

KEY FOCUS AREA: E-Gov

AGENDA DATE: January 25, 2017

COUNCIL DISTRICT(S): N/A

DEPARTMENT: Intergovernmental Services
City Attorney's Office

CMO: A. C. Gonzalez, 670-3297
Larry Casto, 670-3491

MAPSCO: N/A

SUBJECT

A resolution authorizing a full and final settlement of DFW International Airport Board, City of Fort Worth and City of Dallas, Plaintiffs v. Chesapeake Explorations LLC and TOTAL E&P USA, Defendants, Cause No. 236-286059-16, in the 236th Judicial District of Tarrant County, Texas - Financing: No cost consideration to the City

BACKGROUND

In 2009, the Cities of Dallas and Fort Worth, as the lessors under the Chesapeake (CHK) lease at DFW, sued CHK on behalf of DFW, regarding the calculation of royalties and the extent of retained acreage (earned by production).

In 2012, settlements were reached on both disputes. The retained acreage settlement created a line of demarcation bisecting the airport from southwest to northeast. It was agreed that CHK was not required to drill southeast of the line unless gas prices exceeded a certain threshold, which they never did. CHK would retain the acreage northwest of the line, provided it would drill in that area a minimum of 14 new wells by the end of 2014. With City Council approval, that deadline was later postponed until the end of 2015.

It became apparent in late 2015 that CHK would neither meet the drilling obligation nor pay the value of the production lost. CHK asserted that it could drill vertical wells to satisfy its drilling obligation, which would be much cheaper for CHK and utterly unproductive for both parties. The Cities of Dallas and Fort Worth then filed suit again on behalf of DFW and the proposed settlement has been reached.

The proposed settlement will resolve all outstanding disputes between the parties, in the referenced litigation.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 10, 2014, the Dallas City Council authorized an amendment to the mineral lease between the City of Dallas, City of Fort Worth, The Dallas/Fort Worth International Airport Board, and Chesapeake Exploration, LLC for a one year extension to Chesapeake's northern sector drilling requirement by Resolution No. 14-1464.

Information about this item will be provided to the Dallas City Council in Executive Session on January 18, 2017.

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

No cost consideration to the City

January 25, 2017

WHEREAS, the Dallas/Fort Worth International Airport (“the Airport”) serves the aviation needs of the owner cities of Dallas and Fort Worth; and

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City of Dallas executes a full and final settlement with Chesapeake Explorations LLC and Total E&P USA in the 236th Judicial District of Tarrant County, Texas.

SECTION 2. That the approvals and authorization contained in this resolution are further conditioned upon similar approvals by the City Council of the City of Fort Worth.

SECTION 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 25, 2017
COUNCIL DISTRICT(S): 6
DEPARTMENT: Mobility and Street Services
CMO: Jill A. Jordan, P.E., 670-5299
MAPSCO: 44 Q

SUBJECT

Authorize approval of the recommended plan for the proposed alignment of Amonette Street from Akron Street to Commerce Street, new construction - Financing: No cost consideration to the City

BACKGROUND

The West Dallas Gateway project was funded in the 2012 Bond Program. The project entails constructing new street crossings under the Union Pacific Railroad (UPRR) tracks in west Dallas that will allow for planned street connections on Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street. On June 19, 2013, these three street segments were added to the City of Dallas Thoroughfare Plan by Resolution No. 13-1041. The design of the West Dallas Gateway project is being administered in two phases. Phase I entails conceptual/preliminary design, including the development of roadway alignments, for Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street. Phase II entails detailed final design for the planned underpasses at the UPRR tracks and paving, drainage and streetscape design. On January 8, 2014, Resolution No. 14-0117 authorized a professional services contract for engineering services for the West Dallas Gateway, Phase I project.

This action will establish the alignment and right-of-way configuration/needs for Amonette Street between Akron Street and Commerce Street. The proposed alignment for this action will accommodate a two-lane undivided roadway with on-street parking within 54 feet of right-of-way as called for in Planned Development District No. 891 and the City of Dallas Thoroughfare Plan. The alignment for Amonette Street from Singleton Boulevard to Akron Street was previously approved on August 12, 2015, by Resolution No. 15-1386.

BACKGROUND (Continued)

Public meetings were conducted on October 28, 2014, and again on June 29, 2016 where the preliminary Amonette Street from Akron Street to Commerce Street staff recommended alignment was presented. The staff recommended alignment will impact and require right-of-way acquisition from nine properties; however, there are no anticipated residential or business displacements. The proposed street alignment also crosses Union Pacific Railroad (UPRR) tracks/right-of-way, so the new roadway will require a permit/agreement with UPRR. There is no known opposition to the proposed staff recommended alignment for Amonette Street between Akron Street and Commerce Street.

ESTIMATED SCHEDULE OF PROJECT

Phase I

Began Investigation/Study	February 2014
Complete Investigation Study	January 2017

Phase II

Begin Design	March 2017
Complete Design	May 2018
Begin Construction	August 2018
Complete Construction	December 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized an amendment to the City of Dallas Thoroughfare Plan to add Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street on June 19, 2013, by Resolution No. 13-1041.

Authorized a professional services contract with URS Corporation for engineering design services for West Dallas Gateway project, Phase I on January 8, 2014, by Resolution No. 14-0117.

Authorized approval of the alignment and right-of-way configuration/needs for Amonette Street from Singleton Boulevard to Akron Street on August 12, 2015, by Resolution No. 15-1386.

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

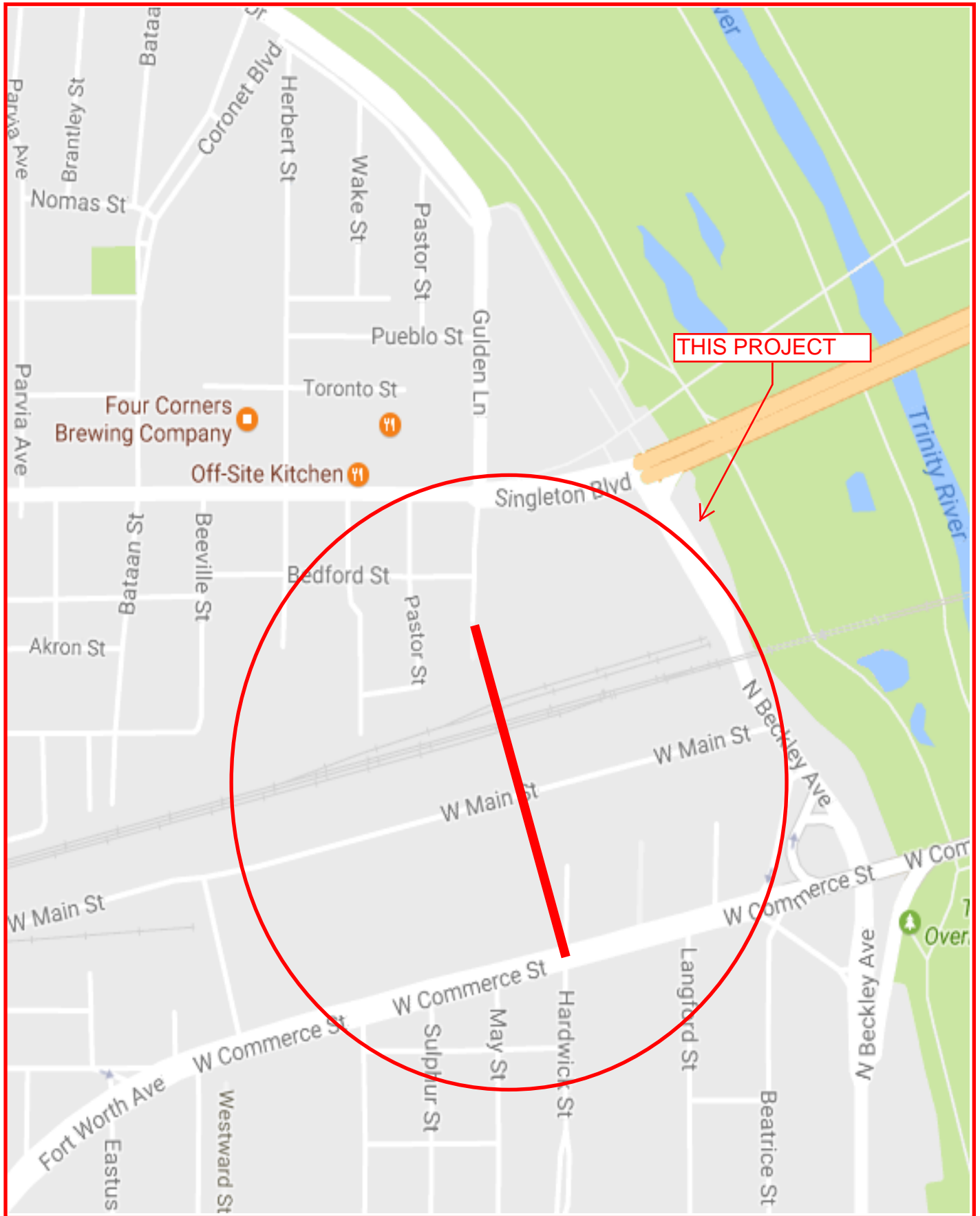
FISCAL INFORMATION

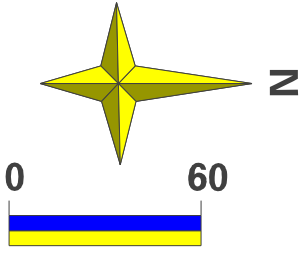
No cost consideration to the City.

MAP

Attached.

AMONETTE STREET FROM AKRON STREET TO COMMERCE STREET





**FUTURE MUNCIE STREET
(221D-33)
45' PROPOSED R.O.W.**

LOT 6
ANDRES CASTRO
VOL. 440, PG. 1407,
D.R.D.C.T.

LOT 3, BLOCK A7087
TRINITY GROVES NO 1,
INST. NO. 201500233700,
O.P.R.D.C.T.

30'X7.5' D.P. & L. &
S.W. BELL TELE. EASEMENT
VOL. 74042, PG. 1520, D.R.D.C.T.

WEST DALLAS INVESTMENTS LP
INST. NO. 201500339118,
O.P.R.D.C.T.

15' LONE STAR GAS
R.O.W. & EASEMENT
VOL. 4141, PG. 393,
D.R.D.C.T.

10' STORM SEWER EASEMENT
VOL. 74042, PG. 1520,
D.R.D.C.T.

DALLAS POWER & LIGHT COMPANY AND
SOUTHWESTERN BELL TELEPHONE
COMPANY
EASEMENT OF RIGHT-OF-WAY
VOL. 2794, PG. 217,
D.R.D.C.T.

LOT 3, BLOCK A7087
TRINITY GROVES NO 1,
INST. NO. 201500233700,
O.P.R.D.C.T.

WEST DALLAS INVESTMENTS LP
INST. NO. 201500339118,
O.P.R.D.C.T.

**46.54' Lt. Sta.
45 + 28.74**

**27.00' Lt. Sta.
45 + 13.76**

**27.00' Lt. Sta.
44 + 59.60**

**27.00' Lt. Sta.
42 + 51.73**

PROPOSED R.O.W.

**Centerline of Proposed Improvement
AMONETTE STREET
(54' PROPOSED R.O.W.)**

PROPOSED R.O.W.

**27.00' Rt. Sta.
44 + 59.60**

**27.00' Rt. Sta.
42 + 39.70**

**PARCEL A9
14,944 Sq. Ft.
(0.343 Ac.)
Right-of-Way
TO BE ACQUIRED**

**CURVE DATA
L = 86.23'
R = 320.00'
Δ = 15°26'22"**

**26.31 Rt. Sta.
45 + 23.92**

**DRAWING NO.
221D-34**

SHEET 1 OF 3

**PROPOSED ROUTE ALIGNMENT
OF
AMONETTE STREET**
From
Bedford Street
To
St. Louis S.W. Railway Co.

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

LEGEND

- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

NOTES

COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.

PLEASE NOTE: THIS DRAWING IS FOR INFORMATIONAL PURPOSES ONLY. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMITTING PURPOSES. THIS DRAWING REPRESENTS FIELD SURVEYS, RESEARCH AND ALIGNMENT LAYOUT ONLY AND IS PREPARED FOR DALLAS CITY ENGINEERS TO ESTABLISH AND DEFINE AN APPROVED RIGHT-OF-WAY AND PARCEL GEOMETRY FOR THOROUGHFARE ALIGNMENT.

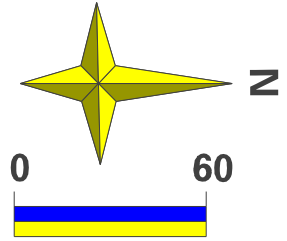


SEE SHEET 2 OF 3
 MATCH LINE STA 41+50

MAIN ST.
 SHERMAN
 SHERMAN
 3, PG. 1525
 D.C.T.

S OAKS HOLDINGS GROUP
INST. NO. 20070304216
O.P.R.D.C.T.

SEE SHEET 3 OF 3
MATCH LINE STA 37+00



PARCEL A4
1221 Sq. Ft.
(0.028 Ac.)
Right-of-Way
TO BE ACQUIRED

27.00' Lt. Sta.
37 + 56.14

PARCEL A3
430 Sq. Ft.
(0.009 Ac.)
Right-of-Way
TO BE ACQUIRED

58.68'

PARCEL A7
12,232 Sq. Ft.
(0.258 Ac.)
Right-of-Way
TO BE ACQUIRED

100.65'

27.00' Rt. Sta.
37 + 53.43

27.00' Rt. Sta.
38 + 73.59

42.00' Rt. Sta.
38 + 88.09

PARCEL A5
4400 Sq. Ft.
(0.101 Ac.)
Right-of-Way
TO BE ACQUIRED

27.00' Lt. Sta.
39 + 45.48

42.00' Lt. Sta.
39 + 30.98

27.00' Lt. Sta.
40 + 51.63

PARCEL A8
2333 Sq. Ft.
(0.053 Ac.)
Right-of-Way
TO BE ACQUIRED

27.00' Rt. Sta.
39 + 43.63

42.00' Rt. Sta.
39 + 28.11

27.00' Rt. Sta.
40 + 49.90

Centerline of Proposed Improvement
AMONETTE STREET
(54' PROPOSED R.O.W.)

