



CITY OF GRAND PRAIRIE

City Hall
300 W. Main Street
Grand Prairie, Texas

Meeting Agenda City Council Meeting

Tuesday, June 18, 2024

4:30 PM

City Hall - Briefing Room

The meeting will be held at City Hall, 300 W. Main St, Grand Prairie, Texas, and the Mayor or presiding member will be physically present. Council members may be participating remotely via video conference.

CALL TO ORDER

STAFF PRESENTATIONS

1. Lake Ridge Community Project Outreach Process
2. Advertising Opportunity for EpicCentral and Downtown

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 551.076 "Deliberation regarding security devices or security audits; closed meeting."*
- (5) Section 551.087 "Deliberations Regarding Economic Development Negotiations."*

City Council also reserves the right to discuss any agenda item in closed session when authorized by the above referenced provisions. Any final action will be taken during open session.

RECESS MEETING

6:30 PM Council Chambers

RECONVENE MEETING

Invocation led by Pastor Tony McGuire, II of McIntosh Chapel CME Church.

Pledge of Allegiance to the US Flag and Texas Flag led by Mayor Pro Tem Clemson.

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. Citizens may speak for five minutes on any item on the agenda by completing and submitting a speaker card.

3. Minutes of the June 4, 2024, City Council Meeting
4. Contract with Texas Monthly LLC for Advertising Services for Program Sponsorship, Event Support, and Media Purchase Agreement for EpicCentral in the amount of \$129,628 for Year 1, \$839,522 for Year 2, \$713,053 for year 3, and \$117,767 for year 4 for a total amount not to exceed \$1,799,970; with the option to terminate the agreement effective September 30, 2025
5. Reject all Bids from RFB#24107 for Location Intelligence Software Platform
6. Change Order #3 in the amount of \$60,000 to add additional funds for general staffing to the annual contract with Ad A Staff for a total cost of \$1,565,000 (Reviewed by the Finance & Government Committee on 06/04/2025)
7. Grand Prairie Sports Facilities Development Corporation, Appointment of President of Board of Directors
8. Change Order No. 1 in the amount of \$6,900 to add additional contract hours and funding to the Personal Services annual contract with Kathleen Mercer. The original contracted amount totaled \$50,000 for Business Operations and Financial Consultant Services for the Epic Central Development. The change order will result in a total project cost of \$56,900 (Reviewed by the Finance and Government Committee on 06/04/2024)
9. Purchase of Radio Management Hosted Solutions from Motorola Solutions Inc. in the amount of \$110,533.00 (Reviewed by the Public, Safety, Health & Environment Committee on 06/03/2024)
10. Annual Contract for products, services, and support of the City's telephone system from Lantana Communications in the amount of \$58,050.00 annually through a Master Cooperative with Choice Partners. This contract will be for one year with the option to renew for 2 additional one-year periods, allowing an increase not to exceed 5% annually with an estimated total of \$183,002.63 if all extensions are exercised (Reviewed by Finance and Government Committee on 06/04/2024)
11. Annual Contract with Solid Border Inc. for Barracuda Networks Inc. Email Protection Premium Plus software in the estimated amount of \$182,319.60 annually through a National Interlocal Agreement with DIR-TSO-4365. This contract will be for one year, with the option to renew for four additional one-year periods, allowing an increase not to exceed 10% with an estimated total of \$1,113,079.39 if all extensions are exercised (Reviewed by the Finance and Government Committee on 06/04/2024)
12. Annual Contract for Avaya phone system software subscription licensing from Lantana Communications in the amount of \$126,916.00 annually through a Master Cooperative Agreement with DIR. This contract will be for one year with the option to renew for 2 additional one-year periods, allowing an increase not to exceed 5% annually with an estimated

total of \$400,102.69 if all extensions are exercised (Reviewed by Finance and Government Committee on 06/04/2024)

