



City of Grand Prairie

City Hall
317 College Street
Grand Prairie, Texas

Minutes - Final

City Council

Tuesday, June 4, 2019

4:30 PM

City Hall - Briefing Room
317 College Street

Call to Order

Mayor Jensen called the meeting to order at 4:30 p.m.

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

Staff Presentations

- 1** Upcoming Parks Events - Presented by Cheryl DeLeon, Parks, Arts and Recreation Director

Cheryl DeLeon, Parks, Arts and Recreation Department Director, went over the events coming up for the summer from June 6th through July 26th, including concerts, movies, summer camps, Cyclin' With the Mayor events and Farmers Market and Uptown Theater schedule. Ms. DeLeon noted the dates of November 28-December 31 for Prairie Lights.

Council Member Clemson asked where she could find the brochures on summer events to post online. Ms. DeLeon said she would provide files to share on social media.

Presented

Agenda Review

Marty Wieder, Economic Development Director, stated there was a correction to Item 16 (380 agreement with Aerofirma Corporation) to change the wording in the resolution from \$100,000 - \$200,000 to \$200,000-300,000.

Council Member Swafford stated that the Finance and Government Committee asked to pull Item 20 for individual consideration.

Mayor Jensen stated that he and City Manager Tom Hart went to the ICSC show in Las Vegas, and with the current new stores on SH161 doing so well, it has spurred other development inquiries.

Executive Session

Mayor Jensen convened a closed session at 4:47 p.m. pursuant to Chapter 551, Subchapter D of the Government Code, V.T.C.A., Section 551.071 "Consultation with Attorney" Trinity River Authority Mediation, and Section 551.087 "Deliberations Regarding Economic Development Negotiations." Mayor Jensen adjourned the closed session at 5:48 p.m.

Recess Meeting

Mayor Jensen recessed the meeting at 5:48 p.m.

6:30 PM Council Chambers

Mayor Jensen reconvened the meeting at 6:30 p.m.

Pastor Anthony Cheek, Calvary Family Worship Center, gave the invocation. The Pledge of Allegiance to the US Flag and to the Texas Flag were led by Council Member Cole Humphreys.

Consent Agenda

Mayor Pro Tem Copeland moved, seconded by Council Member Fregoe, to approve Items 2 through 15 on the Consent Agenda, amend Item 16 to amend the amount in the resolution from the stated \$100,000-\$200,000 Municipal Facilities Fund Grant to \$200,000-300,000; approve Items 17-19, remove Item 20 for individual consideration, and approve Items 21 through 23. The motion carried unanimously.

2 Minutes of the May 21 2019 Meeting

Approved on the Consent Agenda

3 Price agreement for criminal investigations software available from LeadsOnline through a sole source agreement at an estimated annual cost of \$15,000 for a period of one year with the option to renew for four additional one year periods totaling \$75,000 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

- 4 Price agreement for veterinary services from Animal Health Care Center (up to \$35,000 annually) for one year with the option to renew for four, one-year periods totaling \$175,000 if all extension are exercised and authorize the City Manager to execute up to four (4) 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

Approved on the Consent Agenda

- 5 Price agreement for the LexisNexis Accurant Virtual Crime Center investigative database for one year in the annual amount of \$27,500 with the option to renew for four additional one year periods totaling \$137,500 if all extensions are exercised; 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; LexisNexis is a State approved Department of Information Resources (DIR) vendor

Approved on the Consent Agenda

- 6 Price Agreement for Geotechnical/Material Testing professional engineering services from three (3) vendors: Alliance Geotechnical, Kleinfelder, and Team Consultants (up to \$175,000 annually each) for one year with the option to renew for four (4) additional one year periods totaling \$875,000 each if all extensions are exercised (\$2,625,000 combined) 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

- 7 Price agreement with GTS Technology Solutions, a State approved Department of Information Resources (DIR) vendor, for the installation of 40 fixed position surveillance cameras in the amount of \$79,582.79

Approved on the Consent Agenda

- 8 Price Agreement for electronics recycling from URT Solutions of Fort Worth (up to \$60,000 annually) for one year with the option to renew for four additional one year periods totaling \$300,000 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