- LEGEND**
- ROW ACQUISITION OR DEDICATION
 - ROW ABANDONMENT
 - PROPOSED PAVEMENT

NOTES

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DRAWING NO.
221D-34

SHEET 2 OF 3

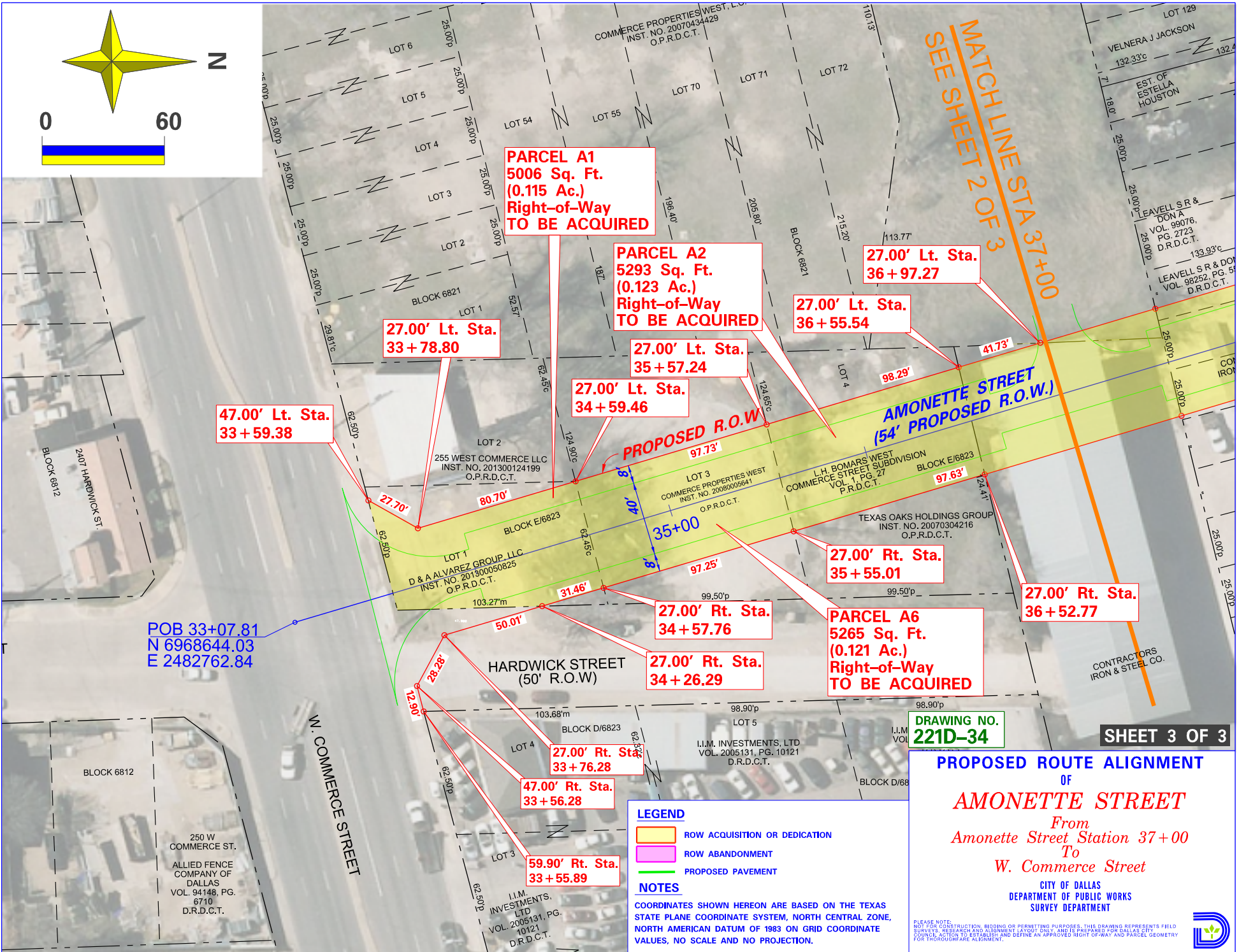
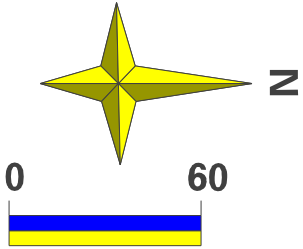
PROPOSED ROUTE ALIGNMENT
OF
AMONETTE STREET
From
St. Louis S.W. Railway Co.
To
Amonette Street Station 37+00

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

PLEASE NOTE:
NOT FOR CONSTRUCTION, BIDDING OR PERMITTING PURPOSES. THIS DRAWING REPRESENTS FIELD SURVEYS, RESEARCH AND ALIGNMENT LAYOUT ONLY. LIMITS PREPARED FOR DALLAS CITY COUNCIL ACTION TO ESTABLISH AND DEFINE AN APPROVED RIGHT-OF-WAY AND PARCEL GEOMETRY FOR THOROUGHFARE ALIGNMENT.



I.I.M. INVESTMENTS, LTD



PARCEL A1
5006 Sq. Ft.
(0.115 Ac.)
**Right-of-Way
TO BE ACQUIRED**

PARCEL A2
5293 Sq. Ft.
(0.123 Ac.)
**Right-of-Way
TO BE ACQUIRED**

27.00' Lt. Sta.
36 + 97.27

27.00' Lt. Sta.
36 + 55.54

27.00' Lt. Sta.
33 + 78.80

27.00' Lt. Sta.
35 + 57.24

27.00' Lt. Sta.
34 + 59.46

47.00' Lt. Sta.
33 + 59.38

PROPOSED R.O.W.

**AMONETTE STREET
(54' PROPOSED R.O.W.)**

27.00' Rt. Sta.
35 + 55.01

27.00' Rt. Sta.
36 + 52.77

PARCEL A6
5265 Sq. Ft.
(0.121 Ac.)
**Right-of-Way
TO BE ACQUIRED**

27.00' Rt. Sta.
34 + 57.76

27.00' Rt. Sta.
34 + 26.29

**HARDWICK STREET
(50' R.O.W)**

27.00' Rt. Sta.
33 + 76.28

47.00' Rt. Sta.
33 + 56.28

59.90' Rt. Sta.
33 + 55.89

POB 33+07.81
N 6968644.03
E 2482762.84

DRAWING NO.
221D-34

SHEET 3 OF 3

PROPOSED ROUTE ALIGNMENT
OF
AMONETTE STREET
From
Amonette Street Station 37+00
To
W. Commerce Street

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

LEGEND

- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

NOTES

COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.

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January 25, 2017

WHEREAS, on June 19, 2013, Resolution No. 13-1041 authorized an amendment to the City of Dallas Thoroughfare Plan to add Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street; and,

WHEREAS, on January 8, 2014, Resolution No. 14-0117 authorized a professional services contract with URS Corporation for engineering design services for West Dallas Gateway project, Phase I, in the amount of \$546,645; and,

WHEREAS, on June 26, 2014, Administrative Action No. 14-6387 authorized Supplemental Agreement No. 1 for engineering design services with URS Corporation for traffic engineering and cultural resources investigation of Phase I, of the West Dallas Gateway project, in the amount of \$33,058; and,

WHEREAS, on August 12, 2015, Resolution No. 15-1386 approved the proposed alignment that will accommodate a two-lane undivided roadway with on-street parking within 54 feet of right-of-way for Amonette Street from Singleton Boulevard to Akron Street from its current alignment; and,

WHEREAS, on October 20, 2015, Administrative Action No. 15-7072 authorized Supplemental Agreement No. 2 for engineering design services with URS Corporation to address changes to the rail structure concept, additional drainage analysis and data collection for the traffic study needed for Phase I, of the West Dallas Gateway project, in the amount of \$16,931; and,

WHEREAS, on November 28, 2016, Administrative Action No. 16-6977 authorized Supplemental Agreement No. 3 for engineering design services with URS Corporation to provide additional survey services for Phase I, of the West Dallas Gateway project, in the amount of \$27,189; and,

WHEREAS, it is now desirable to establish and approve the proposed alignment that will accommodate a two-lane undivided roadway with on-street parking within 54 feet of right-of-way for Amonette Street from Akron Street to Commerce Street, from its current alignment.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the proposed alignment of Amonette Street from Akron Street to Commerce Street as shown and depicted on the attached drawing numbered 221D-34, recorded in the City of Dallas, Mobility and Street Services Survey Records Vault, is hereby approved.

January 25, 2017

Section 2. That the Director of Mobility and Street Services is authorized to make minor changes in the street alignment as necessary for the engineering design of this project.

Section 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 25, 2017
COUNCIL DISTRICT(S): 6
DEPARTMENT: Mobility and Street Services
CMO: Jill A. Jordan, P.E., 670-5299
MAPSCO: 44Q

SUBJECT

Authorize approval of the recommended plan for the proposed alignment of Bataan Street from Singleton Boulevard to the Union Pacific Railroad (UPRR) right-of-way, from its current alignment to the proposed alignment of Bataan Street, and Bataan Street from the UPRR right-of-way to Commerce Street, new construction - Financing: No cost consideration to the City

BACKGROUND

The West Dallas Gateway project was funded in the 2012 Bond Program. The project entails constructing new street crossings under the Union Pacific Railroad (UPRR) tracks in west Dallas that will allow for planned street connections on Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street. On June 19, 2013, these three street segments were added to the City of Dallas Thoroughfare Plan by Resolution No. 13-1041. The design of the West Dallas Gateway project is being administered in two phases. Phase I entails conceptual/preliminary design, including the development of roadway alignments, for Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street. Phase II entails detailed final design for the planned underpasses at the UPRR tracks and paving, drainage and streetscape design. On January 8, 2014, Resolution No. 14-0117 authorized a professional services contract for engineering services for the West Dallas Gateway, Phase I project.

This action will establish the alignment and right-of-way configuration/needs for Bataan Street between Singleton Boulevard and Commerce Street. The proposed alignment for this action will accommodate a two-lane undivided roadway with on-street parking within 54 feet of right-of-way as called for in Planned Development District No. 891 and the City of Dallas Thoroughfare Plan.

BACKGROUND (Continued)

Public meetings were conducted on October 28, 2014, and again on June 29, 2016 where the preliminary Bataan Street from Singleton Boulevard to Commerce Street staff recommended alignment was presented. The staff recommended alignment will impact and require right-of-way acquisition from twenty properties, with one anticipated commercial property displacement. The proposed street alignment also crosses the Union Pacific Railroad (UPRR) tracks/right-of-way, so the new roadway will require a permit/agreement with UPRR. The commercial property anticipated to be impacted is located at 601 Fort Worth Avenue. The owner of this property contacted staff and requested the proposed roundabout where the new Bataan Street will intersect with Commerce Street/Fort Worth Avenue be moved to the east so as to not impact his property. Staff studied the feasibility of shifting the proposed roundabout, but determined it was not feasible to shift the roundabout far enough to avoid the property at 601 Fort Worth Avenue as it would degrade traffic operations at the intersection and create safety concerns.

ESTIMATED SCHEDULE OF PROJECT

Phase I

Began Investigation/Study	February 2014
Complete Investigation Study	January 2017

Phase II

Begin Design	March 2017
Complete Design	May 2018
Begin Construction	August 2018
Complete Construction	December 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized an amendment to the City of Dallas Thoroughfare Plan to add Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street on June 19, 2013, by Resolution No. 13-1041.

Authorized a professional services contract with URS Corporation for engineering design services for West Dallas Gateway project, Phase I on January 8, 2014, by Resolution No. 14-0117.

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

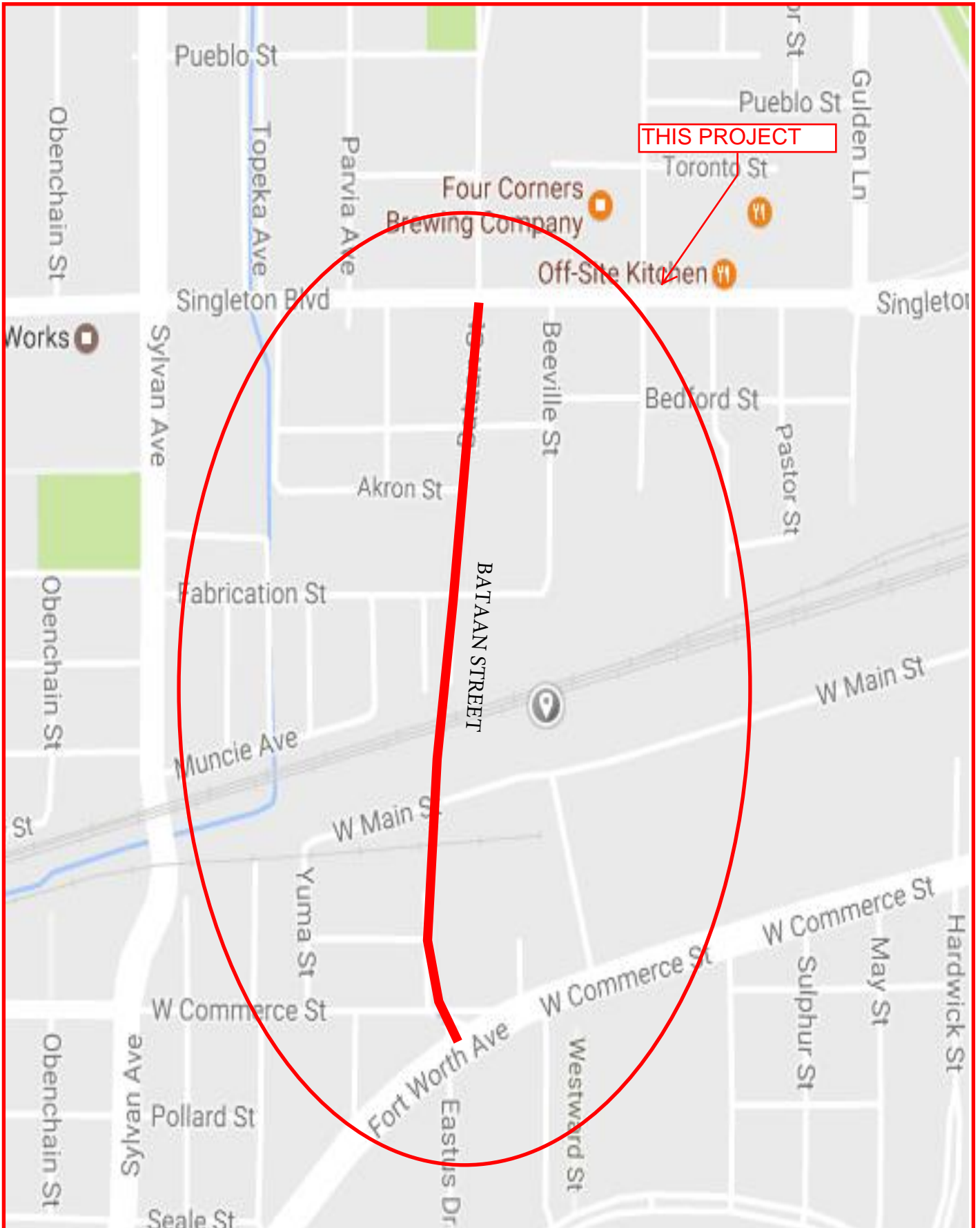
No cost consideration to the City.

