

AGENDA
MEETING OF THE IRVING CITY COUNCIL
THURSDAY, APRIL 20, 2017
COUNCIL CHAMBER - CIVIC CENTER COMPLEX
825 WEST IRVING BOULEVARD
IRVING, TEXAS

1:00 P.M. -- CITY COUNCIL WORK SESSION -- WEDNESDAY, APRIL 19, 2017-- FIRST FLOOR CITY COUNCIL CONFERENCE ROOM -- CIVIC CENTER COMPLEX -- 825 WEST IRVING BOULEVARD -- IRVING, TEXAS

6:15 P.M. -----Pre-Council Briefing (If Necessary) 1st Floor
City Council Conference Room Or City Council
Chamber Conference Room, Civic Center
Complex

7:00 P.M.----- Organizational Service Announcements

Invocation

Amy Fathe'Aazan, Baha'is of Irving

Pledge Of Allegiance

Proclamations, Announcements, and Special Recognitions

Citizens' Forum

Citizens are invited to speak for three (3) minutes on matters relating to City government and on items not listed on the regular agenda.

Public Hearing: Items 1 through 27

THIS MEETING CAN BE ADJOURNED AND RECONVENED, IF NECESSARY, THE FOLLOWING REGULAR BUSINESS DAY.

ANY ITEM ON THIS POSTED AGENDA COULD BE DISCUSSED IN EXECUTIVE SESSION AS LONG AS IT IS WITHIN ONE OF THE PERMITTED CATEGORIES UNDER SECTIONS 551.071 THROUGH 551.076 AND SECTION 551.087 OF THE TEXAS GOVERNMENT CODE.

This facility is physically accessible and parking spaces for the disabled are available. Accommodations for people with disabilities are available upon request. Requests for accommodations must be made 48 hours prior to the meeting. Contact the City Secretary's Office at (972) 721-2493 or Relay Texas at 7-1-1 or 1-800-735-2988.

CITY COUNCIL AGENDA

1 City Operations Update

- A. Update on Las Colinas Blvd. Construction
- B. Review the "Road to the Future" Progress

CONSENT AGENDA

2 Approving Work Session Minutes for Wednesday, April 05, 2017

3 Approving Regular Meeting Minutes for Thursday, April 06, 2017

4 Resolution - Approving an Interlocal Agreement Between City of Irving and City of Denton to Provide for the Transfer of Mulch and Support for Solid Waste Emergency Operations

Administrative Comments

1. This item is recommended by the Solid Waste Services Department.
2. **Impact:** This agreement provides for the transfer of ground mulch from one City to the other and for emergency support, as applicable or appropriate.
3. The City of Irving has an available inventory of ground mulch that it will provide to the City of Denton.
4. The City of Irving will load the material into vehicles owned and operated by the City of Denton for transport.
5. The cities of Irving and Denton will provide appropriate assistance to one another, if requested. This assistance can be in the form of access to each city's landfill, use of landfill type equipment, etc.

Recommendation

The resolution be approved.

5 Resolution - Approving an Interlocal Agreement Between the City of Irving and the Irving Independent School District for Library Branches to Provide Meeting Rooms for ESL and GED Classes.

Administrative Comments

1. This item is recommended by the Library.
2. **Impact:** The agreement between The City of Irving on behalf of the Irving Library and the Irving Independent School District will provide ESL and GED classes which will be held in the meeting rooms of the South, West, and East Branch Libraries.

Recommendation

The resolution be approved.

6 Resolution - Selecting Burgess & Niple, Inc., as the Most Highly Qualified Provider of Engineering Design Services for the Hard Rock Road and Pioneer Drive Phase 2A Improvements Project and Authorizing Staff to Negotiate an Agreement with the Provider

Administrative Comments

1. This item is recommended by the Capital Improvement Program Department.
2. **Impact:** This will provide design services for the roadway reconstruction of Hard Rock Road from the east bound frontage road of SH 183 to 1,700 feet south of the Hard Rock/Pioneer intersection and along Pioneer Drive from Esters Road to the Hard Rock/Pioneer intersection.
3. This agreement includes the design of 3,800 linear feet of 12-inch water main, 3,800 linear feet of wastewater mains, various sized storm drain pipe and box culvert systems, a cofferdam/retaining wall system and 4,700 linear feet of 10-inch concrete pavement. Hard Rock Road is proposed as a three-lane undivided roadway. Pioneer Drive is proposed as a four-lane divided roadway.
4. Requests for qualifications were solicited for the design project. Qualifications were received from 21 firms. Four were chosen to be interviewed. Burgess & Niple, Inc., was determined to be the most highly qualified provider for design of the work solicited.
5. The Capital Improvement Program Department recommends selecting Burgess & Niple, Inc., for the following reasons:
 - They have a proven record with the City of Irving for the design of large utility projects;
 - Their team did an exceptional job identifying several project opportunities;

- They have recognized constraints with a myriad of drainage issues surrounded by new development;
 - They possess an exceptional experience in regard to paving, water and wastewater mains, drainage structures, traffic control, and construction phasing; and
 - Burgess & Niple, Inc., has a strong reputation for performing this type of work.
6. Construction is anticipated to be funded as part of the FY 2017-18 Road to the Future improvements budget.
7. Minority- and/or Women-owned Business (M/WBE) participation in this award is 20%.