13. Award a contract for roof replacement at Fire Station #1 from Garland/DBS Inc for \$556,430 through a Master Cooperative Agreement with OMNIA Partners (Reviewed by the Finance and Government Committee on 06/04/2024)
14. Award a contract for roof surface reconditioning at The Summit from Garland/DBS Inc for \$674,048 through a Master Cooperative Agreement with OMNIA Partners (Reviewed by the Finance and Government Committee on 06/04/2024)
15. Annual contract for fire alarm monitoring and repair services from Pye Barker through a Cooperative Agreement with The Interlocal Purchasing System (TIPS). This contract will be for one year (up to \$230,000 annually) with the option to renew for four additional one-year periods, totaling \$1,150,000 if all extensions are exercised (Reviewed by the Finance and Government Committee on 06/04/2024)
16. Purchase of a generator for the Emergency Operations Center (EOC) from Holt Cat through a Master Cooperative Agreement with Sourcewell. This is a one-time purchase in the amount of \$478,628.26 with a contingency of \$47,862.83 totaling \$526,491.09 (Reviewed by the Finance & Government Committee on 06/04/2024)
17. Annual contract with Sole Source vendor OTL, Inc. for preventative and recurring maintenance of (\$92,472), feature stock inventory replacement (\$32,274), and expandable programming (\$90,000) for the Illuvia Water Fountain and show at Epic Central. This contract will be for one year, totaling \$214,746, with the option to renew for four additional one-year periods, for a total cost of \$1,102,302 (Reviewed by the Finance & Government Committee on 06/04/2024)
18. Construction contract with Cole Construction, Inc. for National Fitness Campaign (NFC) Courts construction in the amount of \$586,855.38 plus a 10% contingency in the amount of \$58,685.00 for a total project cost of \$645,540.38 (Reviewed by Finance and Government Committee on 06/04/2024)
19. Consent to sublease agreement between Lynn Creek SMI, Inc, LLC/Lynn Creek SMI Series LLC and BJG Lynn Creek LLC, Inc for construction of improvements and operation of the golf range at Lynn Creek Marina, subject to approval by the United States Army Corp of Engineers (Reviewed by the Finance and Government Committee on 06/04/2024)
20. Resolution Authorizing Entering into a Payment Agreement with Grand Prairie Housing Finance Corporation (HFC). HFC will contribute annual payments in an amount equal to thirty-five percent (35%) of the annual Ground Lease payments to compensate the City for on-going City services provided to the NeuRock of Westchester Apartments and to be constructed on the property described on Exhibit A attached hereto (the "Property") specifically located at 605 W. Westchester Parkway, Grand Prairie, Texas 75052. The property will be exempt from local and ad-valorem taxation pursuant to Chapter 394 of the Texas Local Government Code
21. Resolution Authorizing Entering into a Payment Agreement with Grand Prairie Housing Finance Corporation (HFC). HFC will contribute annual payments in an amount equal to thirty-five percent (35%) of the annual Ground Lease payments to compensate the City for on-going City services provided to the Hill Street Apartments located at 1610 Hill Street, Grand Prairie,

Texas 75050. The property will be exempt from local and ad-valorem taxation pursuant to Chapter 394 of the Texas Local Government Code

22. Resolution to Authorize improvements to the Grand Prairie Municipal Airport by the Texas Department of Transportation for the construction of the south service road reconstruction and widening project and authorize the City Manager to execute appropriate grants for construction (Reviewed by the Public Safety, Health, and Environmental Committee on 06/03/2024)
23. Ordinance amending the FY 2023/2024 Operating Budget for the Tree Preservation Fund permitting the Cemetery to utilize \$6,300 for the purchase of protected canopy trees to be installed at the Grand Prairie Memorial Gardens Cemetery (Reviewed by Finance and Government Committee on 06/04/2024)
24. Ordinance amending the FY 2023/2024 Operating Budget for the Golf Fund for the purchase of (2) Toro Workman HDX Utility Vehicles (\$34,515.50 each) for the Prairie Lakes Golf Course and Tangle Ridge Golf Course, totaling \$69,031 (Reviewed by the Finance & Government Committee on 06/04/2024)
25. Ordinance Adopting the Annexation of Certain Territory Located in the Extraterritorial Jurisdiction of the City of Grand Prairie, Texas, to Wit: Being approximately 1432.123 Acre Tract of Land in Ellis County, Texas and Being More Particularly Described and Graphically Depicted in Exhibit "A", Such Tract is Generally Located South of 287 Including Land Situated in the J. Stewart Survey, Abstract No. 961, Cuadrilla Irrigation Co. Survey, Abstract No 262, R. Wyatt Survey, Abstract No. 1280, B. Canfield Survey, Abstract No. 197, L. Kelsey Survey Abstract No. 593, and All Adjacent Rights-of-way into the City of Grand Prairie, Texas; Providing for Incorporation of Premises, Amending of the Official City Map, and Acknowledging a Service Plan; Requiring the Filing of this Ordinance with the County Clerk; Prescribing for Effect on Territory, Granting as Appropriate to All the Inhabitants of Said Property All the Rights and Privileges of Other Citizens and Binding Said Inhabitants by All of the Acts, Ordinances, Resolutions, and Regulations of the City of Grand Prairie, Texas; Providing Cumulative Repealer, Severability, and Savings Clauses; Providing for Engrossment and Enrollment; and Providing an Effective Date
26. Ordinance Adopting the Annexation of Certain Territory Located in the Extraterritorial Jurisdiction of the City of Grand Prairie, Texas, to Wit: Being approximately 5.730 Acre Tract of Land in Ellis County, Texas and Being More Particularly Described and Graphically Depicted in Exhibit "A", Such Tract is Generally Described as 262 Cuad Irr. Co; 1280 R M Wyatt and Identified by Ellis County Appraisal District Property ID 261510 and All Adjacent Rights-of-way into the City of Grand Prairie, Texas; Providing for Incorporation of Premises, Amending of the Official City Map, and Acknowledging a Service Plan; Requiring the Filing of this Ordinance with the County Clerk; Prescribing for Effect on Territory, Granting as Appropriate to All the Inhabitants of Said Property All the Rights and Privileges of Other Citizens and Binding Said Inhabitants by All of the Acts, Ordinances, Resolutions, and Regulations of the City of Grand Prairie, Texas; Providing Cumulative Repealer, Severability, and Savings Clauses; Providing for Engrossment and Enrollment; and Providing an Effective Date