MAP

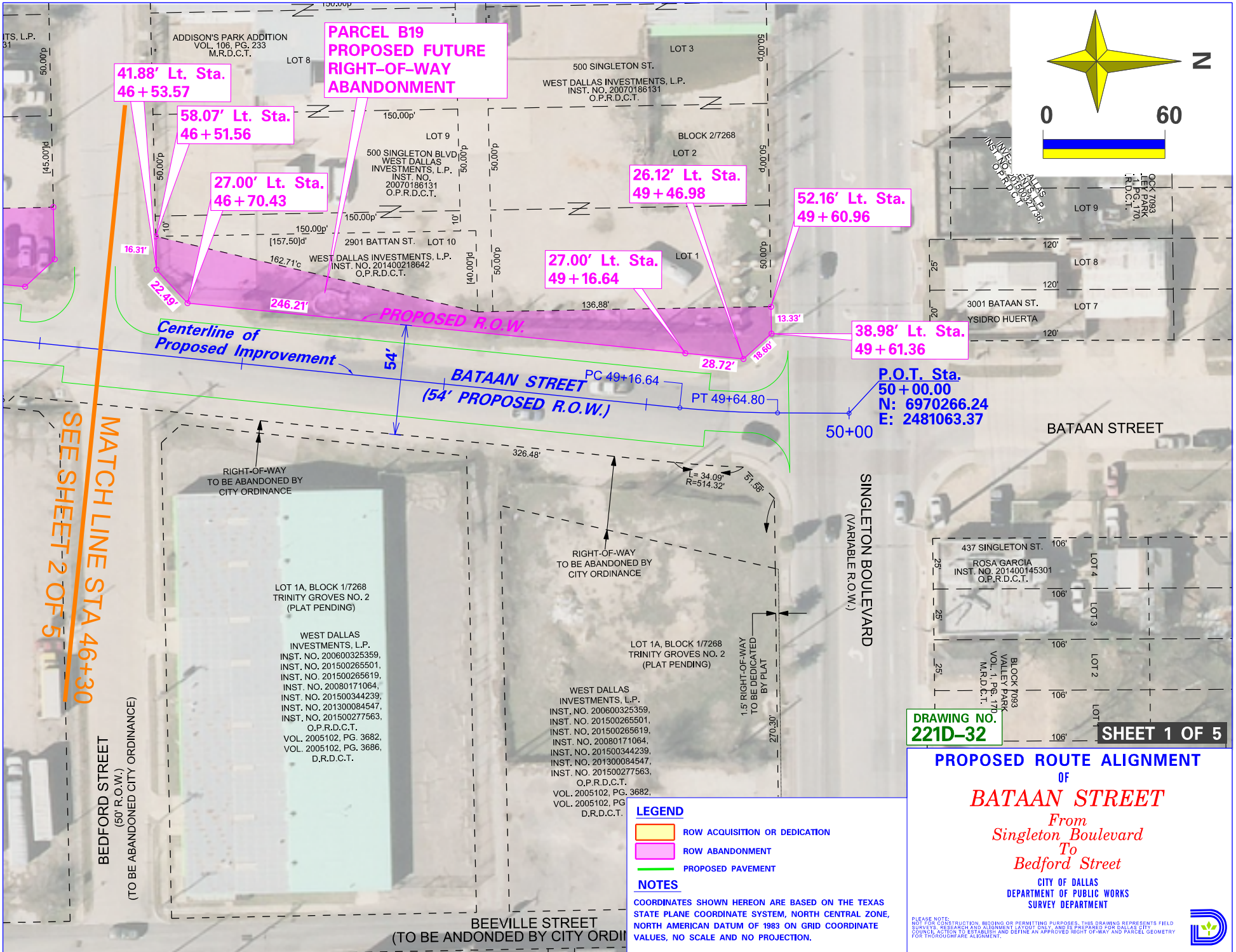
Attached.

BATAAN STREET

FROM SINGLETON BOULEVARD TO COMMERCE STREET



MAPSCO 44Q



**PARCEL B19
PROPOSED FUTURE
RIGHT-OF-WAY
ABANDONMENT**

**41.88' Lt. Sta.
46 + 53.57**

**58.07' Lt. Sta.
46 + 51.56**

**27.00' Lt. Sta.
46 + 70.43**

**26.12' Lt. Sta.
49 + 46.98**

**52.16' Lt. Sta.
49 + 60.96**

**27.00' Lt. Sta.
49 + 16.64**

**38.98' Lt. Sta.
49 + 61.36**

**P.O.T. Sta.
50 + 00.00
N: 6970266.24
E: 2481063.37**

**MATCH LINE STA 46+30
SEE SHEET-2 OF 5**

**BEDFORD STREET
(60' R.O.W.)
(TO BE ABANDONED CITY ORDINANCE)**

RIGHT-OF-WAY
TO BE ABANDONED BY
CITY ORDINANCE

LOT 1A, BLOCK 1/7268
TRINITY GROVES NO. 2
(PLAT PENDING)

WEST DALLAS
INVESTMENTS, L.P.
INST. NO. 200600325359,
INST. NO. 201500265501,
INST. NO. 201500265619,
INST. NO. 20080171064,
INST. NO. 201500344239,
INST. NO. 201300084547,
INST. NO. 201500277563,
O.P.R.D.C.T.
VOL. 2005102, PG. 3682,
VOL. 2005102, PG. 3686,
D.R.D.C.T.

RIGHT-OF-WAY
TO BE ABANDONED BY
CITY ORDINANCE

LOT 1A, BLOCK 1/7268
TRINITY GROVES NO. 2
(PLAT PENDING)

WEST DALLAS
INVESTMENTS, L.P.
INST. NO. 200600325359,
INST. NO. 201500265501,
INST. NO. 201500265619,
INST. NO. 20080171064,
INST. NO. 201500344239,
INST. NO. 201300084547,
INST. NO. 201500277563,
O.P.R.D.C.T.
VOL. 2005102, PG. 3682,
VOL. 2005102, PG. 3686,
D.R.D.C.T.

**SINGLETON BOULEVARD
(VARIABLE R.O.W.)**

**BEEVILLE STREET
(TO BE ANDONDED BY CITY ORDINANCE)**

- LEGEND**
- ROW ACQUISITION OR DEDICATION
 - ROW ABANDONMENT
 - PROPOSED PAVEMENT

NOTES

COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.

**DRAWING NO.
221D-32**

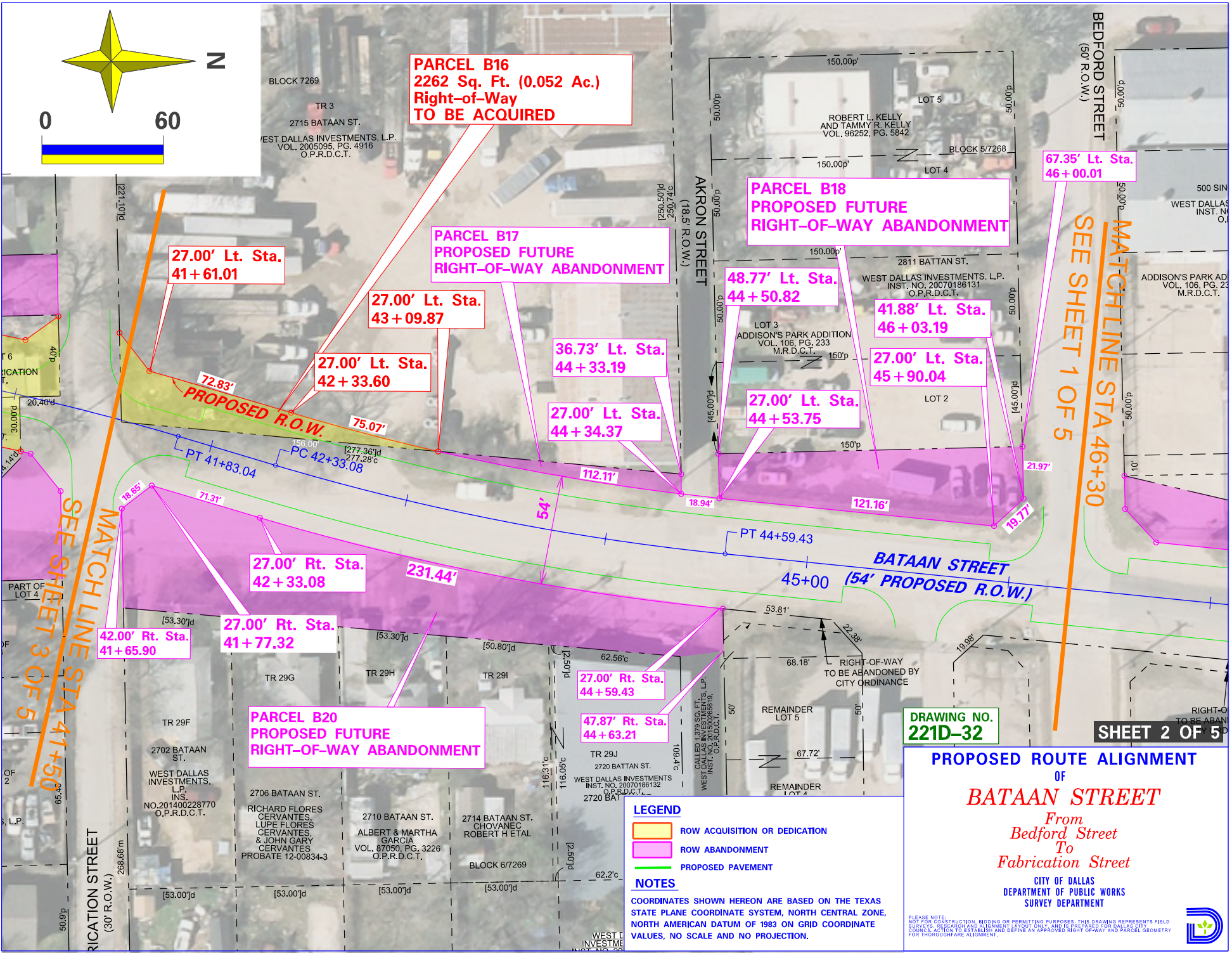
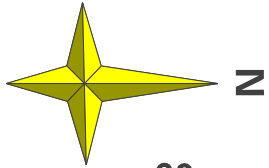
SHEET 1 OF 5

**PROPOSED ROUTE ALIGNMENT
OF
BATAAN STREET
From
Singleton Boulevard
To
Bedford Street**

**CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT**

PLEASE NOTE: NOT FOR CONSTRUCTION, BIDDING OR PERMITTING PURPOSES. THIS DRAWING REPRESENTS FIELD SURVEYS, RESEARCH AND ALIGNMENT LAYOUT ONLY. AMTS PREPARED FOR DALLAS CITY COUNCIL ACTION TO ESTABLISH AND DEFINE AN APPROVED RIGHT-OF-WAY AND PARCEL GEOMETRY FOR THOROUGHFARE ALIGNMENT.





PARCEL B16
2262 Sq. Ft. (0.052 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL B17
PROPOSED FUTURE
RIGHT-OF-WAY ABANDONMENT

PARCEL B18
PROPOSED FUTURE
RIGHT-OF-WAY ABANDONMENT

PARCEL B20
PROPOSED FUTURE
RIGHT-OF-WAY ABANDONMENT

67.35' Lt. Sta.
46+00.01
MATCHLINE STA 46+30
SEE SHEET 1 OF 5

MATCHLINE STA 41+50
SEE SHEET 3 OF 5

DRAWING NO.
221D-32

SHEET 2 OF 5

PROPOSED ROUTE ALIGNMENT
OF
BATAAN STREET

From
Bedford Street
To
Fabrication Street

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

LEGEND

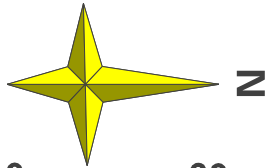
-  ROW ACQUISITION OR DEDICATION
-  ROW ABANDONMENT
-  PROPOSED PAVEMENT

NOTES

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0 60



PARCEL B9
5497 Sq. Ft. (0.126 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL B15
7260 Sq. Ft. (0.166 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL B10
PROPOSED FUTURE
RIGHT-OF-WAY ABANDONMENT

PARCEL B14
PROPOSED FUTURE
RIGHT-OF-WAY ABANDONMENT

FUTURE MUNCIE STREET
(221D-33)
45' PROPOSED R.O.W.

CURVE DATA
L=347.17'
R=1200'
Δ=16°34'45"

DRAWING NO.
221D-32

SHEET 3 OF 5

PROPOSED ROUTE ALIGNMENT

OF
BATAAN STREET

From
Fabrication Street
To
St. Louis S.W. Rail Co.

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

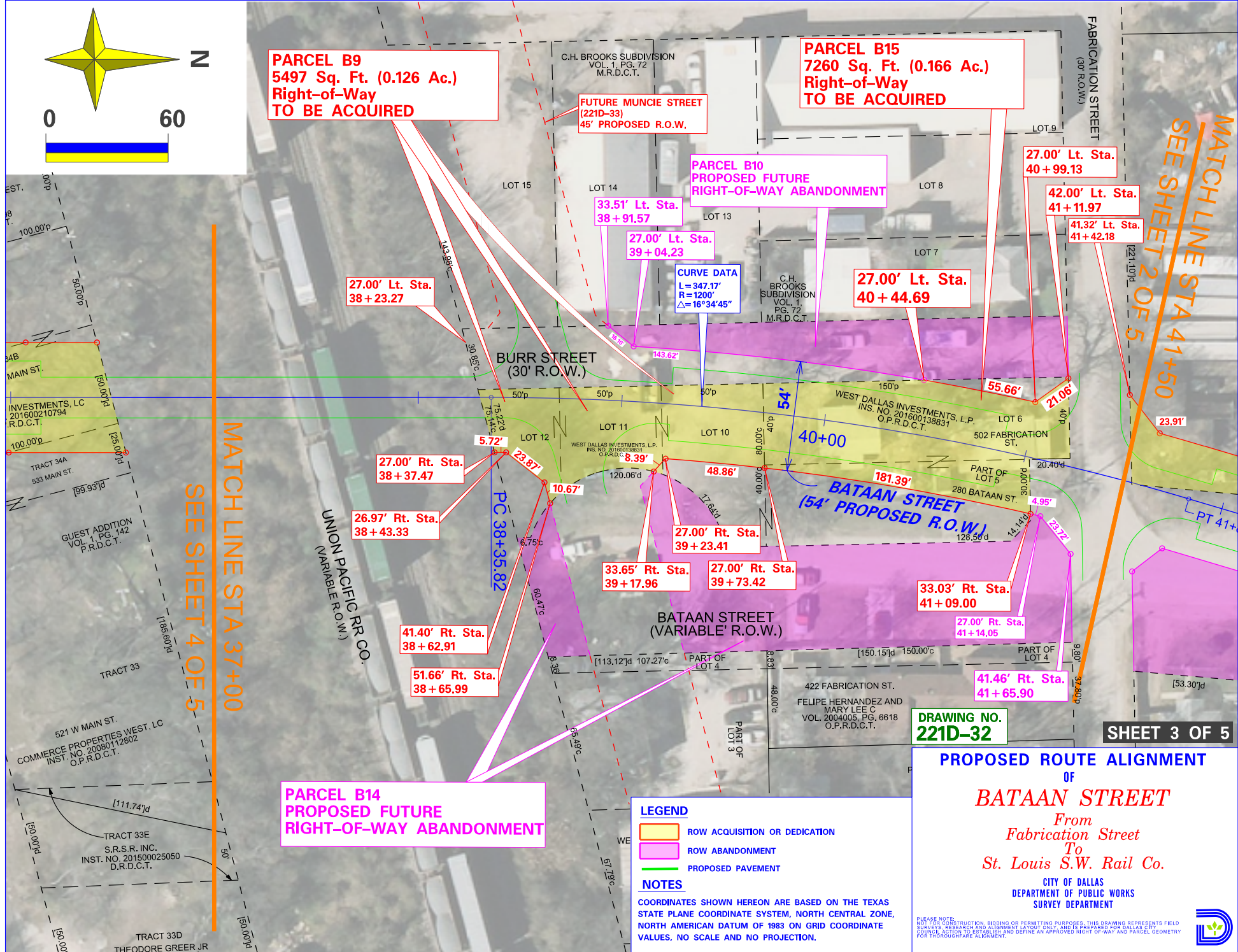
LEGEND

-  ROW ACQUISITION OR DEDICATION
-  ROW ABANDONMENT
-  PROPOSED PAVEMENT

NOTES

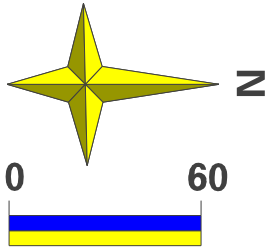
COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.