Recommendation

The resolution be approved.

7 Resolution - Awarding a Contract to Mastec N.A., in the Amount of \$186,988.00 for the Street Light and Conduit for Las Colinas Boulevard and Fuller Drive Project

Administrative Comments

1. This item is recommended by the Capital Improvement Program Department. It supports Strategic Objective 3.4 – Complete “signature projects.” (i.e. Texas Stadium site, Heritage Center, and Urban Center).
2. **Impact:** This project will install conduit and street light foundations to accommodate the new Irving Music Factory Entertainment Venue and adjacent roadways along Las Colinas Boulevard and Fuller Drive.
3. The project will include the installation of 2,790 linear feet of 2-inch PVC conduit by either open cut trenching or by directional boring. It will also install 47 precast street light foundations.
4. Funding for these improvements is provided by the ARK Group of Irving, Inc., through a Deposit Agreement which was approved by City Council via RES-2017-142 on April 6, 2017.
5. This is within the Las Colinas Association and will be installed along Las Colinas Boulevard between Fuller Drive and SPUR 348 and along Fuller Drive between SH 114 and Las Colinas Boulevard.
6. One bid was received from Mastec N.A., who submitted the lowest responsive responsible bid of \$186,988.00. This is \$12,812.00 (6.4%) below the project estimate.

7. Mastec N.A. provided references within the bid package. References were checked by staff. All findings were favorable for this type of conduit installation.
8. Minority- and/or Women-owned Business (M/WBE) participation in this award is 100%.
9. Funding in the amount of \$186,988.00 from the Deposit Agreement is available in the Non-Bond CIP Fund.

Recommendation

The resolution be approved.

8 Resolution - Approving an Agreement with the Irving Convention Center for the Transportation Investment Summit to be Held on August 15-16, 2017, in the Total Estimated Amount of \$40,000.00

Administrative Comments

1. This item is recommended by the Traffic & Transportation Department.
2. **Impact:** This Agreement will provide a location to host the Transportation Investment Summit to be held on August 15-16, 2017.
3. **This item was presented to the Transportation & Natural Resources Committee Meeting on April 5, 2017.**
4. Funding in the total estimated amount of \$40,000.00 is available in the General Fund.

Recommendation

The resolution be approved.

9 Resolution - Authorizing the Taking of Bids for the Sale of Multiple Land Tracts Totaling 9.86 Acres Located in Heritage Crossing

Administrative Comments

1. This item is recommended by the Economic Development Department.
2. **Impact:** Development of these properties will positively impact Heritage Crossing by providing for the construction of new, high quality single family homes and townhomes; renovation of up to three existing homes; as well as, an opportunity to develop the vacant commercial lot at 124 S. O'Connor Rd.

3. **This item was presented to the Planning and Development Committee on April 6, 2017.**
4. The offering of these properties for development has been presented at several Planning and Development Committee meetings. A number of sample development plans have been presented to offer suggestions on the type, scope, and quality of the development expected. The original concepts showed a “mother-in-law” suite as separate living quarters on several concepts. The “mother-in-law” concept has been removed from consideration and will not be allowed.
5. The City land banked approximately 9.66 acres of land in Heritage Crossing that is now recommended for new residential development. The properties are scattered but are generally located south of Second Street, north of Sixth Street, east of O’Connor Road and west of Britain Road. These tracts will be offered in multiple groupings to include single lot offerings to encourage a variety of home builders to participate in the revitalization. The approximately five-acre tract just east of the Heritage Senior Recreation Center will be offered to a single developer for redevelopment with a multi-lot single-family development.
6. There are three existing single-family residences within the land bank that will be offered as renovation projects. These homes will be required to be improved to meet all city codes. Alternatively, if renovation is not feasible, the properties may be redeveloped with new housing.
7. The assemblage of the property into the land bank allows the City to offer the property at a competitive bid price that requires high quality development. Therefore, while no minimum bid has been set, the current property value will be listed for reference. The City will, however, require a performance guarantee in the form of a deed restriction, bond, letter of credit or other acceptable guarantee to assure that the property is developed per the plans approved by the City.
8. The City land banked approximately 0.20 acres of land in Heritage Crossing that is now recommended for new commercial development. The tract located at 124 S. O’Connor Rd. (northeast corner of O’Connor Road and 2nd Street) is expected to be developed for a commercial use. The property has been used for public parking for a number of years, but lends itself to new retail or other commercial or office uses due to its exposure to the intersection. This property will be offered in a separate offering from the residential offerings.
9. The commercial tract at 124 S. O’Connor Rd. was purchased utilizing a land bank grant program from North Texas Council of Governments (NCTCOG). Upon sale of the property, a reimbursement of the grant will be made pursuant to the grant guidelines. Based on the current appraisal of the property, the City will reimburse NCTCOG \$188,000.00.
10. For both the commercial and the residential properties, bidders will be required to submit a design/development plan demonstrating how these developments compliment or enhance revitalization of Heritage Crossing. The City will retain the

right for final approval of the plans, specifications and use of the property. Bidders will be required to demonstrate their ability to deliver the projects in a timely fashion.

