



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Meeting Agenda City Council

Tuesday, August 21, 2012

4:30 PM

Council Chambers

Call to Order

Staff Presentations

- 1 [12-1932](#) West Nile Virus - Presented by Jim Cummings, Environmental Services Director
- 2 [12-1957](#) Discussion of Payday and Car Title Loan Establishments
- 3 [12-1958](#) Discussion of QuikTrip Park Improvements

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: To be announced

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

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.

- 4 [12-1959](#) Minutes of the August 7, 2012 Meeting

 Attachments: [Council Minutes 08-07-2012](#)
- 5 [12-1882](#) Price Agreement for Lawn Chemicals from Innovative Turf Supply in the amount of \$138,458, for one-year period with the option to renew for four additional one-year periods totaling \$692,290 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: [2012 Lawn Chemical Bid2](#)
 [12-1882 Annual Chemical Contract - Innovative Turf - 2012-2013 Expenditure Ir](#)
- 6 [12-1902](#) Purchase of In-Car Video Systems from L3 Mobile-Vision in the amount of \$116,955 through an inter-local agreement with City of Dallas

 Attachments: [12-1902 Exp Inf Form](#)
- 7 [12-1918](#) One year price agreement with Casco Industries and Municipal Emergency Services for Personal Protective Clothing at an annual estimated cost amount of \$110,000 per year, and authorize the City Manager to execute up to four one year renewals 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: [12-1918 Personal Protective Clothing - Expenditure Information Form.doc](#)
- 8 [12-1931](#) Contract with Parkscapes Construction the amount of \$128,830.24 for Tangle Ridge Golf Club bridge and cart path improvements.

 Attachments: [Tangle Ridge Bridge relocation bid tabulation1](#)
 [12-1931 Fiscal Impact Sheet - Parkscape](#)
- 9 [12-1934](#) Payment in Lieu of Taxes Agreement with Grand Prairie Metropolitan Utility Reclamation District
- 10 [12-1950](#) Change Order/Amendment No. 1 with Keeton Surveying Company in the amount of \$45,000 for additional on-call surveying services

- 11 [12-1952](#) Final Reconciliation Change Order/Amendment No. 5 with Jackson Construction in the negative amount \$88,054.04 for Forum/Crossland Construction Project
Attachments: [Breakdown](#)
 [urs letter](#)
 [Kimley letter](#)
- 12 [12-1953](#) Ordinance amending the Traffic Register to rescind the existing school zone on Southwest 3rd Street from 175' North of Pioneer Parkway to 575' South of Freetown Road
- 13 [12-1951](#) Ordinance amending the Traffic Register to establish reduced speed school zones on Vera Cruz Drive
- 14 [12-1924](#) Ordinance amending the 2011 Calendar Year Section 8 operating budget(s)
- 15 [12-1904](#) Resolution adopting the City-Wide Drainage Master Plan for Fish Creek
- 16 [12-1954](#) Resolution nominating Bell Helicopter Textron, Inc. for an Enterprise Zone Project
- 17 [12-1955](#) Resolution authorizing a 50%/7-year partial tax abatement on the added ad valorem real estate improvements and added business personal property for RSR Group, Inc.
- 18 [12-1917](#) Resolution adopting the City-Wide Drainage Master Plan for Cottonwood Creek

Public Hearing Consent Agenda

- 19 [12-1875](#) SU120804 - Specific Use Permit - 1702 W. Main Street (City Council District 5). Approval of a Specific Use Permit for tire sales and installation in an existing auto repair shop on 0.385 acres. The subject property is zoned Commercial (C) District and is generally located west of State Highway 161 at the northwest corner of W. Main Street and N.W. 17th Street. The property is within Central Business District One (CBD-1) and the State Highway 161 (SH-161) Overlay District. The owner is Al-Aboody Abrhamim, the applicant is M.S. Keeton, and the agent is Joe Diaz. (On August 6, 2012, the Planning and Zoning Commission tabled this case by a vote of 9-0 until the applicant reactivates the case.)

- 20** [12-1878](#) Z120802/SU120805 - Zoning Change/Specific Use Permit - 615 W. Jefferson Street (City Council District 2). Approval of a Zoning Change from Central Area (CA) District to a Planned Development (PD) District for all uses allowed in the Central Area (CA) District plus a Specific Use Permit for auto tire repair and auto accessory sales and installation on 0.178 acres. The subject property is zoned Central Area (CA) District and is within Central Business District Number Two (CBD-2) Overlay District. The property is generally located east of S. Carrier Parkway on W. Jefferson Street. The owner is Arturo Torres and the applicant is M.S. Steve Keeton. (On August 6, 2012, the Planning and Zoning Commission tabled this case by a vote of 9-0)

Attachments: [DinDimReq.pdf](#)
 [EXHIBIT.pdf](#)

Public Hearing on Zoning Applications

- 21** [12-1872](#) S120801 - Site Plan - Castal Retail- 902 E. Pacific Avenue (City Council District 5). Approval of a Site Plan for a retail facility on 0.347 acres. The subject property is zoned Commercial (C) District and is located at the northeast corner of E. Pacific Avenue and S.E. 9th Street, being generally situated north of E. Jefferson Street and east of S. Belt Line Road. The subject property is located within Central Business District Three (CBD-3) Overlay District. The owner is Fariborz Hadidi and the applicant is Mo Kaeini. (On August 6, 2012, the Planning and Zoning Commission recommended approval of this request by a vote of 9-0.)