PLEASE NOTE: NOT FOR CONSTRUCTION, BIDDING OR PERMITTING PURPOSES. THIS DRAWING REPRESENTS FIELD SURVEYS, RESEARCH AND ALIGNMENT LAYOUT ONLY AND IS PREPARED FOR DALLAS CITY SURVEYOR ACTION TO ESTABLISH AND DEFINE AN APPROVED RIGHT-OF-WAY AND PARCEL GEOMETRY FOR THOROUGHFARE ALIGNMENT.



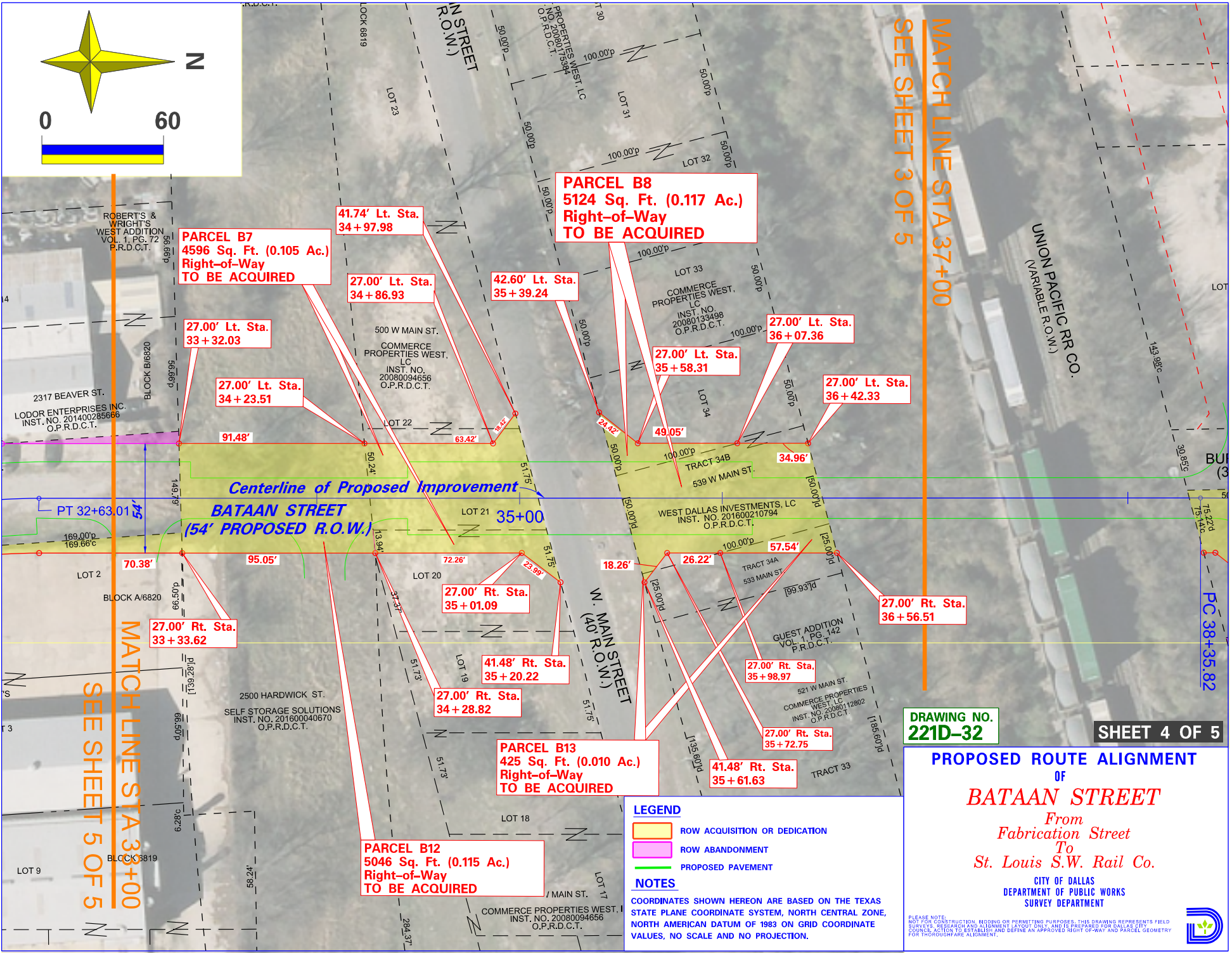
MATCH LINE STA 37+00
SEE SHEET 4 OF 5

MATCH LINE STA 41+50
SEE SHEET 2 OF 5



MATCH LINE STA 37+00
SEE SHEET 3 OF 5

MATCH LINE STA 37+00
SEE SHEET 5 OF 5



PARCEL B7
4596 Sq. Ft. (0.105 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL B8
5124 Sq. Ft. (0.117 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL B13
425 Sq. Ft. (0.010 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL B12
5046 Sq. Ft. (0.115 Ac.)
Right-of-Way
TO BE ACQUIRED

DRAWING NO.
221D-32

SHEET 4 OF 5

PROPOSED ROUTE ALIGNMENT

OF
BATAAN STREET
From
Fabrication Street
To
St. Louis S.W. Rail Co.

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

LEGEND

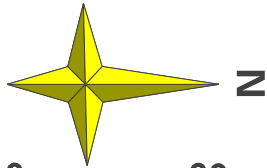
- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

NOTES

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PARCEL B1
13,355 Sq. Ft. (0.306 Ac.)
Right-of-Way TO BE ACQUIRED

PARCEL B2
440 Sq. Ft. (0.010 Ac.)
Right-of-Way TO BE ACQUIRED

PARCEL B3
PROPOSED FUTURE RIGHT-OF-WAY ABANDONMENT

PARCEL B6
PROPOSED FUTURE RIGHT-OF-WAY ABANDONMENT

PARCEL B4
113 Sq. Ft. (0.003 Ac.)
Right-of-Way TO BE ACQUIRED

PARCEL B5
112 Sq. Ft. (0.002 Ac.)
Right-of-Way TO BE ACQUIRED

CURVE DATA
L=93.06'
R=260'
Δ=20°30'38"

CURVE DATA
L=22.05'
R=320'
Δ=3°56'55"

P.O.B. Sta.
29+51.88
N: 6968245.45
E: 2481004.05

CURVE DATA
L=30.99'
R=135.54
Δ=13°06'15"

CURVE DATA
L=14.41'
R=190.00
Δ=4°20'51"

LEGEND

- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

NOTES

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DRAWING NO.
221D-32

SHEET 5 OF 5

PROPOSED ROUTE ALIGNMENT

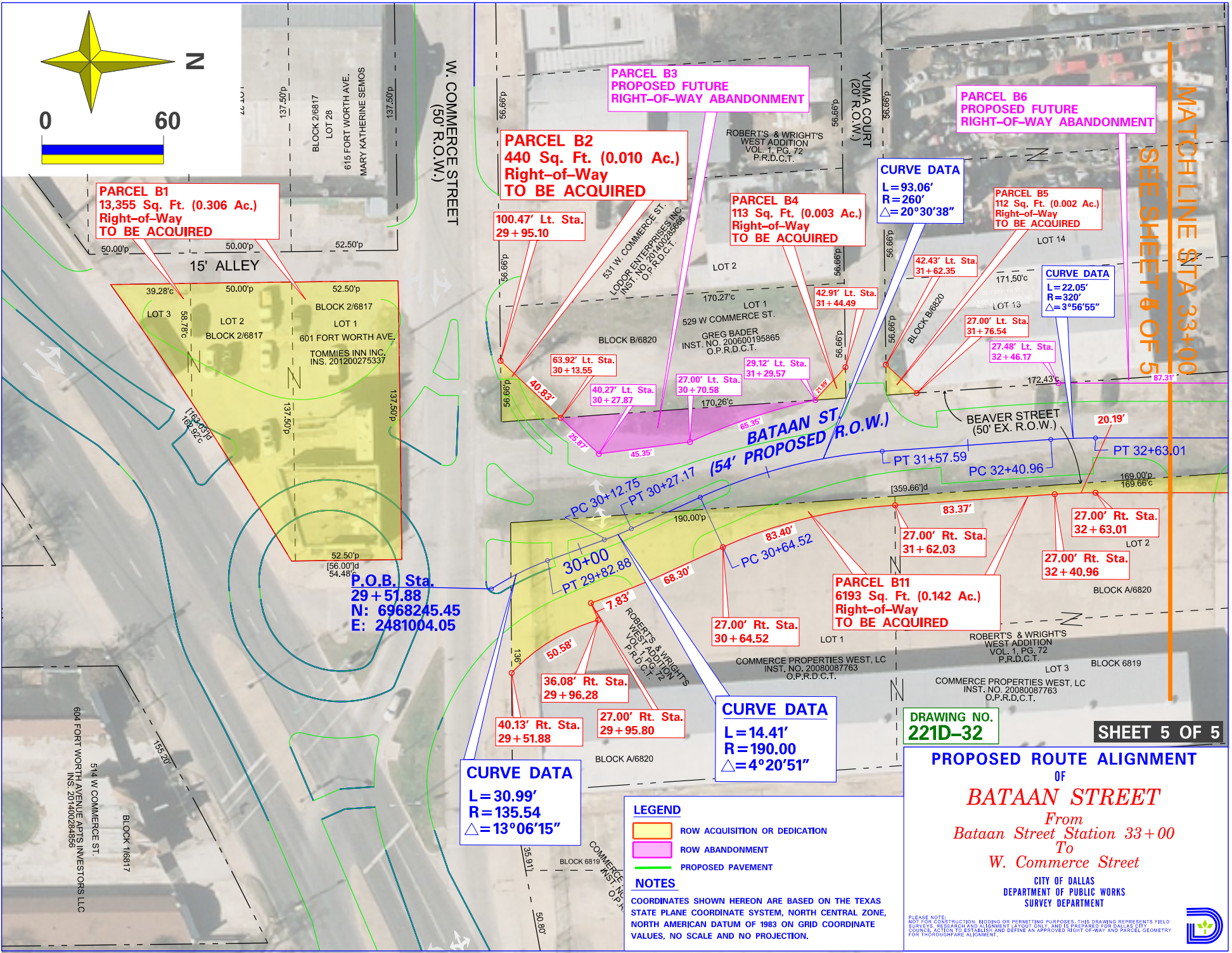
OF
BATAAN STREET
From
Bataan Street Station 33+00
To
W. Commerce Street

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

PLEASE NOTE: THIS DRAWING IS FOR INFORMATION PURPOSES ONLY. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMITTING PURPOSES. THIS DRAWING REPRESENTS FIELD SURVEYS, RESEARCH AND ALIGNMENT LAYOUT ONLY. AMTIS PREPARED FOR DALLAS CITY SURVEY ACTION TO ESTABLISH AND DEFINE AN APPROVED RIGHT-OF-WAY AND PARCEL GEOMETRY FOR THOROUGHFARE ALIGNMENT.



MATCH LINE STA 33+00
SEE SHEET 4 OF 5



January 25, 2017

WHEREAS, on June 19, 2013, Resolution No. 13-1041 authorized an amendment to the City of Dallas Thoroughfare Plan to add Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street; and,

WHEREAS, on January 8, 2014, Resolution No. 14-0117 authorized a professional services contract with URS Corporation for engineering design services for West Dallas Gateway project, Phase I, in the amount of \$546,645; and,

WHEREAS, on June 26, 2014, Administrative Action No. 14-6387 authorized Supplemental Agreement No. 1 for engineering design services with URS Corporation for traffic engineering and cultural resources investigation of Phase I, of the West Dallas Gateway project, in the amount of \$33,058; and,

WHEREAS, on October 20, 2015, Administrative Action No. 15-7072 authorized Supplemental Agreement No. 2 for engineering design services with URS Corporation to address changes to the rail structure concept, additional drainage analysis and data collection for the traffic study needed for Phase I, of the West Dallas Gateway project, in the amount of \$16,931; and,

WHEREAS, on November 28, 2016, Administrative Action No. 16-6977 authorized Supplemental Agreement No. 3 for engineering design services with URS Corporation to provide additional survey services for Phase I, of the West Dallas Gateway project, in the amount of \$27,189; and,

WHEREAS, it is now desirable to establish and approve the proposed alignment that will accommodate a two-lane undivided roadway with on-street parking within 54 feet of right-of-way for Bataan Street from Singleton Boulevard to Commerce Street, from its current alignment.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the proposed alignment of Bataan Street from Singleton Boulevard to Commerce Street as shown and depicted on the attached drawing numbered 221D-32, recorded in the City of Dallas, Mobility and Street Services Survey Records Vault, is hereby approved.

January 25, 2017

Section 2. That the Director of Mobility and Street Services is authorized to make minor changes in the street alignment as necessary for the engineering design of this project.

Section 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 25, 2017
COUNCIL DISTRICT(S): 6
DEPARTMENT: Mobility and Street Services
CMO: Jill A. Jordan, P.E., 670-5299
MAPSCO: 44Q

SUBJECT

Authorize approval of the recommended plan for the proposed alignment of Herbert Street from Akron Street to Commerce Street, new construction - Financing: No cost consideration to the City

BACKGROUND

The West Dallas Gateway project was funded in the 2012 Bond Program. The project entails constructing new street crossings under the Union Pacific Railroad (UPRR) tracks in west Dallas that will allow for planned street connections on Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street. On June 19, 2013, these three street segments were added to the City of Dallas Thoroughfare Plan by Resolution No. 13-1041. The design of the West Dallas Gateway project is being administered in two phases. Phase I entails conceptual/preliminary design, including the development of roadway alignments, for Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street. Phase II entails detailed final design for the planned underpasses at the UPRR tracks and paving, drainage and streetscape design. On January 8, 2014, Resolution No. 14-0117 authorized a professional services contract for engineering services for the West Dallas Gateway, Phase I project.