11. In advance of circulating the opportunities for bidding, Corporate Communications is developing an awareness campaign that will focus on the recent advancements in the downtown area as well as these new opportunities. City publications, website and social media will be a part of the campaign.
12. The bids will be advertised through the Purchasing Department's normal advertising procedure. This involves two notices in the newspaper and an e-mail notification to all registered vendors. Three hundred eighty-one (381) vendors were notified related to the most recent real estate bid opportunity. In addition to the bid notifications and newspaper advertisements, the properties will be listed on commercial multiple listing services and notice will be sent to all adjoining property owners.
13. This is the first step in a two-step process. Once the bids have been received, they will be presented to City Council for consideration.

Recommendation

The resolution be approved.

10 Resolution - Acknowledging Receipt of the Trust Document Identifying the True Owner in Accordance with Section 2252.092, Texas Government Code Related to the Conveyance of a Sanitary Sewer Easement by Series 060678 Trust and Justin S. McCarty, Jr., Property Owners – Located Along Belt Line Road/Carbon Road at SH 161

Administrative Comments

1. This item is recommended by the Economic Development Department.
2. **Impact:** Dedication of a new sanitary sewer easement will allow for the efficient development of the Racetrac development on Belt Line Road/Carbon Road at SH161.
3. The new Racetrac development requires an off-site sanitary sewer easement from adjacent property owners in order to serve the new facility. The owners of the property have agreed to dedicate the easement to the City.
4. This item requires City Council approval in order to comply with the requirements of Texas Government Code related to acquiring real property owned by a trust.

Recommendation

The resolution be approved.

11 Resolution - Acknowledging Receipt of the Trust Document Identifying the True Owner in Accordance with Section 2252.092, Texas Government Code Related to the Conveyance of a Sanitary Sewer Easement by Las Colinas HR DST, a Delaware Statutory Trust to the City of Irving - Property Located at 700 Hidden Ridge

Administrative Comments

1. This item is recommended by the Economic Development Department.
2. **Impact:** Dedication of the new sanitary sewer easement will allow for the efficient development of the new 34.8 acre office property on the north side of Hidden Ridge.
3. A new corporate office project is being planned on a 34.8 acre tract of land located on the north side of Hidden Ridge, across from the Verizon Campus at 600 Hidden Ridge. The new project requires a sanitary sewer easement to be extended into the Verizon property by the developer. The property owner has agreed to dedicate the easement to the City.
4. This item requires City Council approval to conform to the requirements of Texas Government Code related to acquiring title to property owned by a trust.

Recommendation

The resolution be approved.

12 Resolution - Approving an Economic Development Incentive Agreement with Central Park Partners, Ltd., in an Amount Not to Exceed \$49,500.00 Through the Corridor Enhancement Incentive Program for the Shopping Center Located at the Northwest Corner of Irving Boulevard and Pioneer Drive

Administrative Comments

1. This item is recommended by the Economic Development Department. This item supports Strategic Objective 3.1-Promote revitalization of target areas.
2. **Impact:** Approval of this agreement will provide a corridor enhancement incentive for the completion of qualifying improvements to the Central Park Shopping Center located at the northwest corner of Irving Boulevard and Pioneer Drive.
3. **The Planning and Development Committee received an update on the Enhancement Incentive Programs on April 6, 2017.**
4. The Corridor Enhancement Incentive Program was put into effect in December 2009 to encourage private investment in the renovation and rehabilitation of existing building sites along the City's corridors. The program provides financial assistance in the form of a grant to non-residential property owners for improving the street-side appearance of their existing buildings and site features to enhance corridor appearance, attract new business activity and foster new employment opportunities.

Overall program funding for FY2015-16 is \$150,000.00.

5. On June 23, 2016, Resolution RES-2016-227 approved an agreement with Central Park Partners, LTD., for a Corridor Enhancement Incentive for improvements to the Central Park Shopping Center that included façade enhancements to the existing buildings, landscaping enhancements, cleaning and restriping of the parking lot, removal of the existing pole sign along Pioneer Drive, painting and nameplate upgrades to the two existing multi-tenant pole signs (one along Irving Boulevard, the other along Pioneer Drive) and aesthetic enhancements to the fueling station along Irving Boulevard. The total estimated cost of the qualifying improvements was \$283,500.00 with a reimbursement request for \$141,750.00.
6. The owner completed the façade enhancement for the Planet Fitness building including parking improvements adjacent thereto, general parking lot cleaning/restriping, removal of the existing pole sign along Pioneer Drive and improvement to the fueling station. However he did not complete the landscaping or other façade and sign improvements required by the terms of the agreement before the December 23, 2016 expiration date, and was therefore not eligible for reimbursement for the improvements that were completed. Those completed improvements including both Planet Fitness and the fueling station are now in operation.
7. The current request is for a new agreement to install landscaping in accordance with a City approved landscape plan (including a landscape sprinkler system and site improvements to accommodate new landscape areas) and painting of the street facing fascia, walls and soffit of all the existing tenant lease spaces, (excluding the recently renovated Planet Fitness building). This work was included in the previous agreement but not able to be undertaken before the agreement expired. The total estimated cost of the qualifying improvements under the new agreement is \$99,000.00 with a reimbursement request for \$49,500.00.
8. Since this will be the applicant's second request for funding in less than one (1) year since City Council approval of the previous 380 agreement on June 23, 2016, City Council is being requested to waive this requirement of the ordinance as part of the current approval process.
9. The Central Park Shopping Center is owned by Merritt Capital Partners of Dallas, Texas, as the controlling partner of Central Park Partners, Ltd., the entity formed for the purchase of this property. Merritt Capital Partners specialize in the acquisition, management, leasing and sale of commercial real estate properties with its primary focus on acquiring underperforming multi-tenant shopping centers and adding value through comprehensive redevelopment, management and leasing.
10. This particular property is identified in the current updating of the City's comprehensive plan as a neighborhood center to be maintained and enhanced to meet the needs of the surrounding area. Additionally, it is included in the Irving Boulevard TIRZ #2 with a 2016 real property taxable value of \$4,900,000 and is

targeted for “modest redevelopment/adaptive reuse” with respect to future TIRZ valuation and revenue projections.

