



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Meeting Agenda

City Council

Tuesday, February 20, 2018

4:30 PM

City Hall - Briefing Room
317 College Street

Call to Order

Staff Presentations

- 1 [18-7604](#) IH-30/Beltline Corridor Master Plan Recommendations - Presented by OMNIPLAN Representatives
- 2 [18-7612](#) The Big Event - Presented by Jorja Clemson, Committee Chair, and Amy Sprinkles and Erin Hart, Co-Chairs

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" High Speed Rail*
- (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 Hector Hidalgo, Prince of Peace Church

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

Presentations

- 3 [18-7615](#) Recognition of Chamber Award Winners - Patricia Redfearn, Woman of the Year; Sara Dedeluk, Wonder Woman Award; and Amy Sprinkles, Leadership on Lifeline Shelter Board

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 [18-7635](#) Minutes of the January 23, 2018 and February 6, 2018 meetings

 Attachments: [Minutes 01-23-2018.pdf](#)
 [Minutes 02-06-2018.pdf](#)
- 5 [18-7593](#) Planning Services Contract with Catalyst Commercial for Dual Market Analysis and Downtown Concept Plan in the amount of \$71,229 for a six-month term

 Attachments: [18-7593 - OMNIPLAN Dual Market Analysis and Downtown Concept Plan.xlsx](#)
 [Catalyst PSA Downtown Concept Plan 1.31.2018 v2.pdf](#)
 [Downtown Assessment 10.11.16.pdf](#)
 [Georgetown-Infographic-2.22.17.pdf](#)
- 6 [18-7628](#) Renew the contract with Marcellette Sherman d/b/a Collabor8 Advisors, LLC, in the annual amount of \$120,000 plus expenses and bonus incentives for sponsorship and consulting for The Epic, Epic Waters and PlayGrand Adventures for a renewal term of one year

 Attachments: [18-7628 Collabor8 Advisors Marcy Sherman Expenditure Information Form.doc](#)
- 7 [18-7621](#) Reject bid from Geep USA, Inc and award price agreement for electronic recycling services to United Electronic Recycling (up to \$63,600 annually) for one year with the option to renew for four additional one year periods totaling \$318,000 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: [18-7621 Electronic Recycling - Tabulation.docx](#)
 [18-7621 Electronic Recycling - Geep Expenditure.rtf.doc](#)

- 8 [18-7584](#) Contract with Tyler Technologies for one year with the option to renew for four (4) annual terms, a sole source provider, for annual maintenance of proprietary hardware and software in the estimated annual amount not to exceed \$110,653.60 and with a grand total of \$595,793.46 and authorize the City Manager to execute any additional 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: [invoices.pdf](#)
[18-7584 Expenditure Information Form.doc](#)
- 9 [18-7592](#) Interlocal Agreement with the City of Fort Worth for joint engineering design and cost estimation services of the "NorthWest" Trail Connection to CentrePort Station in the amount of \$90,000 of City funds
Attachments: [18-7592 - Veloweb Trail Design - Capital Projects Budget Summary.xlsx](#)
- 10 [18-7598](#) Contract with BrightView Landscapes, LLC for Landscape Maintenance for \$181,485 in High Hawk PID (City Council District 6) for a one year term
Attachments: [Exhibit A-Budget 5yr service plan-FY18-HH Final.pdf](#)
- 11 [18-7600](#) Purchase and installation of one (1) generator for the Police Department Auto Pound from Holt Cat through a national, inter-local agreement with NJPA in the amount of \$105,392.41 with a 5% contingency of \$5,269.62, and fuel for the new equipment in the amount of \$548 for a total cost not to exceed \$111,210.03
Attachments: [Quote - Auto Pound 60 kW Diesel Generator & ATS Turnkey Install.pdf](#)
[Budget Summary for Auto Pound Generator.xlsx](#)
- 12 [18-7632](#) Purchase of a camera van from Kinloch Equipment & Supply, Inc in the amount of \$349,993.50 through an inter-local agreement with BuyBoard
Attachments: [18-7632- Expenditure Form.docx](#)
[Kinloch Equipment & Supply, INc - Sewer Camera Quote.pdf](#)
- 13 [18-7602](#) Award bids for the completion of two residential reconstruction projects as part of the HOME Reconstruct Program to Johnson Construction Services in the amount of \$88,230 and \$90,455 + contingency for a total of \$187,619.25
Attachments: [Attachment 1.pdf](#)
[Attachment 2.pdf](#)
- 14 [18-7617](#) Engineering Contract with Freese & Nichols, Inc.-30"/36" Water Transmission Line for Robinson Road Elevated Water Storage Tank in the Lump Sum Amount of \$483,000, plus a 4% contingency of \$17,000, for a total request of \$500,000
Attachments: [18-7617 Robinson WL.xlsx](#)