This action will establish the alignment and right-of-way configuration/needs for Herbert Street between Akron Street and Commerce Street. The proposed alignment for this action will accommodate a two-lane undivided roadway with on-street parking within 56 feet of right-of-way as called for in the Planned Development District No. 891 and the City of Dallas Thoroughfare Plan. The alignment for Herbert Street from Singleton Boulevard to Akron Street was previously approved on August 12, 2015, by Resolution No. 15-1387.

BACKGROUND (Continued)

Public meetings were conducted on October 28, 2014, and again on June 29, 2016 where the preliminary Herbert Street from Akron Street to Commerce Street staff recommended alignment was presented. The staff recommended alignment will impact and require right-of-way acquisition from ten properties; however, there are no anticipated residential or business displacements. The proposed street alignment also crosses the Union Pacific Railroad (UPRR) tracks/right-of-way, so the new roadway will require a permit/agreement with UPRR. Staff received one letter in opposition to the planned new roadway and staff recommended alignment stating it would devalue their property and make it undevelopable. Staff worked closely with representatives for this property owner and were able to slightly shift the alignment so as to lessen the impact to the property and better accommodate the proposed development at this location.

ESTIMATED SCHEDULE OF PROJECT

Phase I

Began Investigation/Study	February 2014
Complete Investigation Study	January 2017

Phase II

Begin Design	March 2017
Complete Design	May 2018
Begin Construction	August 2018
Complete Construction	December 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized an amendment to the City of Dallas Thoroughfare Plan to add Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street on June 19, 2013, by Resolution No. 13-1041.

Authorized a professional services contract with URS Corporation for engineering design services for West Dallas Gateway project, Phase I on January 8, 2014, by Resolution No. 14-0117.

Authorized approval of the alignment and right-of-way configuration/needs for Herbert Street from Singleton Boulevard to Akron Street on August 12, 2015, by Resolution No. 15-1387.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (Continued)

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

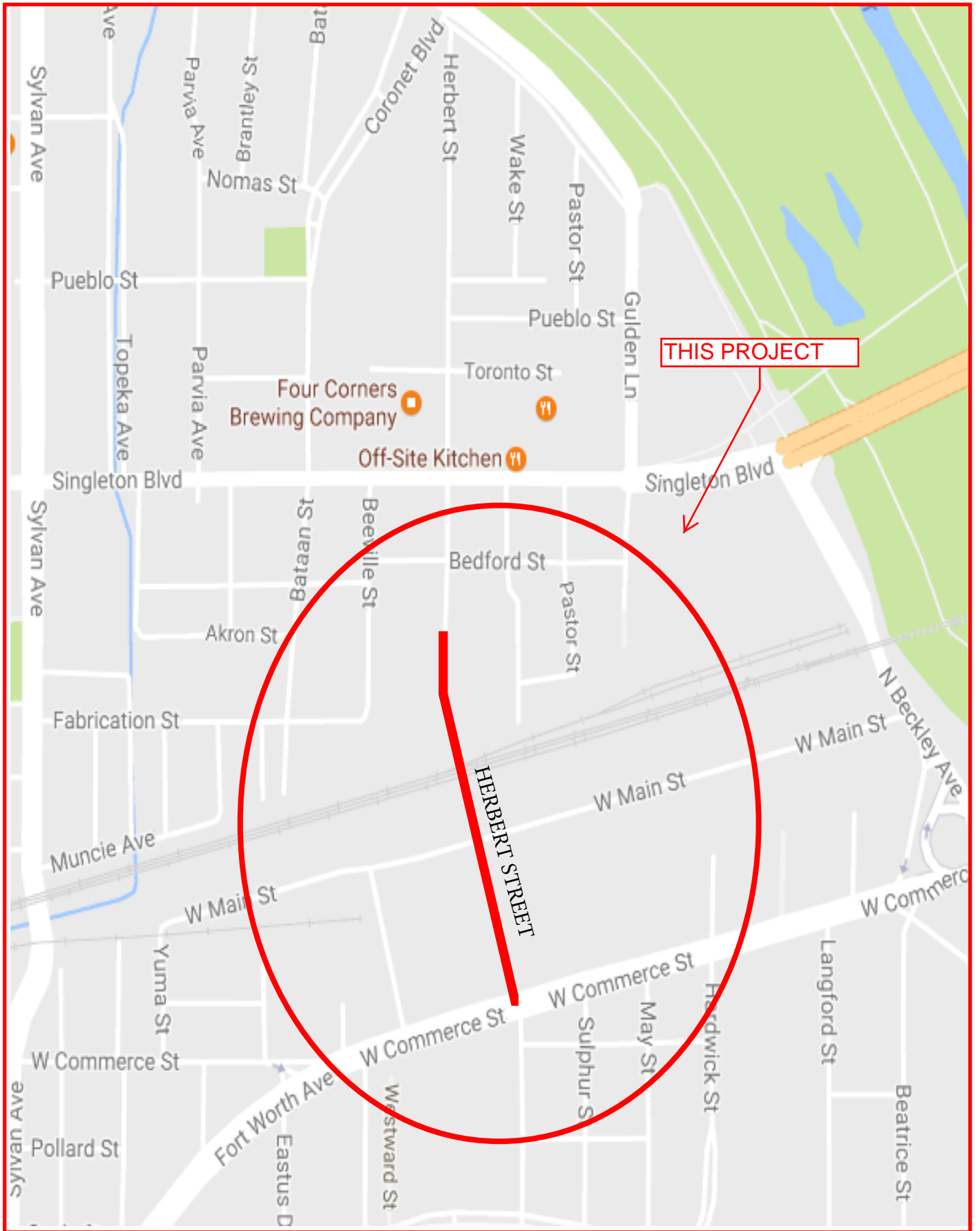
FISCAL INFORMATION

No cost consideration to the City

MAP

Attached.

HERBERT STREET FROM AKRON STREET TO COMMERCE STREET



MAPSCO 44Q

ANDY SCOTT, RILLA SANTERRE,
IDA BIRDSONG, MINNIE ROY AND
EMMA THOMPSON
VOL. 312, PG. 450,
D.R.D.C.T.

TR 6
2704 BEEVILLE ST.
EZ'S TRUCKING INC.
INST. NO. 20070176843
O.P.R.D.C.T.

TRACT 2
EZ'S TRUCKING INC.
INST. NO. 20070176843,
O.P.R.D.C.T.

DRAWING NO.
221D-35

SHEET 2 OF 4

PROPOSED ROUTE ALIGNMENT

OF
HERBERT STREET
From
Herbert Street Station 41+50
To
W. Main Street

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

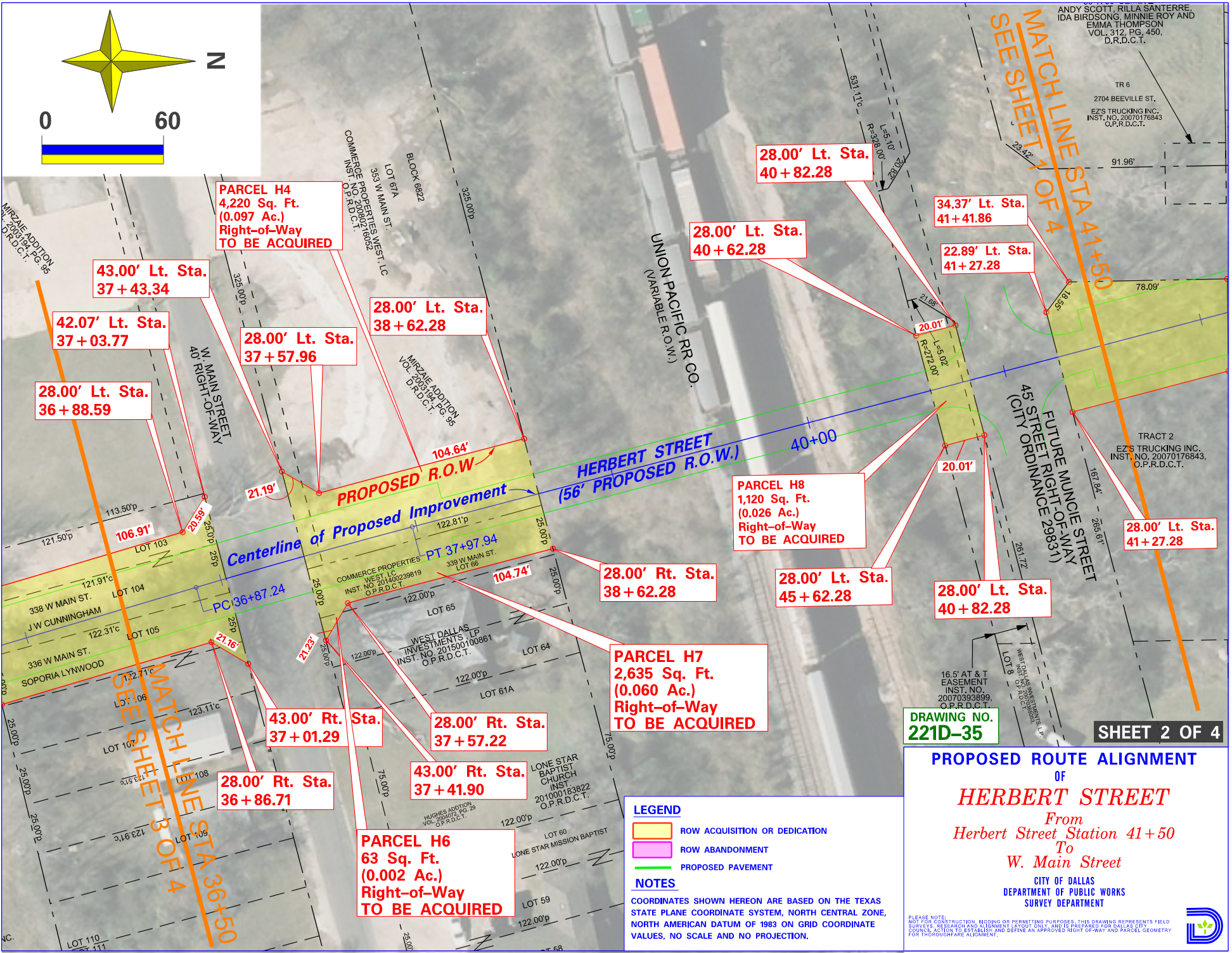
LEGEND

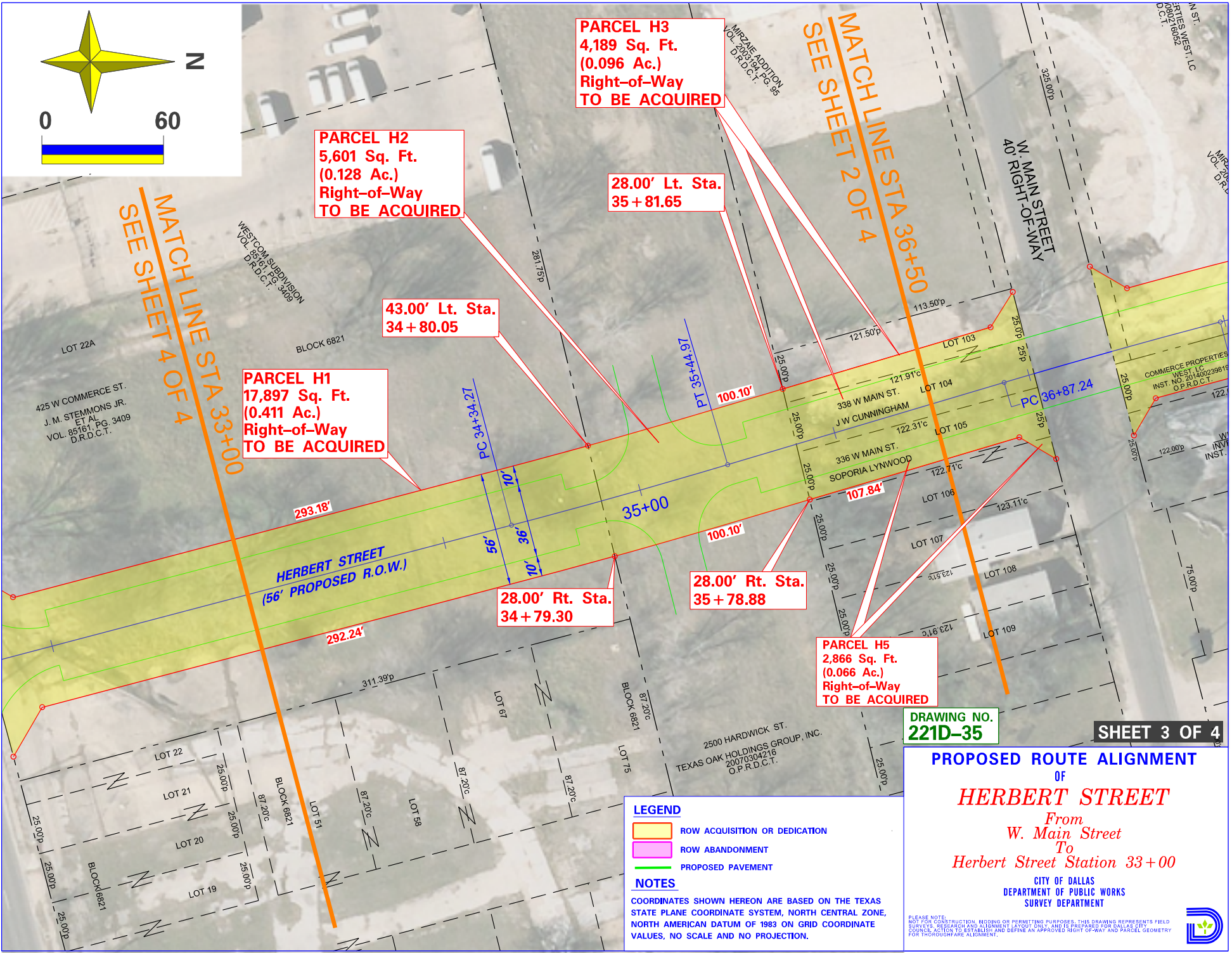
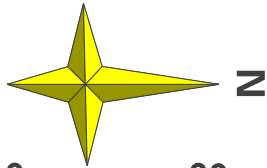
- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

NOTES

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PARCEL H2
5,601 Sq. Ft.
(0.128 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL H3
4,189 Sq. Ft.
(0.096 Ac.)
Right-of-Way
TO BE ACQUIRED

PARCEL H1
17,897 Sq. Ft.
(0.411 Ac.)
Right-of-Way
TO BE ACQUIRED

28.00' Lt. Sta.
35 + 81.65

43.00' Lt. Sta.
34 + 80.05

28.00' Rt. Sta.
35 + 78.88

28.00' Rt. Sta.
34 + 79.30

PARCEL H5
2,866 Sq. Ft.
(0.066 Ac.)
Right-of-Way
TO BE ACQUIRED

DRAWING NO.
221D-35

SHEET 3 OF 4

PROPOSED ROUTE ALIGNMENT
OF
HERBERT STREET
From
W. Main Street
To
Herbert Street Station 33+00