- 9 Price agreement for landscape maintenance services from Carruthers Landscape (\$667,190 annually) for one year with the option to renew for (4) four additional one-year periods totaling \$3,335,950, if all extensions are exercised and authorize the City Manager to execute the renewal option 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

- 10 Award a prepositioned Disaster Debris Monitoring contract to DebrisTech, LLC for the in the amount not to exceed \$20,000,000; Award a secondary prepositioned Disaster Debris Monitoring contract to Tetra Tech, Inc. in the amount not to exceed \$20,000,000 should the primary be unable to perform; Award our prepositioned Disaster Debris Hauling contract to Ceres Environmental Services, Inc. in the amount not to exceed \$20,000,000; Award a secondary prepositioned Disaster Debris Hauling contract to D&J Enterprises, Inc. in the amount not to exceed \$20,000,000 should the primary be unable to perform; Each contract will be for an initial term of one year with the option for four one-year renewals and authorize the City Manager to execute the renewal options on each contract.

Approved on the Consent Agenda

- 11 Award Blue Cross Blue Shield the contract for Third Party Claims Administration and Pharmacy Benefits Management beginning January 1, 2020 with an estimated return to the city of \$258,668 for administrative fees, including Pharmacy Rebates for the first three years; approximately \$707,600 over five years; this agreement will be for an initial term of three years, with two annual renewal options, with guaranteed renewal rates through December 31, 2025, and the option for additional renewal options with non-guaranteed rates beginning 2026; authorize the City Manager to execute up to two annual renewal options for this agreement 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 first two may be authorized but will require future City Council approval)

Approved on the Consent Agenda

- 12 Amendment/Change order No. 3 with North Rock Construction, LLC in the amount of \$47,889.47 for the rehabilitation of two bridges over Fish Creek located at South Great Southwest Parkway over Fish Creek and South Robinson Road over Fish Creek

Approved on the Consent Agenda

- 13 Purchase of WiFi equipment and installation at Loyd Park from Flair Data Systems

(\$42,904.40) through an national interlocal agreement with DIR; purchase of six wooden poles from Techline, Inc (\$4,938) and electrical installation services from Ed's Electric (\$7,500) through our previously awarded annual price agreements; for an overall project total of \$55,342.40

Approved on the Consent Agenda

- 14** Professional Services Contract with sole source provider, High Sierra Electronics, to convert existing Rain/Stream Gauge System from ALERT to ALERT 2 protocol, in the amount of \$281,768 with a 5% contingency of \$14,645.00, totaling \$296,413

Approved on the Consent Agenda

- 15** Construction Manager at Risk (CMAR) Contract with Hill & Wilkinson General Contractors (H&W) for pre-construction services for Phase Two of the Civic Campus Master Plan Project in the amount of zero dollars (\$0) and approve a Construction Services Fee of 2.75% to be applied to the actual approved construction costs for the phase two renovation work at a later time

Approved on the Consent Agenda

- 16** Resolution granting 380 Incentive Agreement with Aerofirma Corporation for a partial rebate on sales tax revenue for construction and a redevelopment grant; total incentive amount to equal \$400,000

Adopted

Enactment No: RES 5020-2019

- 17** Resolution granting 380 Incentive Agreement with Asia Times Square in the amount of \$300,000

Adopted

Enactment No: RES 5021-2019

- 18** Ordinance Amending Chapter 29, Article VII "Convenience Store Security," of the Code of Ordinances, by adding Security Requirements to Alcoholic Beverage Stores

Adopted

Enactment No: ORD 10641-2019

- 19** Ordinance amending FY18/19 Capital Improvement Project Budget for Vineyard Road Drainage, utilizing a previously awarded price agreement expiring Jan 31, 2020 with four one-year renewals remaining

Adopted

- 20** Ordinance amending the FY 2018/2019 Airport Capital Improvement Project budget; ratifying the emergency purchase with Cozart Metal Building Systems in the amount of \$25,970.00 for phase one's removal of hazardous conditions; ratifying the professional service contract with Lakes Engineering Inc. in the amount of \$49,690.00 for phase one's structural analysis and approving phase two's repair inspections in the amount of \$10,400.00 (contract total of \$60,090.00); approving the purchase with Higher Power Hydraulic Doors in the amount of \$649,499.00 for new hydraulic replacement hangar doors, of which a \$10,000 refundable deposit will immediately be paid to reserve the City's place in the hangar door production queue.

