



# City of Grand Prairie

City Hall  
317 College Street  
Grand Prairie, Texas

## Minutes - Final

### City Council

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Tuesday, September 5, 2017

4:30 PM

City Hall - Briefing Room  
317 College Street

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#### Call to Order

**Mayor Jensen called the meeting to order at 4:32 p.m.**

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

#### Staff Presentations

*Chief Dye gave an update on the assistance provided by the Grand Prairie Police Department to assist with potential looting and at shelters in Houston and Dallas during the recovery from Hurricane Harvey.*

**1** Grand Prairie Chamber of Commerce Update - Presented by Lynn McGinley and Matthew Loh

*Chamber President Lynn McGinley Introduced Board Chairman Matthew Loh. Mr. Lowe stated that the Chamber promotes, strengthens and expands businesses. Mr. Loh gave a brief bio of each of the executive board of directors. Ms. McGinley went over the events and outreach activities that the Chamber sponsors. Mr. Loh spoke about diversity initiatives including Women in Business, multi-cultural activities, and partnering with Unidos. Ms. McGinley spoke about sustaining member funding and events in partnership with Grand Prairie ISD. Mr. Loh introduced the Chamber staff who assist with accomplishing Chamber goals and events.*

**Presented**

**2** Parks, Arts and Recreation Events Update - Presented by Erin Hart

*Erin Hart, Parks, Arts and Recreation Department, gave an update on 2017 spring and summer Parks events. Upcoming events include Flight of the Monarch; Cycling with the Mayor; Kid's Fishing Day; Pumpkin Run; Street N'Treat; and Prairie Lights opening November 23. The Holiday Tree Lighting will be December 7.*

**Presented**

## Agenda Review

*Mayor Pro Tem Wooldridge asked if Council had any questions on Consent Agenda items. There were no questions.*

## Executive Session

*Deputy Mayor Pro Tem Copeland convened a closed session at 5:34 p.m. pursuant to Chapter 551, Subchapter D of the Government Code, V.T.C.A., Section 551.071 "Consultation with Attorney" Hatcher and Hansford v. Bement (USDC No. 3:14-CV-432) and Section 551.087 "Deliberations Regarding Economic Development Negotiations." The executive session was recessed at 6:03 p.m. The executive session was reconvened at 6:44 p.m. and adjourned at 6:58 p.m.*

## Recess Meeting

**Mayor Jensen recessed the regular meeting at 6:03 p.m.**

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### 6:30 PM Council Chambers

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**Mayor Jensen reconvened the meeting at 6:35 p.m.**

**Earl Horton, Minister, Lighthouse Deliverance C.O.G.I.C., gave the invocation. The Pledge of Allegiance to the US Flag and to the Texas Flag were led by Council Member Fregoe.**

## Consent Agenda

**Mayor Pro Tem Wooldridge moved, seconded by Council Member Fregoe, to approve Items 3 through 20 on the Consent Agenda. The motion passed unanimously.**

**3** Minutes of the August 15, 2017 Council Meeting

**Approved on the Consent Agenda**

**4** Price agreement with Robert Half International for temporary IT personnel through a national inter-local agreement with the Houston-Galveston Area Council (HGAC) at an estimated annual cost of \$80,000 for one year with the option to renew for two one year periods totaling \$240,000 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**

- 5** Price agreement for Sodium Hypochlorite from Petra Chemical Company through a national inter-local agreement with BuyBoard at an estimated annual cost of \$96,750 for one year with the option to renew for four (4) additional one-year periods totaling \$483,750 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**

- 6** Service Agreement for spay and neuter, housing, and transportation services with the non-profit, low cost Spay Neuter Network up to \$50,570

**Approved on the Consent Agenda**

- 7** Grant applications with Texas Commission on the Arts (TCA) for Library programming in FY 2017/2018 not to exceed \$50,000

**Approved on the Consent Agenda**

- 8** Contract with Visiting Nurse Association of Texas for the Congregate Meal Program at the Summit in the amount of \$114,000 for one year with the option to renew for four additional one year periods totaling \$570,000, 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 term

**Approved on the Consent Agenda**

- 9** Agreement to allow encroachment of entrance monument sign on a utility and drainage easement (Kingswood Center Addition, Lot 1R, Block 1)

**Approved on the Consent Agenda**

- 10** Purchase and installation of one (1) replacement generator and a three (3) month rental generator from Holt Cat through a national inter-local agreement with NJPA in the amount of \$151,142.10 for the replacement generator, a 5% contingency of \$7,557.11, the three (3) month rental generator in the amount of \$16,368.96, and fuel for the new and rental equipment in the amount of \$2,008.00 for a total not to exceed \$177,076.17

**Approved on the Consent Agenda**

- 11** Contract with Exterior Appeal for Brick Wall Repairs in the amount of

\$139,118.75 - Peninsula PID (Council Districts 4 and 6)