LEGEND

- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

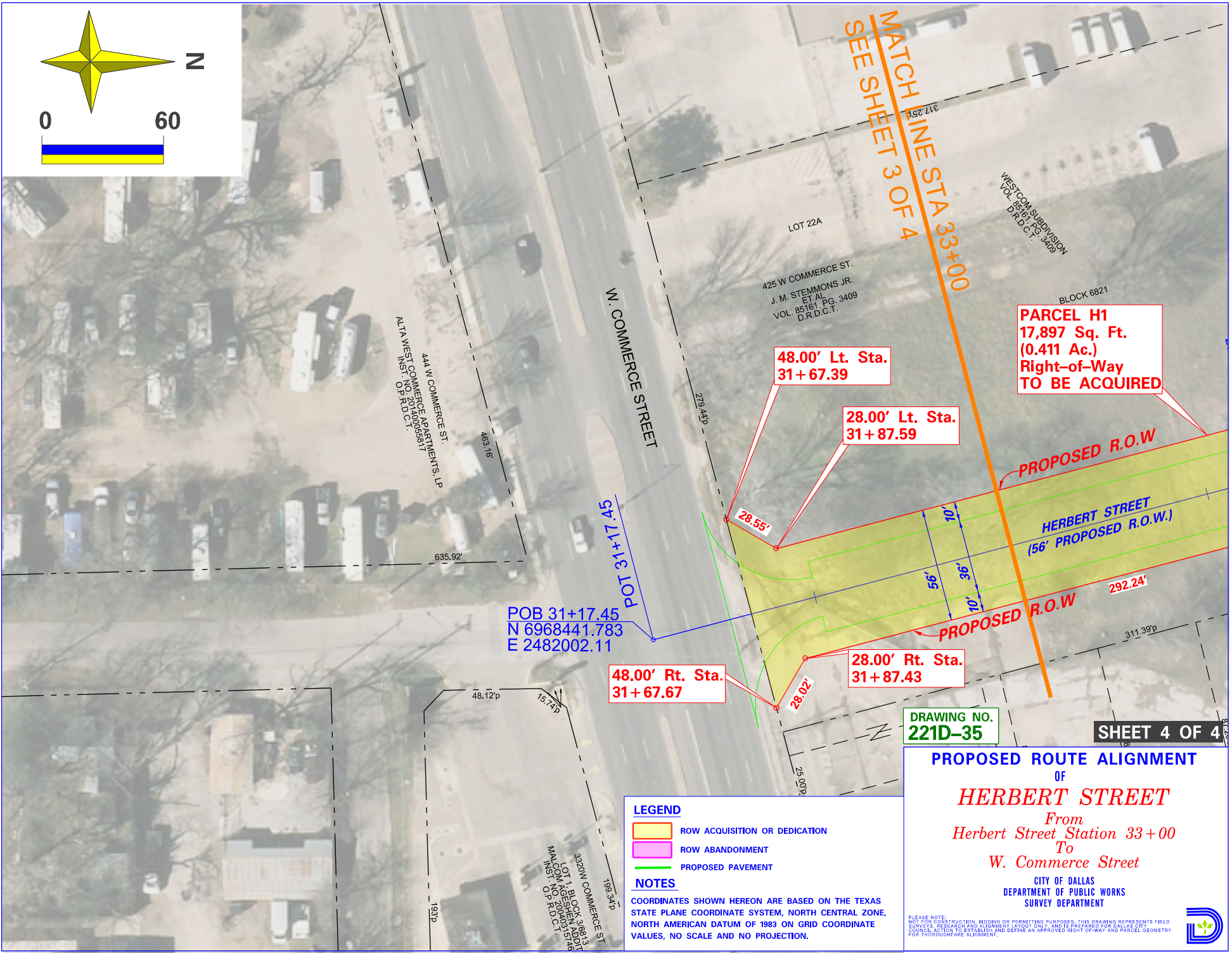
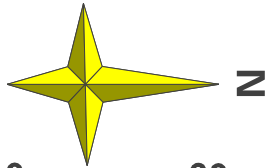
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CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT



MATCH LINE STA 33+00
SEE SHEET 3 OF 4

PARCEL H1
17,897 Sq. Ft.
(0.411 Ac.)
Right-of-Way
TO BE ACQUIRED

48.00' Lt. Sta.
31+67.39

28.00' Lt. Sta.
31+87.59

POB 31+17.45
N 6968441.783
E 2482002.11

48.00' Rt. Sta.
31+67.67

28.00' Rt. Sta.
31+87.43

DRAWING NO.
221D-35

SHEET 4 OF 4

LEGEND

- ROW ACQUISITION OR DEDICATION
- ROW ABANDONMENT
- PROPOSED PAVEMENT

NOTES

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PROPOSED ROUTE ALIGNMENT

OF
HERBERT STREET

From
Herbert Street Station 33+00
To
W. Commerce Street

CITY OF DALLAS
DEPARTMENT OF PUBLIC WORKS
SURVEY DEPARTMENT

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January 25, 2017

WHEREAS, on June 19, 2013, Resolution No. 13-1041 authorized an amendment to the City of Dallas Thoroughfare Plan to add Amonette Street, Herbert Street and Bataan Street between Singleton Boulevard and Commerce Street; and,

WHEREAS, on January 8, 2014, Resolution No. 14-0117 authorized a professional services contract with URS Corporation for engineering design services for West Dallas Gateway project, Phase I, in the amount of \$546,645; and,

WHEREAS, on June 26, 2014, Administrative Action No. 14-6387 authorized Supplemental Agreement No. 1 for engineering design services with URS Corporation for traffic engineering and cultural resources investigation of Phase I, of the West Dallas Gateway project, in the amount of \$33,058; and,

WHEREAS, on August 12, 2015, Resolution No. 15-1387 approved the proposed alignment that will accommodate a two-lane undivided roadway with on-street parking within 56 feet of right-of-way for Herbert Street from Singleton Boulevard to Akron Street from its current alignment; and,

WHEREAS, on October 20, 2015, Administrative Action No. 15-7072 authorized Supplemental Agreement No. 2 for engineering design services with URS Corporation to address changes to the rail structure concept, additional drainage analysis and data collection for the traffic study needed for Phase I, of the West Dallas Gateway project, in the amount of \$16,931; and,

WHEREAS, on November 28, 2016, Administrative Action No. 16-6977 authorized Supplemental Agreement No. 3 for engineering design services with URS Corporation to provide additional survey services for Phase I, of the West Dallas Gateway project, in the amount of \$27,189; and,

WHEREAS, it is now desirable to establish and approve the proposed alignment that will accommodate a two-lane undivided roadway with on-street parking within 56 feet of right-of-way for Herbert Street from Akron Street to Commerce Street, from its current alignment.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the proposed alignment of Herbert Street from Akron Street to Commerce Street as shown and depicted on the attached drawing numbered 221D-35, recorded in the City of Dallas, Mobility and Street Services Survey Records Vault, is hereby approved.

January 25, 2017

Section 2. That the Director of Mobility and Street Services is authorized to make minor changes in the street alignment as necessary for the engineering design of this project.

Section 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 25, 2017
COUNCIL DISTRICT(S): 1
DEPARTMENT: Mobility and Street Services
CMO: Jill A. Jordan, P.E., 670-5299
MAPSCO: 54G

SUBJECT

Jefferson Boulevard from Zang Boulevard to Adams Avenue

- * Ratification of the rejection of all bids for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue; and, ratification of the re-advertisement of new bids - Financing: No cost consideration to the City
- * Authorize a contract with Texas Standard Construction, Ltd., lowest responsible bidder of three, for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue - Not to exceed \$2,030,569 - Financing: 2012 Bond Funds

BACKGROUND

A professional services contract with Salcedo Group, Inc. was authorized on June 25, 2014, by Resolution No. 14-1013 for the engineering design of streetscape improvements for West Davis Street from Zang Boulevard to Montclair Avenue. On November 12, 2014, Resolution No. 14-1919 authorized Supplemental Agreement No. 1 to the contract with Salcedo Group, Inc. for additional engineering services along Jefferson Boulevard from Zang Boulevard to Adams Avenue. The project scope entails streetscape, landscaping, sidewalk improvements, new LED street and pedestrian lighting and a new asphalt overlay on Jefferson Boulevard from Zang Boulevard to Adams Avenue.

BACKGROUND (Continued)

The project was originally advertised for construction on August 10, 2016, and the bid opening took place on August 26, 2016. Two bids were received for the project; however, the low bid was approximately 60% higher than the engineer's estimate for the project. Due to funding constraints, staff proceeded to modify the project scope in order to bring the project within budget, and subsequently re-advertised the project in November 2016. This action will ratify the rejection of all original bids and ratify the re-advertisement of new bids. This action will also authorize a contract with Texas Standard Construction, Ltd. for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue.

The following chart shows Texas Standard Construction, Ltd.'s completed contractual activities for the past three years:

	<u>STS</u>	<u>WTR</u>	<u>PKR</u>
Projects Completed	12	0	4
Change Orders	1	0	0
Projects Requiring Liquidated Damages	0	0	0
Projects Completed by Bonding Company	0	0	0

ESTIMATED SCHEDULE OF PROJECT

Began Design	December 2014
Completed Design	August 2016
Begin Construction	March 2017
Complete Construction	October 2017

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with Salcedo Group, Inc. for engineering services on June 25, 2014, by Resolution No. 14-1013.

Authorized Supplemental Agreement No. 1 to the professional services contract with Salcedo Group, Inc. for engineering services on November 12, 2014, by Resolution No. 14-1919.

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

2012 Bond Funds - \$2,030,568.45

Design	\$ 299,881.00
Supplemental Agreement No. 1	\$ 207,920.00
Supplemental Agreement No. 2	\$ 7,500.00

Construction (this action)	
Paving & Drainage - STS	<u>\$2,030,568.45</u>

Total	\$2,545,869.45
-------	----------------

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

Texas Standard Construction, Ltd.

Hispanic Female	3	Hispanic Male	87
African-American Female	0	African-American Male	3
Other Female	0	Other Male	0
White Female	4	White Male	8

BID INFORMATION

The following bids with quotes were received and opened on December 2, 2016:

*Denotes successful bidder(s)

<u>BIDDERS</u>	<u>BID AMOUNT</u>
*Texas Standard Construction, Ltd. P. O. Box 210768 Dallas, Texas 75211	\$2,030,568.45
Gibson & Associates, Inc.	\$2,265,087.33
Ark Contracting Services	\$2,719,835.00
Engineer's Estimate: STS	\$1,615,825.00

OWNER

Texas Standard Construction, Ltd.

Ronald H. Dalton, President

MAP

Attached.

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a contract with Texas Standard Construction, Ltd., lowest responsible bidder of three, for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue - Not to exceed \$2,030,569 - Financing: 2012 Bond Funds

Texas Standard Construction, Ltd. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	<u>Amount</u>	<u>Percent</u>
Total local contracts	\$2,030,568.45	100.00%
Total non-local contracts	\$0.00	0.00%
TOTAL CONTRACT	\$2,030,568.45	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

<u>Local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Kenyatta Sand and Gravel	BMDB62563Y0517	\$571,813.00	28.16%
Total Minority - Local		\$571,813.00	28.16%

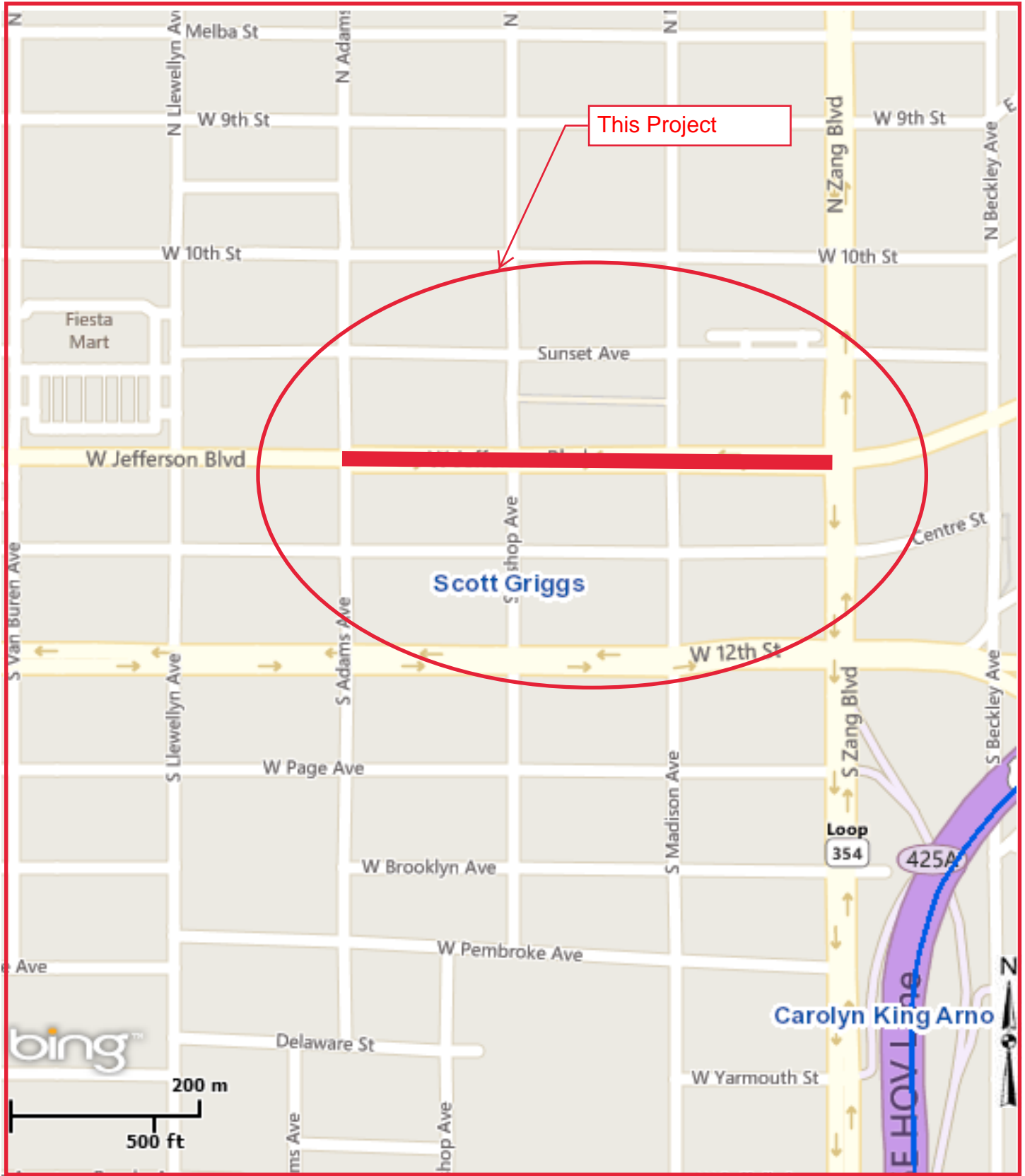
Non-Local Contractors / Sub-Contractors

None

TOTAL M/WBE CONTRACT PARTICIPATION

	<u>Local</u>	<u>Percent</u>	<u>Local & Non-Local</u>	<u>Percent</u>
African American	\$571,813.00	28.16%	\$571,813.00	28.16%
Hispanic American	\$0.00	0.00%	\$0.00	0.00%
Asian American	\$0.00	0.00%	\$0.00	0.00%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$0.00	0.00%	\$0.00	0.00%
Total	\$571,813.00	28.16%	\$571,813.00	28.16%