Council Member Swafford moved, seconded by Deputy Mayor Pro Tem Copeland, to amend Item 20 to authorize a 50% deposit payment of \$323,249.50 to Higher Power Hydraulic Doors (rather than the stated 10%). The motion carried unanimously.

Enactment No: ORD 10642-2019

- 21** Ordinance amending the FY 2018/2019 Red Light Safety Fund; for the purchase of 26 Police Pursuit Chevrolet Tahoe fleet vehicles from Freedom Chevrolet in the amount of \$933,244; emergency vehicle lighting and peripherals from Defender Supply in the amount of \$267,156.81; 26 Panasonic Toughbook mobile laptops, tablets and accessories from GTS Technology Solutions (GTS) in the amount of \$120,967.60; and 26 Stalker Dual Radar System devices from Applied Concepts in the amount of \$52,325; police vehicle graphics from Main Street Installers in the amount of \$15,000; and other related purchases totaling \$142,104.59, for a total amount of \$1,530,730

Adopted

Enactment No: ORD 10643-2019

- 22** Ordinance amending the FY 2018/2019 Capital Improvement Projects Budget; Amendment No. 1 to the professional engineering contract with Freese & Nichols, Inc. for the South Sector Pump Station Water Transmission Line in the amount of \$6,216

Adopted

Enactment No: ORD 10644-2019

- 23** Ordinance of the City of Grand Prairie, Texas, amending Ordinance **7951** relating to to fund geotechnical and material testing for private developments with the City of Grand Prairie beginning July 1, 2019 and revised pricing for City capital improvement projects (CIP)

Adopted

Enactment No: ORD 10645-2019

Items for Individual Consideration

- 24** Public hearing and ordinance adopting the Program Year 2019 CDBG and HOME budgets

Mayor Jensen stated this was a public hearing and anyone who wished to speak should come forward. There were no speakers.

Council Member Swafford moved, seconded by Council Member Clemson, to close the public hearing and approve the Program Year 2019 CDBG and HOME budgets. The motion carried unanimously.

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

Enactment No: ORD 10646-2019

- 25** AV190601 - Alcohol Variance - Fuzzy's Taco Shop (City Council District 2). Variance to the proximity requirement for the sale of alcoholic beverages within 300 feet of a public school to allow a restaurant to sell alcoholic beverages. Lot 1, Block A, Epic West Towne Crossing Phase 1, Dallas County, City of Grand Prairie, Texas, zoned PD-364, within the SH 161 Overlay District, and addressed as 3144 South State Highway 161 Suite 340. The applicant is GP Taco dba Fuzzy's Taco Shop, Owned by Eddie White.

David P. Jones, Chief City Planner, stated the Fuzzy's would be located across from the Olive Garden, and borders Sallye Moore School and it is 1,000 ft. from where Fuzzy's will be located. He said staff supported the variance. Mr. Jones added that the school did not make any comments either for or against the variance.

Council Member Swafford moved, seconded by Council Member Wooldridge, to approve Alcohol Variance for Fuzzy's Tacos (AV190601). The motion carried unanimously.

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

- 26** Grand Prairie Sports Facilities Development Corporation, Board of Directors Appointments and Appointment of President

Council Member Swafford moved, seconded by Mayor Pro Tem Copeland, to reappoint Ron Jensen as President of the Sports Corporation; reappoint Jorja Clemson, Greg Giessner and Eddie Freeman to the Sports Corporation for two year terms. The motion carried unanimously.

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

Citizen Comments

There were no citizen comments.

Adjournment

Mayor Jensen adjourned the meeting at 6:38 p.m.

The foregoing minutes were approved at the June 18, 2019 meeting.

Catherine D. DiMaggio, City Secretary