27. Ordinance Adopting the Annexation of Certain Territory Located in the Extraterritorial Jurisdiction of the City of Grand Prairie, Texas, to Wit: Being approximately 140.030 Acre Tract of Land in Ellis County, Texas and Being More Particularly Described and Graphically Depicted in Exhibit “A”, Such Tract is Generally Located South of 287 and East of Ellis County Parcel ID 261510 Including Land Situated in the Cuadrilla Irrigation Co. Survey, Abstract No 262, the R. Wyatt Survey, Abstract No. 1280, and All Adjacent Rights-of-way into the City of Grand Prairie, Texas; Providing for Incorporation of Premises, Amending of the Official City Map, and Acknowledging a Service Plan; Requiring the Filing of this Ordinance with the County Clerk; Prescribing for Effect on Territory, Granting as Appropriate to All the Inhabitants of Said Property All the Rights and Privileges of Other Citizens and Binding Said Inhabitants by All of the Acts, Ordinances, Resolutions, and Regulations of the City of Grand Prairie, Texas; Providing Cumulative Repealer, Severability, and Savings Clauses; Providing for Engrossment and Enrollment; and Providing an Effective Date

ITEMS FOR INDIVIDUAL CONSIDERATION

28. Public Hearing and Ordinance approving the Program Year 2024 Community Development Block Grant (CDBG) and HOME Budgets (Reviewed by the Finance and Government Committee on 06/04/2024)

PUBLIC HEARING ZONING APPLICATIONS

29. ZON-24-03-0008 - Zoning Change/Concept Plan. Zoning Change creating a Planned Development District for Light Industrial including Data Center uses. 1,430.794 acres generally located west of HWY 287, south of Prairie Ridge Blvd, Parcel IDs 190600, 181262, 261509, 261512, 193077, 179637, 291089, 277740, 179561, 179552, 186391, 242136, City of Grand Prairie Extraterritorial Jurisdiction, Ellis County, Texas (On April 22, 2024, the Planning and Zoning Commission recommended approval by a vote of 7-0)
30. ZON-24-03-0007 - Zoning Change/Concept Plan – Goodland Mixed Use. Zone Change creating a Planned Development District for Residential, Mixed-Use, Open Space, and Data Center uses. 309.794 acres located west of HWY 287, north and south of Prairie Ridge Blvd, partially zoned Agriculture, Parcel IDs 284558, 190585, 245944, 290818, 190600, 190602, 190596, City of Grand Prairie and City of Grand Prairie Extraterritorial Jurisdiction, Ellis County, Texas (On April 22, 2024, The Planning and Zoning Commission recommended approval by a vote of 7-0)

CITIZEN COMMENTS

Citizens may speak during Citizen Comments for up to five minutes on any item not on the agenda by completing and submitting a speaker card. The views expressed during Citizen Comments are the views of the speaker, and not the City of Grand Prairie or City Council. Council Members are not able to respond to Citizen Comments under state law.

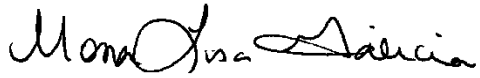
ADJOURNMENT

For those who wish to submit a presentation to the City Council for consideration, please submit those to GPCitySecretary@gptx.org no later than 3:00 p.m. on the day of the meeting, or you may bring paper

copies of your presentation and submit along with your completed speaker card to the clerk's desk at the time of your arrival.

Certification

In accordance with Chapter 551, Subchapter C of the Government Code, V.T.C.A, the City Council meeting agenda was prepared and posted June 14, 2024.

A handwritten signature in black ink that reads "Mona Lisa Galicia". The signature is written in a cursive style with a horizontal line underneath it.

Mona Lisa Galicia, 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 972-237-8035 or email GPCitySecretary@gptx.org at least three (3) business days prior to the scheduled meeting to request an accommodation.