- 15 [18-7582](#) Change Orders with Johnson Construction Services for the completion of two HOME reconstruct projects and the Future Builders Program house for a cumulative total of \$61,500
Attachments: [Attachment A.pdf](#)
- 16 [18-7622](#) Change Order/Amendment No. 2 in the net negative amount of \$4,233.54 with McMahon Contracting, L.P. for Fish Creek Road Paving and Drainage Improvements
Attachments: [617.142.xlsx](#)
[618.118.xlsx](#)
- 17 [18-7630](#) Change Order #1 in the estimated amount of \$35,000 with LHD Partners, L.P. dba Longhorn Harley Davidson through an Interlocal agreement with the City of Dallas to provide additional original manufacturer services necessary, and increase future terms by the same amount for a total increase of \$105,000 should all renewal options be executed
Attachments: [18-7630.doc](#)
- 18 [18-7631](#) Professional Engineering and Surveying Services contract with Salcedo Group, Inc. for preliminary design services to reconstruct Carrier Parkway from I-30 to SH 161 in the amount of \$284,143 plus a 5% contingency of \$14,207 for a total of \$298,350
Attachments: [18-7631 Carrier.xlsx](#)
- 19 [18-7633](#) Final Reconciliation Change Order/Amendment No.9 with Jackson Construction LTD for I-30 Frontage Road Utility Relocations (from NW 7th St. to Belt Line Rd.) in the net negative amount of \$105,058.51
Attachments: [615.91](#)
- 20 [18-7634](#) Amend the FY 2017/2018 Capital Improvement Projects Budget by adding three (3) new contingent projects; Conference Center/Restaurants - Epic Central, Conference Center/Entertainment District, and Conference Center/Lake Area
- 21 [18-7614](#) Resolution authorizing the City Manager to execute a master inter-local purchasing agreement between the City of Grand Prairie and the City of San Marcos, Texas
Attachments: [18-7614 San Marcos Resolution form.doc](#)
- 22 [18-7629](#) Resolution for the City to Nominate Bell Helicopter Textron Inc. to the Office of the Governor Economic Development and Tourism for Designation as a Qualified Business and Enterprise Zone Project

Public Hearing Consent Agenda

- 23** [18-7559](#) S180203 - Site Plan - Truong Office Building (City Council District 1). Site Plan for development of a single story, 6,000 square foot office building. Lot 7, Block 1, Greenpoint Center Addition, City of Grand Prairie, Tarrant County, Texas, 0.773 acres zoned LI, Light Industrial and addressed as 2505 S Great Southwest Parkway. The agent is E.D. Hill and the owner is Loc Truong. (On February 5, 2018, the Planning and Zoning Commission tabled this case by a vote of 6-0).
- 24** [18-7564](#) SU030102C - Specific Use Permit Renewal - 1100 W Pioneer Pkwy (City Council District 2). Consider the request for the renewal of Specific Use Permit 726A and its corresponding site plan for Used Auto Sales. The property is 1.29 acres and is zoned Commercial (C) District with the S.H. 161 Corridor Overlay District. The property is addressed 1100 W Pioneer Pkwy, west of Robinson Rd. The agent is E.D. Hill and the applicant/owner is Heather and Ronnie Moreno. (On February 5, 2018, the Planning and Zoning Commission tabled this case by a vote of 6-0).
- 25** [18-7566](#) TA180201 - Text Amendment - Amendment to the Unified Development Code of the City of Grand Prairie, to update residential development standards pertaining to single-family and multi-family residential development within the City of Grand Prairie, to establish a new Article unifying and consolidating residential development standards, and to make miscellaneous amendments to existing Articles to amend regulations pertaining to residential development standards within the Unified Development Code. (On February 5, 2018, the Planning and Zoning Commission tabled this case by a vote of 6-0).
- 26** [18-7565](#) SU160203A - Specific Use Permit Renewal - Gemini Coatings (City Council District 1). Consider a request for the renewal of a specific use permit to operate a hazardous industrial use. The 4.28-acre property, located at 2350 114th Street is zoned Light Industrial (LI) district. The applicant is Maxwell Fisher, Masterplan Consultants and the owner is Jason Melton, Gemini. (On February 5, 2018, the Planning and Zoning Commission recommended approval of this request by a vote of 6-0).