**Approved on the Consent Agenda**

- 12** Construction contract with Guerrero's Construction for drainage improvements at 20th Street and Walnut in the total amount of \$418,302.50; material testing with Reed Engineering Group in the amount of \$13,723.00; in-house engineering in the amount of \$20,915.13; and 5% construction contract contingency in the amount of \$20,915.13; for a total project cost of \$473,855.76

**Approved on the Consent Agenda**

- 13** Change Order #1 with Enviromatic Systems in the amount of \$225,000 to add HVAC, lighting, generator monitoring, and other building controls to various City buildings

**Approved on the Consent Agenda**

- 14** Change Order/Amendment No. 1 in the net amount of \$93,220 with Texas Standard Construction for the Main Street and Jefferson Area Storm Drain Improvements project

**Approved on the Consent Agenda**

- 15** Change Order/Amendment No. 1 with Hill & Wilkinson General Contractors in the amount of \$460,573 for the balance of the construction cost for the renovations to Shotwell Library; 5% contingency in the amount of \$23,029; allowance of \$10,000 for data wiring and IT switching; \$15,000 allowance for exterior lighting for signage; \$7,500 allowance for moving and storage of existing library equipment and the overall library collection; plus an \$18,000 additional furniture, fixture and equipment (FF&E) budget allowance for a total funding request in the amount of \$534,102.

**Approved on the Consent Agenda**

- 16** Ordinance amending the FY 2016/2017 Capital Improvement Projects Budget; Change Order/Amendment No. 1 with Modern Contractors in the amount of \$5,945,577 for the balance of construction cost for additions and renovations to the Fleet Services Center; 5% contingency in the amount of \$297,279; budget allowance of \$400,000 for owner-provided furniture/fixtures/equipment (FF&E); \$50,000 allowance for construction testing; \$50,000 allowance for data/IT/security; plus a \$75,000 allowance for temporary office trailer renovations and closeout/return for a total funding request in the amount of \$6,817,856

**Adopted**

Enactment No: ORD 10326-2017

- 17** Ordinance amending the FY 2016/2017 Capital Improvement Projects Budget; Change Order/Amendment No. 4 with Halff Associates, Inc. in the amount of

\$50,000 for Miscellaneous Engineering Services

**Adopted**

Enactment No: ORD 10327-2017

- 18** Ordinance amending the FY 2016/2017 Capital Improvement Projects Budget; Developer Participation Agreement for First Texas Homes for \$506,000, and a 5% contingency in the amount of \$25,300; a 4% labor distribution in the amount of \$20,240 and a 2.5% material testing in the amount of \$12,650, for a total requested amount of \$564,190

**Adopted**

Enactment No: ORD 10328-2017

- 19** Resolution of the City of Grand Prairie, Texas approving and authorizing publication of Notice of Intention to issue Combination Tax and Revenue Certificates of Obligation

**Adopted**

Enactment No: RES 4906-2017

- 20** Resolution in support of a Justice Assistance Grant (JAG) application to the United States Department of Justice (DOJ), Bureau of Justice Assistance for \$37,327.00 in total funding with an agreement for \$11,198.10 to be allocated to funding Dallas County projects and \$1,829.02 to be allocated to the City of Dallas for fiscal administration fees and expenditures leaving a net amount of \$24,299.88 to the City of Grand Prairie

**Adopted**

Enactment No: RES 4907-2017

### **Items for Individual Consideration**

- 21** Second Public Hearing on proposed tax rate seeking citizen comments on proposed tax rate of \$0.669998 per \$100 assessed valuation in accordance with the Texas Property Tax Code

**Mayor Jensen opened the second public hearing on the proposed tax rate. He asked if there was anyone who wished to speak and hearing none, closed the public hearing.**

- 22** First Public Hearing on the FY 2017/2018 Operating Budgets

**Mayor Jensen opened the first public hearing on the FY2017/18 Operating Budgets. He asked if there was anyone who wished to speak and hearing none closed the public hearing.**

- 23** First Public Hearing on the FY 2017/2018 Capital Improvement Projects Budgets

**Mayor Jensen opened a public hearing on the FY2017/18 Capital Improvement Budgets. He asked if there was anyone who wished to speak and hearing none closed the public hearing.**

**24**

2018 Council Meeting Calendar

**Mayor Pro Tem Wooldridge moved, seconded by Council Member Clemson, to approve the 2018 Council Meeting calendar. The motion carried unanimously.**

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

**25**

Board and Commission Appointments

**Deputy Mayor Pro Tem Copeland moved, seconded by Council Member Shotwell, to appoint Jessica Everitt to the Keep Grand Prairie Beautiful Commission. The motion carried unanimously.**

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

### **Citizen Comments**

*There were no citizen comments.*

### **Adjournment**

**Mayor Jensen adjourned the meeting at 7:00 p.m.**

*The foregoing minutes were approved at the September 19, 2017 meeting.*

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*Catherine E. DiMaggio, City Secretary*