11. The final payment amount will be determined after staff review and verification of invoices and/or proof of payment by the owner to all contractors, material suppliers and vendors for eligible work performed and/or material and services rendered in accordance with the provisions of the agreement. No reimbursement will be made unless all terms of the agreement are satisfied.
12. Funding in the amount of \$49,500.00 is available in the Economic Development budget within the Economic Development Fund.

Recommendation

The resolution be approved.

13 Resolution - Amending the Agreement with Paymentus Corporation in the Estimated Annual Amount of \$850,000.00 for Water Utility On-Line Services

Administrative Comments

1. This item is recommended by the Water Utilities Department. It supports Strategic Objective 1.1 – Contain costs and increase operational efficiency
2. **Impact:** The agreement with Paymentus allows customers to make web payments on a secure, hosted web portal or pay by telephone using credit card, debit card or eChecks.
3. **This item was presented to the Transportation and Natural Resources Committee on April 5, 2017.**
4. The web payment services provided by Paymentus started on May 23, 2016 and the current agreement runs through April 30, 2017.
5. The resolution amends the agreement to extend the renewal term through April 30, 2020 after which the agreement will automatically renew for a period of one (1) year unless either party provides the other party with not less than thirty (30) days prior written notice of intent not to renew.
6. The agreement includes a subscription service of \$31,000.00 per year subject to a 3% annual increase. This fee covers support, maintenance and paperless billing.
7. The City pays transaction fees for all payments made through web or IVR (phone) systems at the following rates:

Credit Card payments	
Qualified Cards:	1.55% + \$0.15 per item
Mid Qualified Cards:	2.35% + \$0.15 per item
Non Qualified Cards:	2.85% + \$0.15 per item
Debit Card payments	
Qualified Cards:	0.35% + \$0.45 per item
Mid Qualified Cards:	1.50% + \$0.45 per item
Non Qualified Cards:	2.20% + \$0.45 per item
eCheck Payments	\$0.65 per transaction

8. Funding for Fiscal Year 2016-17 is available in the Water Utilities Department budget within the Water and Sewer System Fund, while funding for Fiscal Years 2017-18, 2018-19, and 2019-20 is subject to budget appropriation.

Vendor	Contract Term	Total Estimated Amount	Fiscal Year(s)
Paymentus Corporation	5/1/17 – 4/30/20	\$370,000.00	2016-17
		\$850,000.00	2017-18
		\$850,000.00	2018-19
		\$496,000.00	2019-20
TOTAL		\$2,566,000.00	

Recommendation

The resolution be approved.

**Bids & Purchasing Items
Items 14-21**

- 14 Resolution - Approving a Vendor/Member Contract Pursuant to Cooperative Purchasing Agreement Between the City of Irving and Plano Office Supply in the Total Estimated Amount of \$120,000.00 for As-Needed Purchases of HON Furniture through the Collin County Community College District Interlocal Cooperative Purchasing Program**

Administrative Comments

1. This item is recommended by the Financial Services Department – Purchasing Division.
2. **Impact:** Establishment of a Vendor/Member contract between the City of Irving and Plano Office Supply for utilization of Collin County Community College District Contract No. 3629, which expires on January 31, 2018, will allow the city to purchase HON Furniture under the best possible terms and conditions for the city.

3. Approval this contract supports as-needed purchase and installation of HON furniture through the designated Collin County Community College District contract for the specified contract term.
4. Funding for Fiscal Year 2016-17 is available in various departmental budgets within various funds, while funding for Fiscal Year 2017-18 is subject to budget appropriation.
5. Because this contract runs from April 2017, through January 2018, it is possible that more than the estimated amounts shown in the chart below may be spent in one operating year or the other as long as there are budget funds available to accommodate that year's additional purchases and the total contract award amount is not exceeded.

Vendor	Contract Term	Total Estimated Amount	Fiscal Year(s)
Plano Office Supply	4/21/17 – 1/31/18	\$67,000.00	2016-17
		\$53,000.00	2017-18
TOTAL		\$120,000.00	

Recommendation

The resolution be approved.

15 Resolution - Approving and Accepting the Proposal of Securus Technologies, Inc., for an Annual Contract to Provide Jail Inmate Phone Services

Administrative Comments

1. This item is recommended by the Police Department.
2. **Impact:** Inmates' use of the jail phone system and purchase of pre-paid phone cards provides a source of revenue for the city.
3. This award establishes an annual contract for the continuation of providing jail inmate phone services. The current contract expires April 30, 2017. This award is for one year with two, two-year renewal options.
4. Four proposals were received in response to this RFP. The proposal submitted by Securus Technologies, Inc., provides the best value for the city based upon the identified evaluation criteria.
5. The city will be paid a commission rate of 69% on all local and intrastate calls.