Attachments: [Exhibit A - Site Plan.pdf](#)
[Exhibit B - Operational Plan.pdf](#)
[Exhibit C - Location Map.pdf](#)
[PZ Draft Minutes 2-5-18.pdf](#)

Public Hearing on Zoning Applications

- 27** [18-7469](#) S180103 - Site Plan - Church on Rush Creek (City Council District 6). Site Plan for the expansion of an existing church campus on one lot on 14.212 acres. Lot 1, Block 1, CRC Mira Lagos Addition, City of Grand Prairie, Tarrant County, Texas, zoned Planned Development 318B (PD-318B) in the Lake Ridge Corridor Overlay District. The church campus is generally located at the southeast corner of E. Seeton Road and Day Miar Road, more specifically at 1355 E. Seeton Road. The applicant is Matt Moore, Claymoore Engineering Inc. and the owner is Jeff Kirkpatrick, The Church on Rush Creek. (On February 5, 2018, the Planning and Zoning Commission recommended approval of this request by a vote of 6-0).

Attachments: [Location Map.pdf](#)
 [Mailing List.pdf](#)
 [Exhibit A - Site Plan1.pdf](#)
 [Exhibit B - Landscape Plan sm.pdf](#)
 [Exhibit C - Elevations.pdf](#)
 [Exhibit D - Phasing Plan.pdf](#)
 [PZ Draft Minutes 2-5-18.pdf](#)

- 28** [18-7563](#) S180202 - Site Plan - Grand Prairie Rod & Customs (City Council District 1). Site Plan for a 13,448 sq. ft. Auto Accessories Sales and Installation facility on 1.38 acres. Parcel A of S.O.-8, Tracts 1 and 1.1, Great Southwest Industrial District, City of Grand Prairie, Dallas County, Texas, zoned LI, within the SH 161 Overlay District, and addressed as 1700 and 1710 S Highway 161. The owner is Craig Davis. (On February 5, 2018, the Planning and Zoning Commission recommended approval of this request by a vote of 6-0).

Attachments: [Exhibit A - Site Plan.pdf](#)
 [Exhibit B - Landscape Plan.pdf](#)
 [Exhibit C - Building Elevations.pdf](#)
 [Location Map.pdf](#)
 [Mailing List.pdf](#)
 [PZ Draft Minutes 2-5-18.pdf](#)

Items for Individual Consideration

29 [18-7567](#)

USP180201 - Unified Signage Plan - 2503 W. Interstate 20 (City Council District 4). Unified Signage Plan for multiple on-site changeable outdoor advertising signs within the Great Southwest Crossing shopping center. Lot 3, Block 1, I-20/Great Southwest Addition, City of Grand Prairie, Tarrant County, Texas, 18.522 acres zoned Planned Development 33 (PD-33) District within the Interstate 20 Overlay Corridor District and generally located at the southeast corner of IH 20 and Great Southwest Parkway. The agent is Brian Guenzel, the applicant is Raymond Rodriguez, and the owner is James Nakagawa, BRE RC GREAT SW TX LP. (On February 5, 2018, the Planning and Zoning Commission denied this request by a vote of 5-1).

Attachments: [Exhibit A - Site Plan.pdf](#)
[PZ Draft Minutes 2-5-18.pdf](#)

30 [18-7587](#)

AV180201 - Alcohol Variance (City Council District 3). A request for variance to the proximity requirement for the sale of alcoholic beverages within 300 feet of a school. Lots 1 and 2, Block F, Grand Prairie Estates Addition, City of Grand Prairie, Dallas County, Texas, zoned GR, General Retail district and addressed as 207 Clarice Street.

Attachments: [Mailing List for AV180201.pdf](#)
[Exhibit A - Location Map.pdf](#)
[Exhibit B - Request for variance 207 Clarice Street.pdf](#)

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 _____, 2018.

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.