JEFFERSON BOULEVARD FROM ZANG BOULEVARD TO ADAMS AVENUE



MAPSCO 54G

January 25, 2017

WHEREAS, on June 25, 2014, Resolution No. 14-1013 authorized a professional services contract with Salcedo Group, Inc. for the engineering services for Jefferson Boulevard from Zang Boulevard to Adams Avenue, in the amount of \$299,881.00; and,

WHEREAS, on November 12, 2014, Resolution No. 14-1919 authorized Supplemental Agreement No. 1 to the contract with Salcedo Group, Inc. for additional engineering services along Jefferson Boulevard from Zang Boulevard to Adams Avenue for streetscape improvements, in the amount of \$207,920.00, increasing the contract from \$299,881.00 to \$507,801.00; and,

WHEREAS, on October 13, 2015, Administrative Action No. 15-7135 authorized Supplemental Agreement No. 2 to the contract with Salcedo Group, Inc. for additional engineering services to provide a lighting analysis for Jefferson Boulevard from Zang Boulevard to Adams Avenue, in the amount of \$7,500.00, increasing the contract from \$507,801.00 to \$515,301.00; and,

WHEREAS, bids were received on August 26, 2016, for the construction of Jefferson Boulevard improvements from Zang Boulevard to Adams Avenue; and,

WHEREAS, at the bid opening on August 26, 2016, two bids were received for the project; however, the low bid was approximately 60% higher than the engineer's estimate for the project; and,

WHEREAS, due to funding constraints, City staff proceeded to modify the project scope in order to bring the project within budget, and subsequently re-advertised the project in November 2016; and,

WHEREAS, it is now necessary for the City Council to ratify City staff's rejection of all bids opened on August 26, 2016 for Jefferson Boulevard improvements from Zang Boulevard to Adams Avenue; and, to ratify the re-advertisement of new bids.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the City Council hereby ratifies City staff's rejection of all bids for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue; and, ratify the re-advertisement of new bids.

Section 2. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

January 25, 2017

WHEREAS, on June 25, 2014, Resolution No. 14-1013 authorized a professional services contract with Salcedo Group, Inc. for the engineering services for Jefferson Boulevard from Zang Boulevard to Adams Avenue, in the amount of \$299,881.00; and,

WHEREAS, on November 12, 2014, Resolution No. 14-1919 authorized Supplemental Agreement No. 1 to the contract with Salcedo Group, Inc. for additional engineering services along Jefferson Boulevard from Zang Boulevard to Adams Avenue for streetscape improvements, in the amount of \$207,920.00, increasing the contract from \$299,881.00 to \$507,801.00; and,

WHEREAS, on October 13, 2015, Administrative Action No. 15-7135 authorized Supplemental Agreement No. 2 to the contract with Salcedo Group, Inc. for additional engineering services to provide a lighting analysis for Jefferson Boulevard from Zang Boulevard to Adams Avenue, in the amount of \$7,500.00, increasing the contract from \$507,801.00 to \$515,301.00; and,

WHEREAS, bids were received on August 26, 2016, for the construction of Jefferson Boulevard improvements from Zang Boulevard to Adams Avenue; and,

WHEREAS, at the original bid opening on August 26, 2016, two bids were received for the project; however, the low bid was approximately 60% higher than the engineer's estimate for the project; and,

WHEREAS, due to funding constraints, City staff proceeded to modify the project scope in order to bring the project within budget, and subsequently re-advertised the project in November 2016; and,

WHEREAS, bids were received again on December 2, 2016, for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue as follows:

<u>BIDDERS</u>	<u>BID AMOUNT</u>
Texas Standard Construction, Ltd.	\$2,030,568.45
Gibson & Associates, Inc.	\$2,265,087.33
Ark Contracting Services	\$2,719,835.00

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

January 25, 2017

Section 1. That the City Manager is hereby authorized to execute a contract with Texas Standard Construction, Ltd. for the construction of street paving, storm drainage, streetscape, street lighting, landscape, and water adjustment improvements for Jefferson Boulevard from Zang Boulevard to Adams Avenue in an amount not to exceed \$2,030,568.45, this being the lowest responsive bid received as indicated by the tabulation of bids, after it has been approved as to form by the City Attorney.

Section 2. That the Chief Financial Officer is hereby authorized to disburse funds in accordance with the terms and conditions of the contract from:

Street and Transportation Improvements Fund	
Fund 3U22, Department STS, Unit S395, Act. THRF	
Obj. 4510, Program #PB12S395, CT STS12S395D1	
Vendor #508379, in an amount not to exceed	\$2,030,568.45

Section 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 25, 2017
COUNCIL DISTRICT(S): All
DEPARTMENT: Mobility and Street Services
CMO: Jill A. Jordan, P.E., 670-5299
MAPSCO: N/A

SUBJECT

Authorize **(1)** a substantial amendment to the Texas Department of Transportation Local Transportation Project Advance Funding Agreement (LPAFA Agreement No. CSJ 0918-45-820), a previously approved Interlocal Agreement, to terminate the existing agreement as a result of an adjustment in the regional Transportation Improvement Program (TIP); **(2)** a new and updated LPAFA Interlocal Agreement with the Texas Department of Transportation (Agreement No. CSJ 0918-45-820/CFDA No. 20.205) to replace the existing agreement for a Congestion Mitigation/Air Quality Program Project and Surface Transportation Program-Metropolitan Mobility Program Project Off-System to provide safety improvement projects at various Dallas intersections through engineering and construction services; **(3)** the receipt and deposit of additional funds from the Federal Highway Administration passed through the Texas Department of Transportation through the new LPAFA for engineering and construction services in the amount of \$163,000; **(4)** an increase in the local match in the amount of \$14,157 from \$303,800 to \$317,957; **(5)** an increase in appropriations in the Traffic Safety Program Fund in an amount not to exceed \$163,000; **(6)** termination of the existing agreement; and **(7)** execution of the new agreement - Not to exceed \$177,157 - Financing: Texas Department of Transportation Grant Funds (\$163,000) and 2006 Bond Funds (\$14,157)

BACKGROUND

This action includes terminating the current agreement and executing a new agreement to provide for engineering and construction services to improve traffic safety improvement projects at various intersections throughout the City of Dallas.

BACKGROUND (Continued)

The new agreement will increase appropriations by \$177,157, from \$703,800 to \$880,957. The total amended project cost is \$927,070 that includes the federal reimbursement of \$563,000, the local match of \$317,957, and the \$46,113 in State indirect costs. The City's corresponding match for the project will increase by \$14,157 from \$303,800 to \$317,957. This agreement modification is a result of an adjustment in the regional Transportation Improvement Program (TIP).

The previous overall project had a budget of up to \$703,800 (TxDOT Funds - \$400,000; 2003 Bond Funds - \$214,475; 2006 Bond Funds - \$89,325) for engineering and construction improvements. The new overall project will total \$927,070 (TxDOT Funds - \$563,000; State Indirect Costs - \$46,113; 2003 Bond Funds - \$214,475; and 2006 Bond Funds - \$103,482.00).

This agreement will provide for small-scale, low-cost improvements at the selected intersections (less than \$20,000 per location). The increase of approximately eight intersections are anticipated with this new funding. The total number of locations funded could be higher if improvement costs are less than \$20,000 per location. Additional intersections will be determined as locations are identified.

Some of the projects were completed between 2008 and 2011.

TxDOT required a warrant check calculated at \$5,957. This check was previously paid and will not be reissued.

ESTIMATED SCHEDULE OF PROJECT

Began Project	January 2007
Complete Project	January 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The City Council authorized an Interlocal agreement with the Texas Department of Transportation on December 12, 2007, by Council Resolution No. 07-3728.

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

Texas Department of Transportation Grant Funds	\$163,000.00
2006 Bond Funds	\$ 14,157.00
Total Project Cost:	
Texas Department of Transportation Grant Funds (this action)	\$ 163,000.00
Texas Department of Transportation Grant Funds (prior action)	\$ 400,000.00
State Indirect Costs	\$ 46,113.00
2003 Bond Funds	\$ 214,475.00
2006 Bond Funds (includes \$14,157 local match per this action)	<u>\$ 103,482.00</u>
Total	\$ 927,070.00

January 25, 2017

WHEREAS, on December 12, 2007, Resolution No. 07-3728 authorized an Interlocal Agreement with the Texas Department of Transportation to provide safety improvement projects at various Dallas intersections; and,

WHEREAS, the Regional Transportation Council has authorized additional monies to fund a Dallas Traffic Safety Program to reduce motor-vehicle accidents and implement countermeasures to improve safety; and,

WHEREAS, the Texas Department of Transportation (TxDOT) has been authorized to administer the funding for this program; and,

WHEREAS, due to the funding changes in the Transportation Improvement Program for the Dallas-Fort Worth Metropolitan Area, the funding reorganization must be reflected in the project; and,

WHEREAS, it is in the best interest of the City of Dallas and TxDOT to execute an amendment to terminate the previous interlocal agreement and execute a new, updated interlocal agreement; and,

WHEREAS, the City desires to enter into an Interlocal Agreement with TxDOT to receive funding to enhance software to analyze accident reports, identify priority locations with accident trends, and implement countermeasures to eliminate those trends; and,

WHEREAS, the City identifies a previously written warrant check for \$5,957 as required match for this project; and,

WHEREAS, the full project will provide up to \$875,000 to fund traffic signal engineering and construction improvements; and,

WHEREAS, TxDOT will provide up to \$46,113 to fund indirect costs and fees; and,

WHEREAS, the 2003 / 2006 Bond Programs authorized funding for the Traffic Safety Program and current funds (subject to annual appropriations) will be used to provide local match requirement.

January 25, 2017

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the City Manager is authorized to rescind the Local Transportation Project Advance Funding Agreement (LPAFA) with the Texas Department of Transportation (Interlocal Agreement No. CSJ #0918-45-820), previously approved on December 12, 2007, by Resolution No. 07-3728 in the amount of \$703,800, as a result of an adjustment in the regional Transportation Improvement Program (TIP), upon approval as to form by the City Attorney.

Section 2. That the City Manager is authorized to **(1)** execute a new and updated LPAFA Interlocal Agreement with the Texas Department of Transportation (Agreement No. CSJ #0918-45-820/CFDA No. 20.205) to replace the existing agreement, for a Congestion Mitigation/Air Quality Program Project and Surface Transportation Program-Metropolitan Mobility Program Project Off-System to provide safety improvement projects at various Dallas intersections through software enhancement, engineering services, and construction in a revised amount not to exceed \$927,070, upon approval as to form by the City Attorney; and **(2)** accept additional funds from the Federal Highway Administration passed through the Texas Department of Transportation through the new LPAFA for software enhancement, engineering services, and construction in an amount not to exceed \$163,000. The agreement remains effective as long as the project is incomplete or unless otherwise terminated or modified.

Section 3. That the City Manager is hereby authorized to increase appropriations in an amount not to exceed \$163,000, from \$400,000 to \$563,000, in Fund 08EM, Dept. PBW, Unit 88EM, Obj. 4820.

Section 4. That the Chief Financial Officer is hereby authorized to disburse additional grant funds in an amount not to exceed \$163,000, from \$400,000 to \$563,000 in Fund 08EM, Dept. PBW, Unit 88EM, Obj. 4820.

Section 5. That the Chief Financial Officer is hereby authorized to provide additional local match in an amount not to exceed \$14,157 from \$303,800 to \$317,957 in Fund 6T22, Dept. PBW, Unit U232, Obj. 4820.

Section 6. That the Chief Financial Officer is hereby authorized to deposit all reimbursement funds from TxDOT pertaining to this project in an amount not to exceed \$163,000 from \$400,000 to \$563,000 in Fund 08EM, Dept. PBW, Unit 88EM, Revenue Source 6506.

January 25, 2017

Section 7. That the Chief Financial Officer is hereby authorized to reimburse Fund 08EM, Dept. PBW, Unit 88EM, Obj. 5011 with additional required local match funds in an amount not to exceed \$14,157 from 2006 Bond Funds Fund 6T22, Dept. PBW, Unit U232, Obj. 4820, Act. INGV, Program P806U232, GAE PBWTXDOTA04.

Section 8. That the City Manager is hereby authorized to reimburse the granting agency any expenditures identified as ineligible and notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

Section 9. That the City Manager shall keep the appropriate City Council Committee informed of all final granting agency monitoring reports not later than 30 days after the receipt of the report.