6. Revenue received as a result of this contract is deposited in the General Fund and averages approximately \$40,000.00 per year.

Recommendation

The resolution be approved.

16 Resolution - Approving a Professional Services Agreement Between the City of Irving and Elite at Twin Wells Golf Course, LLC in an Amount Not to Exceed \$975,000.00 for Twin Wells Golf Course Management Services During the Renovation Phase

Administrative Comments

1. This item is recommended by the Parks & Recreation Department. It supports Strategic Objective 4.5 – Implement enhancements to cultural and recreational facilities.
2. **Impact:** This contract will provide professional golf course management operations while the course is under renovation, as well as prepare the course for reopening upon completion of planned renovations.
3. Requests for Proposals were solicited for these services. Proposals were received from five firms. A city staff evaluation team comprised of members from the Parks and Recreation, Financial Services, and Capital Improvements Program departments reviewed the responses and held one-on-one interviews with all five firms.
4. The selection was based on the expertise, knowledge and abilities of Elite’s team to maintain and improve Twin Wells Golf Course.
5. Elite will maintain the grounds (mow) while the course is closed for renovations.
6. Elite will be responsible for the grow-in of new turf grass on the greens, tee boxes, and other areas as required.
7. The Superintendent for Elite will be on site to provide daily observations of renovations to ensure the contractor is meeting specifications and standards.
8. Elite will also conduct improvement projects not within the scope of the main renovation project.
9. Funding in the amount of \$225,000.00 is available in the Parks and Recreation Department budget within the General Fund, while funding for Fiscal Year 2017-18 in the amount of \$750,000.00 is subject to budget appropriation.

Recommendation

The resolution be approved.

17 Resolution - Renewing the Annual Contract and Approving Change Order Number 1 with EBSCO Information Services in the Total Estimated Amount of \$58,125.00 for Library Serials Subscription Services & Digital Magazine Interface

Administrative Comments

1. This item is recommended by the Library Services Department.
2. **Impact:** Library serials subscriptions require extensive handling to ensure that all expected magazine titles, volumes and issues are ordered and received according to complex publication patterns established by scores of individual publishing establishments. Subscription management services provide great efficiency in serving the city’s library customers’ needs for both print and digital materials.
3. This renewal establishes the continuation of an annual contract for providing print serial subscription services as well as a user-friendly online interface for digital subscriptions. This is the first of four one-year renewal options. The current contract was awarded by Administrative Award No. 4902 and expires on June 14, 2017.
4. Because of the increasing demand from library customers for electronic and print serial titles, this renewal includes an increase of 25% over the original award amount of \$46,500.00, bringing the total contract amount to \$58,125.00.
5. Funding for Fiscal Year 2016-17 is available in the Library Services Department budget within the General Fund, while funding for Fiscal Year 2017-18 is subject to budget appropriation.
6. Because this contract runs from June 2017 through June 2018, it is possible that more than the estimated amounts shown in the chart below may be spent in one operating year or another as long as there are budget funds available to accommodate that year’s additional purchases and the total contract award amount is not exceeded.

Vendor	Contract Term	Total Est. Expenditure	Fiscal Year(s)
EBSCO Information Services	6/15/17 – 6/14/18	\$ 20,625.00	2016-17
		\$ 37,500.00	2017-18
TOTAL		\$ 58,125.00	

Recommendation

The resolution be approved.

18 Resolution - Approving and Accepting the Bid of Henry Schein Animal Health in the Total Estimated Amount of \$211,384.50 for an Annual Contract to Provide Veterinary Vaccines, Medicines, and Related Supplies

Administrative Comments

1. This item is recommended by the Animal Services Department.
2. **Impact:** Purchases under this contract will provide shelter animals with the necessary vaccines and medicines ensuring a safe and healthy environment for them while protecting residents from zoonotic diseases.
3. This award establishes an annual contract for the continuation of providing veterinarian vaccines, medicines, and related supplies. The award is for one year with two one-year renewal options.
4. Funding for Fiscal Year 2016-17 is available in the Animal Services Department budget within the General Fund while funding for Fiscal Year 2017-18 is subject to budget appropriation.
5. Because this annual contract runs from April 2017 through March 2018, it is possible that more than the estimated amounts shown in the chart below may be spent in one operating year or the other as long as there are budget funds available to accommodate that year's additional purchases and the total contract award amount is not exceeded.

Vendor	Contract Term	Total Estimated Expenditure	Fiscal Year(s)
Henry Schein Animal Health	4/21/17 – 3/31/18	\$ 70,750.00	2016-17
		\$140,634.50	2017-18
TOTAL		\$211,384.50	

Recommendation

The resolution be approved.

