amount of \$76,915 and approve a 5% contingency of \$3,846, total cost of \$80,761 for Landscape Architectural services for the Loyd Park Master Plan
Attachments: [19-9158 - Loyd Park Master Plan - RFQ Evaluation.pdf](#)
[19-9158 - Loyd Park Master Plan Capital Projects Budget Summary .xlsx](#)
- 37** [19-9148](#) Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Construction Change Order/Amendment No. 1 Gra-Tex Utilities, Inc. in the amount of \$62,842.50 for Fire Station #3 Waterline Relocation
Attachments: [618.113 FS3 WL.xlsx](#)
- 38** [19-9136](#) Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Award a contract for the installation of above-ground fuel tanks at the Pump Station to Petroleum Solutions, Inc. of Grand Prairie in the amount of \$498,745.45
Attachments: [19025 - CC Exhibit.pdf](#)
[19-9136 Pump Station Removal](#)

- 39** [19-9173](#) Ordinance authorizing the issuance of “CITY OF GRAND PRAIRIE, TEXAS, GENERAL OBLIGATION REFUNDING BONDS, SERIES 2019,” specifying the terms and features of said bonds; levying a continuing direct annual ad valorem tax for the payment of said bonds; and resolving other matters incident and related to the issuance, sale, payment and delivery of said bonds, including the approval and execution of a Paying Agent/Registrar Agreement, Purchase Agreement and an Escrow Agreement, and the approval and distribution of an Official Statement pertaining thereto; and providing an effective date
Attachments: [GP GO Ref Ordinance](#)
- 40** [19-9174](#) Ordinance authorizing the issuance of “CITY OF GRAND PRAIRIE, TEXAS, COMBINATION TAX AND REVENUE CERTIFICATES OF OBLIGATION, SERIES 2019A providing for the payment of said certificates of obligation by the levy of an ad valorem tax upon all taxable property within the City and a limited pledge of the net revenues of the City’s combined water and wastewater system; providing the terms and conditions of such certificates of obligation and resolving other matters incident and relating to the issuance, payment, security, sale, and delivery of said certificates of obligation, including the approval and execution of a Paying Agent/Registrar Agreement and a Purchase Agreement and the approval and distribution of a Preliminary Official Statement and an Official Statement pertaining thereto; and providing an effective date
Attachments: [GP CO 2019A Ordinance](#)
- 41** [19-9175](#) Ordinance authorizing the issuance of CITY OF GRAND PRAIRIE, TEXAS, COMBINATION TAX AND REVENUE CERTIFICATES OF OBLIGATION, TAXABLE SERIES 2019B providing for the payment of said certificates of obligation by the levy of an ad valorem tax upon all taxable property within the City and a limited pledge of the net revenues of the City’s combined water and wastewater system; providing the terms and conditions of such certificates of obligation and resolving other matters incident and relating to the issuance, payment, security, sale, and delivery of said certificates of obligation, including the approval and execution of a Paying Agent/Registrar Agreement and a Purchase Agreement and the approval and distribution of a Preliminary Official Statement and an Official Statement pertaining thereto; and providing an effective date
Attachments: [GP Taxable CO Ordinance 2019B](#)

- 42 [19-9176](#) Ordinance authorizing the issuance of “CITY OF GRAND PRAIRIE, TEXAS, COMBINATION TAX AND REVENUE NOTES, TAXABLE SERIES 2019”; specifying the terms and features of said notes; levying a continuing direct annual ad valorem tax for the payment of said notes; and resolving other matters incident and related to the issuance, sale, payment and delivery of said notes, including the approval and execution of a Paying Agent/Registrar Agreement and a Purchase Contract and the approval and distribution of an Official Statement; and providing an effective date
Attachments: [GP Tax Notes Ordinance](#)
- 43 [19-9127](#) Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Professional Engineering and surveying Contract with Freese and Nichols, Inc. for the engineering design of the Sanitary Sewer and electrical Improvements for Loyd Park in the not to exceed amount of \$314,845
Attachments: [19-9127 Loyd Park.xlsx](#)
- 44 [19-9179](#) Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Dickey Road Storm Drain Improvements, West of SW 3rd Street Change Order/Amendment No.1 to Engineering Professional Consultant Services contract with Pacheco Koch, LLC. in the amount of \$50,486
Attachments: [19-9179 WTR.xlsx](#)
[2019-01-17 Dickey Road Drainage Improvements- Amendment #1.pdf](#)
[19-9179 WWST](#)
- 45 [19-9187](#) Price agreement for emergency vehicle equipment installation from Dana Safety, through a national interlocal agreement with BuyBoard, at an estimated annual cost of \$300,000. for one year with no renewal options

Items for Individual Consideration

- 46 [19-9147](#) Public hearing regarding the FY 2020 Transit Grant Application for "The Grand Connection" and approval of a resolution authorizing the City Manager to submit Fiscal Year 2020 grant application with the Federal Transit Administration (FTA) for \$455,050 for Capital, \$262,000 for operating and \$32,950 from Transportation Development Credits(TDC) Department of Transportation (TXDOT) for \$170,584. The City will provide a matching requirement of \$406,601 with the balance of \$21,950 from Dallas County and fare revenues. The total budget to operate the Grand Connection for Fiscal Year 2020 is \$1,349,135
Attachments: [20170807 FG Grand Connection 2020 Funding Presentation Final.pptx](#)

- 47** [19-9149](#) AV190801 - Alcohol Variance - Boiling King Crab (City Council District 2) requested by Warren Cohen for a Restaurant with on premise alcohol sales within 300 feet of school (Moore Elementary School), Lot 1R, Block A, Epic West Towne Crossing, PH 1 Addition, Dallas County, City of Grand Prairie, Texas, located at 3136 S SH 161, Ste. 200
- Attachments:** [Location Map.pdf](#)
 [Notification Labels.pdf](#)
- 48** [19-9151](#) Board and Commission Appointments
- Attachments:** [Nomination Sheet 2019 Master 2](#)

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 August 2, 2019.

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 Mona Lisa Galicia (mgalicia@gptx.org) at least three (3) business days prior to the scheduled meeting to request an accommodation.