



MINUTES

CALL TO ORDER

Chairman Del Bosque called the meeting to order at 3:30 p.m.

PRESENT

*Chairman Mike Del Bosque
Mayor Pro Tem John Lopez
Council Member Jacquin Headen*

STAFF PRESENTATIONS

1. Discussion on Smoke/Vape Shop Land Use

PRESENTED

2. Infrastructure Master Plan

PRESENTED

CONSENT AGENDA

Motion to approve agenda item three including motion to recommend approval to City Council of agenda items four through seven made by Mayor Pro Tem Lopez, seconded by Council Member Headen. The motion carried unanimously.

3. Amended Minutes of November 21, 2023, City Council Development Committee Meeting and Minutes of January 23, 2024 City Council Development Committee Meeting

Approved on Consent Agenda

4. Lease agreement with Salcado Group Inc to lease the office building at 110 SW Dolores Huerta for use as the Downtown Services Office for a term of 36 months to begin March 1st, 2024, for a total amount of \$95,227.00 for the entire term

Approved on Consent Agenda

5. Change Order 02 to the Construction Contract awarded to McMahon Contracting LP for the Davis Road Paving and Drainage Improvements project in the total amount of negative \$140,165.32

Approved on Consent Agenda

6. Ordinance authorizing City Manager to execute Quitclaim deed for the abandonment of a platted Water Line Easement of 0.097 Acres for \$250.00, located at 4000 Matthew Road, Dallas County, to Hamilton Commercial LLC

Approved on Consent Agenda

7. Ratification of a construction contract with North Texas Contracting, Inc., for an emergency water repair at Westfork Center in the total amount of \$193,490.00

Approved on Consent Agenda

INDIVIDUAL CONSIDERATION

8. Contract for professional design services with Kimley Horn and Associates, Inc. (KHA) for completion of design of intersection improvements at various locations for \$199,300, in association with the North Central Texas Council of Governments (NCTCOG) and Dallas District of the Texas Department of Transportation (TxDOT), Highway Safety Improvement Program (HSIP)

Transportation and Mobility Director Caryl DeVries presented this item to the committee noting there were five locations chosen from the KHA applications and TxDOT awarded \$2,250,000 to the city for construction of these improvements. The City of Grand Prairie's local match is to provide funding for engineering. Ms. DeVries said it is anticipated that these improvements will greatly progress safety for vehicular and pedestrian traffic. A detailed list of the scope with location maps was presented.

Motion to recommend approval to City Council made by Council Member Headen, seconded by Mayor Pro Tem Lopez. The motion carried unanimously.

9. Professional Engineering Services contract with Freese and Nichols, Inc. for the design of the Lakeview 2.0 Million Gallon (MG) Elevated Storage Tank (EST) project in the amount of \$884,821.00

Director of Engineering and Utility Services Noreen Housewright presented this item to the committee noting this contract will provide professional engineering services for the design of the Lakeview 2.0 MG EST project. The new 2.0 MG storage tank will maintain water system pressures and increase the elevated storage capacity within the Prairie Ridge Development. These services include engineering design, construction bid and award support, and part-time resident representation for the project. Survey services, an environmental evaluation, and a geotechnical investigation will be included with the design, along with coating and welding inspection services during the project's construction. The project also includes the design for associated piping, appurtenances, site improvements, and a water line extension to the existing water system (up to 1,600 linear feet).

Mayor Pro Tem Lopez inquired if this storage tank will be similar to the new storage tank on Robinson Road. Ms. Housewright said the storage tank will have lighting and the graphics have not been decided but will bring back to Council for consideration.

Motion to recommend approval to City Council made by Mayor Pro Tem Lopez, seconded by Council Member Headen. The motion carried unanimously.

10. Professional Engineering Services contract with Parkhill for wastewater system improvement services for the Grand Lakes Boulevard Sewer Line in the amount of \$184,031.00

Ms. Housewright presented this item to the committee noting this contract provides several professional engineering services for the Grand Lakes Boulevard Sewer Line Replacement project. These services include geotechnical testing, the preparation of area surveys and topographic documents, project conceptual design, and bidding and construction administration services.

Motion to recommend approval to City Council made by Council Member Headen, seconded by Mayor Pro Tem Lopez. The motion carried unanimously.

11. Professional Contract with Freese and Nichols, Inc. for Commercial Water Meter Vault Replacements Phase 2 Design in the Amount of \$259,633.00

Ms. Housewright presented this item to the committee noting this contract provide for the design of 20 commercial water meter vault replacements based on prioritization of the Assessment Program and City input in 2020. This contract will also provide design and bid services for a vault replacement at 1960 W. Tarrant which was not included int he 2020 Assessment Program as for up to five sites if deemed an emergency replacement by the city.

Mayor Pro Tem Lopez agreed with the replacements being done on prioritization of the Assessment Program and city input. Motion to recommend approval to City Council made by Mayor Pro Tem Lopez, seconded by Council Member Headen. The motion carried unanimously.

12. Professional Engineering Services contract with Freese and Nichols, Inc. for a proposed On-Call Water and Wastewater Hydraulic Modeling system in the amount of \$200,000.00, with the original term set to expire December 31, 2024 and the option to renew for one (1) additional one-year period for a total of \$400,000.00

Ms. Housewright presented this item to the committee noting that under this contract, the consultant will provide the water/wastewater services necessary for an operational assessment related to system modifications and the analysis of proposed developments. The scope of services to be provided include the development and assessment of engineering design and operational options related to water/wastewater system modifications and investigations, potential adjustments offered to the City's Water and Wastewater Capital Improvement Plans, analysis of proposed developments, analysis of water/wastewater operations, provide an update to the water/wastewater models to reflect existing infrastructure and conditions, updating the risk-based assessment model to develop current recommendations based on ongoing wastewater collection system inspections.

Motion to recommend approval to City Council made by Council Member Headen, seconded by Mayor Pro Tem Lopez. The motion carried unanimously.

EXECUTIVE SESSION

There was no executive session.

CITIZEN COMMENTS

There were no citizen comments.

ADJOURNMENT

Chairman Del Bosque adjourned the meeting at 4:15 p.m.

A handwritten signature in black ink, appearing to read 'Mike Del Bosque', positioned above a horizontal line.

Mike Del Bosque, Chairman