19 Resolution - Approving a Vendor/Member Contract Pursuant to a Cooperative Purchasing Agreement Between the City of Irving and Paradigm Traffic Systems, Inc., for As-Needed Purchases in an Estimated Amount of \$150,000.00 for Traffic Signal Parts and Equipment through the State of Texas Local Government Statewide Cooperative Purchasing Program Administered by the Texas Association of School Boards (The BuyBoard Program)

Administrative Comments

1. This item is recommended by the Traffic & Transportation Department and Financial Services Department – Purchasing Division.
2. **Impact:** Establishment of Vendor/Member Contract between the City of Irving and Paradigm Traffic Systems, Inc., for utilization of BuyBoard Contract No. 524-17 for Public Safety & Fire House Supplies & Equipment whose current term expires March 31, 2018.
3. Approval of this contract supports as-needed purchases of parts and equipment for installing and maintaining traffic signals within the City of Irving through the designated BuyBoard contract for the specified contract term.
4. Funding for Fiscal Year 2016-17 is available within the Street Improvement Bond Fund, while funding for Fiscal Year 2017-18 is subject to budget appropriation.
5. Because this contract runs from April 2017 through March 2018, it is possible that more than the estimated amounts shown in the chart below may be spent in one operating year or the other as long as there are budget funds available to accommodate that year’s additional purchases and the total contract award amount is not exceeded.

Vendor	Contract Term	Total Estimated Expenditures	Fiscal Year(s)
Paradigm Traffic Systems, Inc.	4/21/17 – 3/31/18	\$75,000.00	2016-17
		\$75,000.00	2017-18
TOTAL		\$150,000.00	

Recommendation

The resolution be approved.

20 Resolution - Approving a Vendor/Member Contract Pursuant to a Cooperative Purchasing Agreement Between the City of Irving and Mart, Inc., in the Average Estimated Annual Amount of \$370,000.00 for Construction, Renovation and Repair Service through the Choice Partners Purchasing Cooperative, a Division of Harris County Department of Education

Administrative Comments

1. This item is recommended by the Building & Equipment Services Department – Facilities Division, the Parks & Recreation Department, and the Financial Services Department – Purchasing Division.
2. **Impact:** Establishment of a Vendor/Member Contract between the City of Irving and Mart, Inc., for utilization of Choice Partners Contract No. 17/020CG-11, which expires on February 27, 2019, will allow the city to obtain construction, renovation and repair service under the best possible terms and conditions for the city.
3. Approval of this contract supports as-needed facility repair and remodeling projects, and emergency response situations. This allows them to be handled in a timely and cost effective manner during heavy work load periods for Building Services, keeping service levels high. Contract purchase of general contracting work will also ensure Parks and Recreation facilities are repaired in a timely, efficient, and cost effective manner for our residents.
4. Funding for Fiscal Year 2016-17 is available in various departmental budgets within various funds, while funding for Fiscal Years 2017-18 and 2018-19 are subject to budget appropriation.
5. Because this contract runs from April 2017, through February 2019, it is possible that more than the estimated amounts shown in the chart below may be spent in one operating year or the other as long as there are budget funds available to accommodate that year’s additional purchases and the total contract award amount is not exceeded.

Vendor	Contract Term	Total Estimated Amount	Fiscal Year(s)
Mart Inc.	4/21/17 – 2/27/19	\$265,000.00	2016-17
		\$330,000.00	2017-18
		\$145,000.00	2018-19
TOTAL		\$740,000.00	

Recommendation

The resolution be approved.

21 Resolution - Approving a Vendor/Member Contract Pursuant to a Cooperative Purchasing Agreement Between the City of Irving and Gomez Floor Covering, Inc., in the Total Estimated Amount of \$320,000.00 for As-Needed Flooring Purchases and Repair and Installation Services through the State of Texas Local Government Statewide Cooperative Purchasing Program Administered by the Texas Association of School Boards (The BuyBoard Program)

Administrative Comments

1. This item is recommended by the Building & Equipment Services Department – Facilities Division, the Parks & Recreation Department, and the Financial Services Department – Purchasing Division.
2. **Impact:** Establishment of a Vendor/Member Contract between the City of Irving and Gomez Floor Covering, Inc., for utilization of BuyBoard Contract No. 476-15, which expires on March 31, 2018, will allow the city to purchase floor coverings and repair and installation services under the best possible terms and conditions for the city.
3. Approval of this contract supports as-needed purchase and installation of floor coverings through the designated BuyBoard contract for the specified contract term.
4. Funding for Fiscal Year 2016-17 is available in various departmental budgets within various funds, while funding for Fiscal Year 2017-18 is subject to budget appropriation.
5. Because this contract runs from April 2017, through March 2018, it is possible that more than the estimated amounts shown in the chart below may be spent in one operating year or the other as long as there are budget funds available to accommodate that year’s additional purchases and the total contract award amount is not exceeded.

Vendor	Contract Term	Total Estimated Amount	Fiscal Year(s)
Gomez Floor Covering, Inc.	4/21/17 – 3/31/18	\$ 70,000.00	2016-17
		\$250,000.00	2017-18
TOTAL		\$320,000.00	

Recommendation

The resolution be approved.