Attachments: [S120801.Den & Dim.pdf](#)
 [S120801 site plan.pdf](#)
 [PZ MINUTES 8-6-12.pdf](#)

- 22** [12-1873](#) SU120801 - Specific Use Permit - 3549 S. State Highway 360 (City Council District 4). Approval of a Specific Use Permit for a fifteen foot (15') extension to an existing telecommunications tower. The subject property is currently zoned Planned Development District 37 (PD-37) and is located within the State Highway 360 (SH-360) Overlay District. The subject property is generally located east of S. State Highway 360 and north of Interstate Highway 20 West. The owner is American Tower, the applicant is Metro PCS, and the agent is Chris Mayo with Site Property Co. (On August 6, 2012, the Planning and Zoning Commission recommended approval of this request by a vote of 9-0.)

Attachments: [SU120801.Den & Dim.pdf](#)
 [Exhibits.pdf](#)
 [PZ MINUTES 8-6-12.pdf](#)

- 23** [12-1874](#) SU120803 - Specific Use Permit - 1172 107th Street (City Council District 1). Approval of a Specific Use Permit for an auto body and paint shop in a proposed auto collision repair and customization facility located on 1.67 acres. The subject property is zoned Light Industrial (LI) District and is generally located east of N. State Highway 360 and south of Avenue J East. The owner is BJCJ Industrial Properties LTD and the applicant is Tuan Ngo. (On August 6, 2012, the Planning and Zoning Commission recommended approval of this request by a vote of 9-0.)
- Attachments:** [DimDenReq.pdf](#)
 [Exhibits.pdf](#)
 [PZ MINUTES 8-6-12.pdf](#)
- 24** [12-1876](#) S120803/SU120806 - Site Plan/Specific Use Permit - 4320 S. State Highway 360 (City Council District 4). Approval of a Site Plan and Specific Use Permit for a retail with mini-storage facility on 6.06 acres. The subject property is zoned Planned Development District 140 (PD-140) and is within the State Highway 360 (SH-360) Overlay District. The property is generally located east of S. State Highway 360 and south of Claremont Drive. The owner is Lodge Realty Partners LLP and the applicant is Shawn Valk. (On August 6, 2012, the Planning and Zoning Commission recommended approval of this request by a vote of 9-0.)
- Attachments:** [S120803 SU120806 Den & Dim.pdf](#)
 [S120803 SU120806.Ord.Exhibit A.pdf](#)
 [PZ MINUTES 8-6-12.pdf](#)
- 25** [12-1877](#) Z120801/SU120807 - Zoning Change/Specific Use Permit - 2389, 2361, 2357, 2325 W. Jefferson Street (City Council District 1). Approval of a Zoning Change from Light Industrial (LI) and Commercial Office (CO) District to a Planned Development (PD) District for all uses allowed in Light Industrial (LI) District plus a Specific Use Permit for accessory auto parking and outside storage on 1.154 acres. The subject property is zoned Light Industrial (LI) District and Commercial Office (CO) District and located within Central Business District One (CBD-1) Overlay District. The property is generally located on W. Jefferson Street east of S. Great Southwest Parkway. The owner/applicant is Grand Prairie LLC. (On August 6, 2012, the Planning and Zoning Commission recommended approval of this request by a vote of 9-0.)
- Attachments:** [DinDimReq.pdf](#)
 [EXHIBIT.pdf](#)
 [PZ MINUTES 8-6-12.pdf](#)

Items for Individual Consideration

- 26 [12-1870](#) License to DFW Midstream Services, LLC for gas pipelines along and across City property and streets near Camp Wisdom Road, Matthew Road and Lake Ridge Parkway
Attachments: [CP, CW, and BC ROW](#)
 [doc02579620120814090636](#)
- 27 [12-1926](#) Confirm the appointment of Robert Fite as Grand Prairie Fire Chief, in accordance with Local Government Code, Section 143.013(a)(1), effective November 19, 2012
- 28 [12-1956](#) Ordinance confirming the appointment of an Interim Fire Chief
- 29 [12-1965](#) Resolution extending the Declaration of a local State of Disaster regarding West Nile Virus
Attachments: [Declaration of Disaster - Grand Prairie](#)
- 30 [12-1929](#) Public Hearing on Proposed Tax Rate - Hold a Public Hearing seeking citizen comments on Proposed Tax Rate of \$0.669998 per \$100 assessed valuation in accordance with the Texas Property Tax Code
- 31 [12-1928](#) 2013 Council Meeting Schedule
Attachments: [CITY COUNCIL MEETING SCHEDULE 2013](#)
- 32 [12-1790](#) Appoint members of the Crime Control and Prevention District Board
Attachments: [Board List](#)
- 33 [12-1938](#) Board and Commission Appointments
Attachments: [Nomination Sheet](#)

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 17, 2012.

Catherine E. DiMaggio, City Secretary

The Grand Prairie City Hall is wheelchair accessible. If you plan to attend this public meeting and you have a disability that requires special arrangements, please call 972-237-8035. Reasonable accommodations will be made to assist your needs.