End of Bids

ZONING CASES AND COMPANION ITEMS

- 22 **Ordinance - Zoning Case #ZC16-0103 - Granting S-P-1 (Generalized Site Plan) for R-AB (Restaurant with the Attendant Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption) Uses - Approximately 1,502 Square Feet Located at 313 E. Las Colinas Boulevard - Hammad Investments, LLC, Applicant - I & 6 Lake Carolyn Apartments, LLC, Owner.**

Administrative Comments

1. The Planning and Zoning Commission Hearing Date and Recommendation: March 20, 2017 – Favorable 9-0.
2. The 2008 Comprehensive Plan Future Land Use Map recommends *Mixed Use* uses for this property. This request is in conformance with the Comprehensive Plan.
3. The applicant is requesting rezoning to allow an existing “*Hops & Vines*” restaurant the attendant accessory use of the sale of alcoholic beverages for on-premises consumption.
4. The subject property is a lease space in a multi-tenant retail building. The restaurant is 1,502 sq. ft. in area with a total of 24 seats. A total of 10 parking spaces are required at one space per 2.5 seats, with 10 parking spaces provided as part of the retail parking.
5. Staff can support this case since it meets all of the requirements of the R-AB ordinance
6. A total of 275 public notices were mailed. Staff received 22 in support and one in opposition. The opposition represents 0.07% of the land within 200 feet of the subject property. Since this is less than 20%, per state law a $\frac{3}{4}$ -vote is not required for approval.
7. This item supports Strategic Objective 3.5 – Effectively plan and manage land use.

Recommendation

The ordinance be adopted per the recommendation of the Planning and Zoning Commission.

23 Ordinance - Zoning Case #ZC17-0001 - Granting PUD (Planned Unit Development) for S-P-1 (Detailed Site Plan) for R-AB (Restaurant with the Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption) and Hotel Uses - Approximately 2.47 Acres Located at 525 Meadow Creek Drive - Lodgic Hospitality, Applicant - Sfuzzi Las Colinas Holdings, LLC, Owner.

Administrative Comments

1. The Planning and Zoning Commission Hearing Date and Recommendation: April 3, 2017 – Favorable 9-0.
2. The applicant is requesting to rezone to PUD (Planned Unit Development) for S-P-1 (Detailed Site Plan) for R-AB (Restaurant with the Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption) and Hotel uses to develop a 159 room, six-story hotel on a site previously developed for restaurant uses. The restaurant building is currently vacant.
3. The Hotel Development Standards require 200 rooms. The applicant is proposing 159 rooms; 124 guestrooms with kitchenettes, and 35 guestrooms with kitchens.
4. The Hotel Development Standards require 5,000 sq. ft. of meeting space. The applicant is proposing 2,500 sq. ft. of meeting space.
5. The property is required to have 228 parking spaces, and the applicant is proposing to provide 189 spaces. This is a 17% variance to the parking requirements. However, the applicant is requesting to allow the reduction due to providing an airport shuttle. Additionally, staff believes a growing and substantial number of guests will be using ride-sharing services in the foreseeable future. Furthermore, many other hotels in Irving use a portion of their parking lots as unofficial “park and fly” facilities. Staff therefore believes the current parking requirements can leave a substantial excess of parking above what is needed. For all these reasons, staff can support this variance request.
6. The façade will be clad with stucco, cementitious fiberboard, and stone masonry. Metal fascia will be used as architectural accent materials.
7. The design of the access point on SH 114 is subject to TxDOT (Texas Department of Transportation) approval.
8. The applicant is not providing a full-service restaurant open to the public, as is required in the Hotel Development Standards. The applicant is providing a full complimentary breakfast bar in the morning and a complimentary “evening reception” for guests. Since these are complimentary, they do not count toward the 50/50 food/alcoholic beverage ratio. Additionally, the “Grab & Go Pantry” section is not considered food sales for on-premises consumption, and also would not count toward the ratio. The only food service that will count will be the “Salon Bar Cart” which will have “a selection of wine, beer and soft drinks along with snacks, all available for purchase” after the “evening reception”. Mini-bars selling food and snacks may also be available in the guest rooms, and count toward this ratio. Staff

has advised the applicant that they will need to report the gross food and beverage receipts appropriately.

9. The companion Development Plan DVP17-0001 for R-AB and hotel uses was approved unanimously by the Planning and Zoning Commission on April 3, 2017.
10. This item supports strategic Objective 3.5 – Effectively plan and manage land use.

Recommendation

The ordinance be adopted per the recommendation of the Planning and Zoning Commission.

24 Ordinance - Zoning Case #ZC17-0007 - Granting C-N (Neighborhood Commercial) District Uses- Approximately 1.21 Acres on the Southwest Corner of Royal Lane and Esters Boulevard - CEI Engineering Associates, Inc., Applicant - Avion Management Company, LLC, Owner.

Administrative Comments

1. The Planning and Zoning Commission Hearing Date and Recommendation: April 3, 2017 – Favorable 9-0, subject to adding the tree preservation plan as an attachment to and requirement of the ordinance.
2. The 2008 Comprehensive Plan Future Land Use Map recommends *Office/Technology/Warehouse* uses for this property. This use is in conformance with the Comprehensive Plan.
3. This site is part of the Avion Business Park development. The subject tract is zoned S-P-2 (Generalized Site Plan) for C-C (Community Commercial) and Travel Services uses. The applicant seeks to rezone and subdivide the existing 11.0 acre lot to allow a gas station and convenience store on a new 1.2 acre lot on the northeast part of the tract at the southwest corner of Esters Road and Royal Lane.
4. The property will include a 3,000 sq. ft. convenience store, six gas pump stations with a canopy, and will have entrances from Esters Road and Royal Lane.
5. The property must be replatted before development.
6. The property must comply with the Convenience Store Design standards and the Landscape and Tree Preservation ordinance.
7. The property is currently used as parking, but a landscaped interior parkway required by the existing zoning is in place along the street frontages, including several mature trees. Under the City's zoning ordinance, specific landscaping requirements can be stipulated and approved as part of a "straight" zoning case (i.e., a case that is not an S-P-1 or S-P-2 site plan zoning district). The applicant has included a Tree Preservation Plan that shows the majority of the trees along the

perimeter to be preserved. The only trees to be removed are those located where the new driveway will be.

8. A total of six (6) notices were mailed. Staff has not received any responses in support or in opposition to this request.
9. This item supports strategic Objective 3.4 – Effectively plan and manage land use.

Recommendation

The ordinance be adopted per the recommendation of the Planning and Zoning Commission.

25 Ordinance - Zoning Case #ZC17-0010 - Granting S-P-1 (Detailed Site Plan) for Heritage Crossing District, Transit Mixed Use Character Zone and Limited Vehicle Repair Use - Approximately 0.19 Acres Located at 421 N Jefferson - Arnold Redding Jr., Applicant/Owner.

Administrative Comments

1. The Planning and Zoning Commission Hearing Date and Recommendation: April 3, 2017 – Favorable 8-1 (Commissioner Taylor, nay), subject to adding a note to the site plan prohibiting commercial painting operations in the building. The stipulation has been met.
2. The 2008 Comprehensive Plan Future Land Use Map recommends *Mixed Use* uses for this property. This use is in conformance with the Comprehensive Plan.
3. The applicant is requesting a zoning change to allow limited vehicle repair uses within the Heritage Crossing District. The property is currently zoned S-P-1 (Detailed Site Plan) for ML-20 (Light Industrial) uses. If it were not site plan zoned, the property would be located within the Transit Mixed Use (TMU) Character Zone. The TMU character zone creates opportunities for local, small scale, in-line retail and restaurant, and medium scale urban residential development. Vehicle repair service is not a permitted use by right in this character zone.
4. The applicant is proposing a business-to-business insurance-related vehicle repair service. The site plan notes that the facility will not be available to the general public. All repairs of vehicles will be conducted in the interior of the building. The applicant has provided an interior floor plan that illustrates two (2) offices and open space for vehicle repair. There will be three employees on site.
5. While the use is generally not permitted in the TMU character zone, this use is not out of character with most of the uses on this street.
6. Overnight outside parking or outside storage of vehicles is prohibited and is noted on the site plan. Per the Planning and Zoning Commission recommendation, commercial painting operations are also prohibited.

7. A total of eight parking spaces are provided. Since the business is not open to the general public, and since the business can control how many vehicles are brought to the site, staff believes parking is adequate for this limited use.
8. The site was developed under an S-P-1 (Detailed Site Plan) approved in 1989. At that time, landscaping was not required. Due to the layout of the site, staff is reluctant to remove parking spaces to accommodate new trees. However, staff believes a row of hedges can be placed to screen parking adjacent to Jefferson Street. Per the landscaping ordinance, screening hedges should be 2.5 feet tall at the time of planting.
9. The applicant has recently planted some small shrubs; however, they are significantly below the 2½ foot tall requirement.
10. Because of the stipulations on the site plan and the nature of the business, and quality of the existing building, staff can support the use of limited vehicle repair within the transit mixed use character zone.
11. A total of 20 public notices were mailed. Staff has not received any responses in support or in opposition to this request.
12. This item supports Strategic Objective 3.5 – Effectively plan and manage land use.

Recommendation

The ordinance be adopted per the recommendation of the Planning and Zoning Commission, with the additional stipulation that the existing bushes be replaced with a total of eight (8) evergreen shrubs that are at least 2½-ft tall at time of planting.

26 Ordinance - Zoning Case #ZC17-0012 - Granting S-P-2 (Generalized Site Plan) for R-6 (Single Family) Uses - Approximately 0.23 Acres Located at 1401 Old Orchard Drive - Jeymi Sutton, Applicant/Owner.

Administrative Comments

1. The Planning and Zoning Commission Hearing Date and Recommendation: April 3, 2017 – Favorable 9-0.
2. The 2008 Comprehensive Plan Future Land Use Map recommends *Low Density Residential* uses for this property. This use is in conformance with the Comprehensive Plan.
3. The applicant is requesting a zoning change to allow a swimming pool 10.5 feet away from the Oakwood Drive right-of-way, and to continue to allow an existing fence in the current location.
4. The ordinance requires a private swimming pool for a single-family dwelling to be located not less than twenty (20) feet from any street right-of-way.

5. The pool will be located toward the rear of the property in the side yard enclosed by the existing fence.
6. The existing fence location was previously approved per zoning case #3884 (Ordinance No. 5334) in 1987. This zoning request allows the fence to continue at the current location.
7. The pool and fence shall meet the minimum standards and specifications of the City of Irving.
8. A total of 24 public notices were mailed. Staff received one (1) response in support and none in opposition.
9. This item supports Strategic Objective 3.5 – Effectively plan and manage land use.

Recommendation

The ordinance be adopted per the recommendation of the Planning and Zoning Commission.

APPOINTMENTS AND REPORTS

27 Mayor's Report

Adjournment