Section 10. That this resolution shall take effect immediately on and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 25, 2017
COUNCIL DISTRICT(S): 8
DEPARTMENT: Trinity Watershed Management
CMO: Mark McDaniel, 670-3256
MAPSCO: 75C

SUBJECT

Authorize acquisition from R.K.C.J., L.L.C., of an improved tract of land containing approximately 25,727 square feet, four slope easements containing a total of approximately 23,330 square feet, and a drainage easement containing approximately 5,257 square feet, located on East Wheatland Road near its intersection with Lancaster Road for the Wheatland Road Improvement Project - Not to exceed \$136,944 (\$130,944, plus closing costs and title expenses not to exceed \$6,000) - Financing: General Obligation Commercial Paper Funds

BACKGROUND

This item authorizes the acquisition of an improved tract of land containing approximately 25,727 square feet, four slope easements containing a total of approximately 23,330 square feet, and a drainage easement containing approximately 5,257 square feet from R.K.C.J., L.L.C. This property is improved with fencing, paving, miscellaneous improvements, and is located on East Wheatland Road near its intersection with Lancaster Road and will be used for the Wheatland Road Improvement Project. The consideration is based on an independent appraisal.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item was provided to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

2006 Bond Funds (General Obligation Commercial Paper Funds) - \$136,944 (\$130,994, plus closing costs and title expenses not to exceed \$6,000)

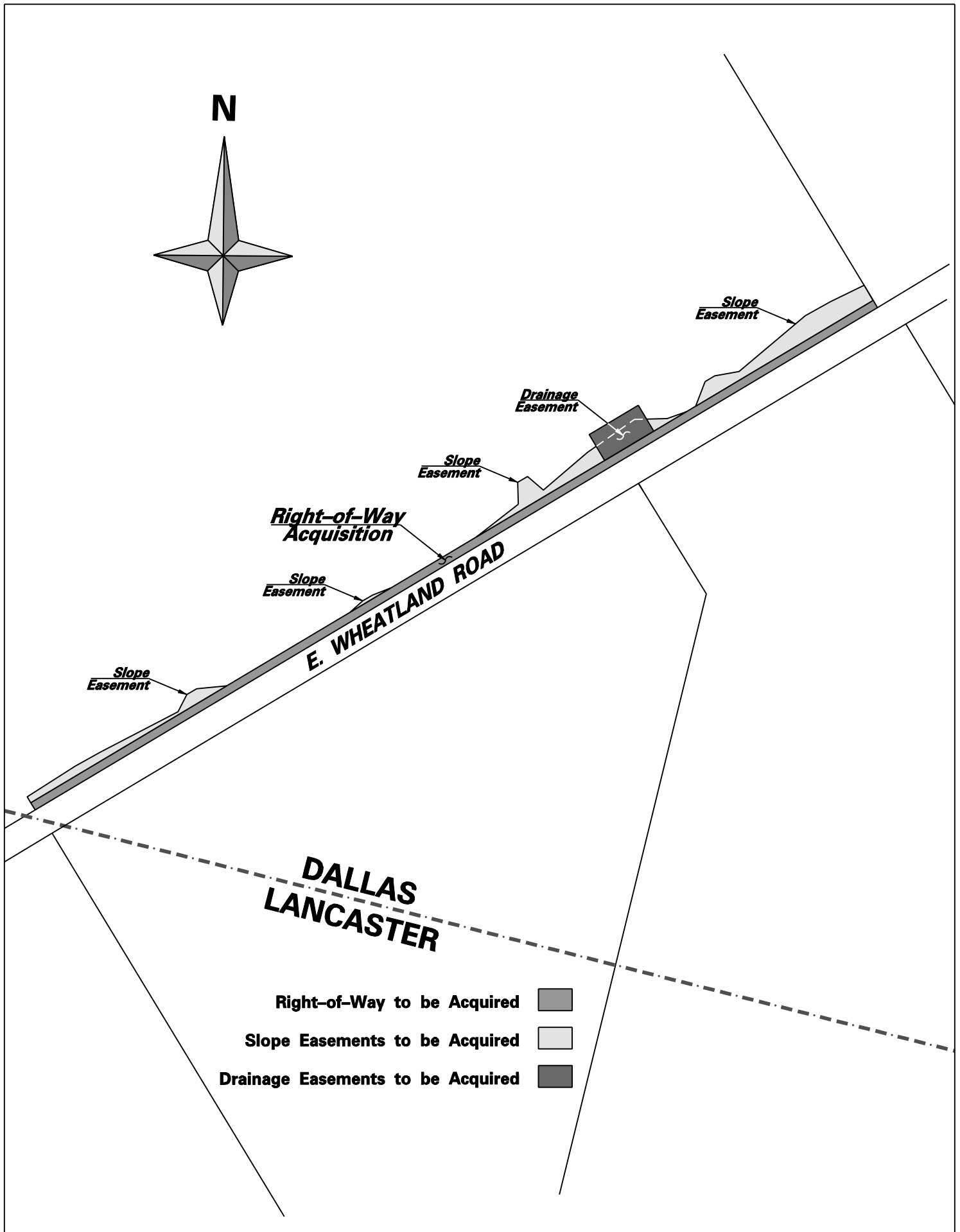
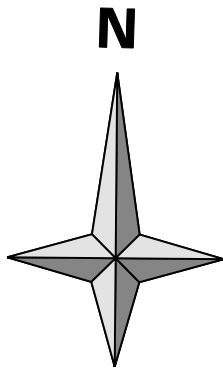
OWNER




R.K.C.J., L.L.C.

Robert J. Pitre, Manager
Katrina Pitre, Manager

MAP

Attached



- Right-of-Way to be Acquired 
- Slope Easements to be Acquired 
- Drainage Easements to be Acquired 

January 25, 2017

A RESOLUTION DETERMINING UPON THE NECESSITY OF ACQUIRING REAL PROPERTY AND AUTHORIZING ITS PURCHASE FOR PUBLIC USE.

DEFINITIONS: For the purposes of this resolution, the following definitions of terms shall apply:

"CITY": The City of Dallas

"PROPERTY": Six tracts containing a total of approximately 54,314 square feet of property located in Dallas County, and being the same property more particularly described in "Exhibit A", attached hereto and made a part hereof for all purposes.

"PROJECT": Wheatland Road Improvement Project

"USE": The construction, installation, use, and maintenance of a realigned section of roadway, together with such appurtenant facilities as may be necessary.

"PROPERTY INTEREST": Parcel No. 11 - Fee Simple, Parcel Nos. 11 - A, 11 - B, 11 - C & 11 - D - Slope Easement, and Parcel No. 11 - i - Drainage Easement

"OWNER": R.K.C.J., L.L.C., provided, however, that the term "OWNER" as used in this resolution means all persons having an ownership interest, regardless of whether those persons are actually named herein.

"PURCHASE AMOUNT":

Parcel 11 - Right-of-Way	\$ 32,159.00
Slope Easements -	\$ 22,703.00
Drainage Easement -	\$ 5,914.00
Improvements and Cost to Cure -	\$ 70,168.00
Total Purchase Amount -	\$130,944.00

"CLOSING COSTS AND TITLE EXPENSES": Not to exceed \$6,000.00

"AUTHORIZED AMOUNT": Not to exceed \$136,944.00

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the USE of the PROPERTY for the PROJECT is a public use.

January 25, 2017

SECTION 2. That public necessity requires that CITY acquire the PROPERTY INTEREST in the PROPERTY for the PROJECT.

SECTION 3. That the City Manager, and/or the City Manager's designees, is hereby authorized and directed to consummate and accept the purchase, grant, and conveyance to CITY of the PROPERTY INTEREST in and to the PROPERTY pursuant to the conveyancing instrument substantially in the form described in Exhibit B – Warranty Deed, Exhibit C – Slope Easement and Exhibit D – Drainage Easement, attached hereto and made a part hereof for all purposes, and approved as to form by the City Attorney and to execute, deliver and receive such other usual and customary documents necessary, appropriate and convenient to consummating this transaction.

SECTION 4. That to the extent the PROPERTY is being purchased wholly or partly with bond proceeds CITY has obtained an independent appraisal of the PROPERTY'S market value.

SECTION 5. That OWNER has been provided with a copy of the Landowner's Bill of Rights as contemplated by applicable state statute.

SECTION 6. That in the event this acquisition closes, the Chief Financial Officer is authorized and directed to draw a warrant in favor of the OWNER, or the then current owner of record, or the title company closing the transaction described herein in the PURCHASE AMOUNT payable out of 2006 Bond Funds: Fund No. 4T22, Department STS, Unit U803, Activity THRF, Program No. PB06U803, Object 4210, Encumbrance No. CT-ST06U803D1, CLOSING COSTS AND TITLE EXPENSES payable out of 2006 Bond Funds: Fund No. 4T22, Department STS, Unit U803, Activity THRF, Program No. PB06U803, Object 4230, Encumbrance No. CT-ST06U803D2. The OFFER AMOUNT, CLOSING COSTS and TITLE EXPENSES together shall not exceed the AUTHORIZED AMOUNT.

SECTION 7. That CITY is to have possession and/or use, as applicable, of the PROPERTY at closing; and CITY will pay any title expenses and closing costs. All costs and expenses described in this section shall be paid from the previously described funds.

SECTION 8. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

COUNCIL CHAMBER

January 25, 2017

**APPROVED AS TO FORM:
LARRY E. CASTO, City Attorney**

**BY _____
Assistant City Attorney**

**Field Notes Describing a 25,727 Square Foot Tract of Land
To Be Acquired in Block 7605
From RKCJ, LLC**

Being a 25,727 Square Foot (0.5906 Acre) tract of land situated in the S.C. Atterbury Survey, Abstract No. 14, Dallas County, Texas, lying in Block 7605 (official City of Dallas Block Numbers), being a portion of the property conveyed to RKCJ, LLC by Warranty Deed dated April 1, 1996 and recorded in Volume 96066, Page 7234 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

BEGINNING at a 1" dia. iron rod found in the Northwest line of Wheatland Road, a Variable-Width Right-of-Way roadway, at the most Easterly corner of said RKCJ, LLC tract, being also the most Southerly corner of a tract of land conveyed to 261 CW Springs, Ltd., by Instrument No. 200600294768 of the Official Public Records of Dallas County, Texas:

THENCE South 59°11'08" West with the said Northwest line of Wheatland Road a distance of 1,714.89 feet to a 5/8 inch dia. iron rod with cap marked "CITY OF DALLAS" (hereinafter referred to as "5/8" I.R. w/COD cap") set at the South corner of said RKCJ, LLC tract, being also the East corner of a the Oak Cliff Plantations Addition, and addition to the City of Dallas recorded in Volume 8, Page 263 of the Map Records of Dallas County, Texas, and the South corner of the herein described tract of land:

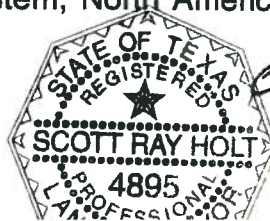
THENCE North 31°04'30" West, departing the said Northwest line of Wheatland Road and with the common line between said RKCJ, LLC tract and the Oak Cliff Plantations Addition, a distance of 15.00 feet to a 5/8" I.R. w/COD cap set at the West corner of the herein described tract of land:

THENCE North 59°11'08" East, departing the last said common line with the Oak Cliff Plantations Addition and 15.00 feet perpendicularly from and parallel with the said Northwest line of Wheatland Road, a distance of 1,714.69 feet to a 5/8" I.R. w/COD cap set at an inside corner of the herein described tract of land:

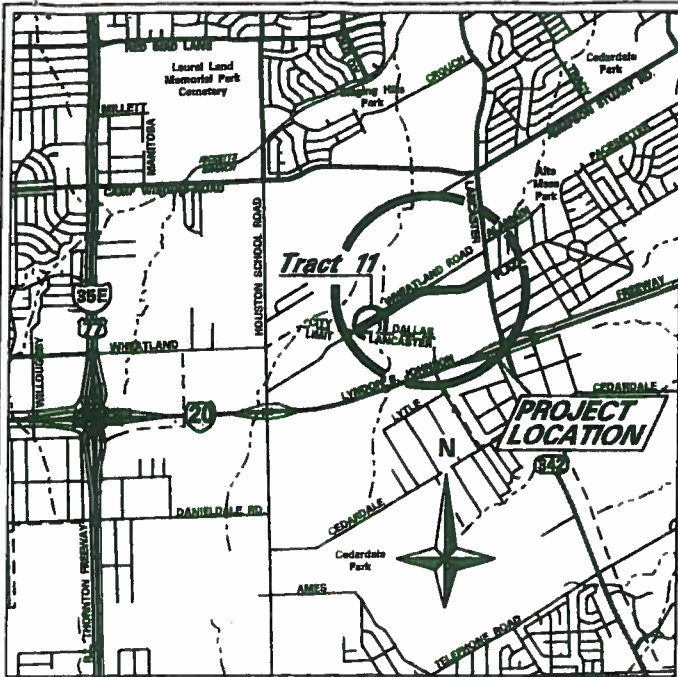
THENCE North 58°47'35" East a distance of 0.52 feet to a 5/8" I.R. w/COD cap set in the above referenced common line with the 261 CW Springs, Ltd. tract, at the North corner of the herein described tract of land:

THENCE South 30°15'47" East with the said common line between the 261 CW Springs, Ltd. and RKCJ, LLC properties, a distance of 15.00 feet to the **POINT OF BEGINNING**, containing 25,727 Square Feet, or 0.5906 Acres of land.

BASIS OF BEARINGS: Bearings are based on the Northwest line of Wheatland Road, at North 59°11'08" East, monumented as noted and derived from Global Positioning System observations using the North Texas Cooperative Real Time Kinematic Survey, Virtual Reference Station System, North American Datum of 1983.



Scott Holt
6.9.2010

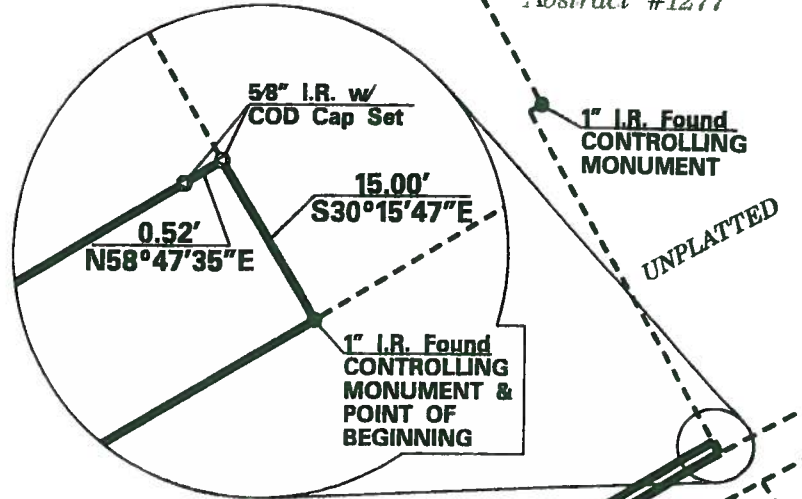


LOCATOR MAP
NOT TO SCALE



261 CW Springs Ltd.
Inst. No: 200600294768

ROBERT SIMONTON
SURVEY
Abstract #1277



UNPLATTED
BLOCK 7605

RKCJ LLC
Vol. 96066, Pg. 7234

25,727 Square Foot
(0.5906 Acre) Tract
To Be Acquired

George P. Shropulos
Family Limited Partnership
Vol. 94043, Pg. 2846

S. C. ATTERBURY SURVEY
Abstract #14

OAK CLIFF PLANTATIONS
ADDITION
Vol. 8, Pg. 263

Susan Wright Key
Vol. 88021, Pg. 1852

M. L. SWING SURVEY
Abstract #1422

BLOCK 7608

58" I.R. w/
COD Cap Set
15.00'
N31°04'30"W

Dallas-Lancaster Corporate
Limit Line. Dallas City
Ordinance No. 6605 (8-27-55)

**DALLAS
LANCASTER**

Susan Wright Key
Vol. 88021, Pg. 1852

Sheet 2 of 2
LOCATOR MAP: Parcel No. 11



Wheatland Road
From Lancaster City Limits
to
Lancaster Road

DEPT. OF PUBLIC WORKS & TRANSPORTATION
SURVEY DIVISION CITY OF DALLAS, TEXAS

OPER. NAME	DESIGN FILE NAME	SCALE	DATE
S. Holt	N:\ENGR\SURVEY\HOLT\Wheatland\Wheatland Field Notes.dgn	As Noted	4-15-10
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
J. Chambers	S. Holt	Block 7605	311D-4147-11

Property to be Acquired

Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-A:

Being a 9,761 Square Foot (0.224 Acre) tract of unplatted land situated in the S.C. Atterbury Survey, Abstract No. 14, Dallas County, Texas, lying in Block 7605 (official City of Dallas Block Numbers), being a portion of the property conveyed to RKCJ, LLC by Warranty Deed dated April 1, 1996 and recorded in Volume 96066, Page 7234 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

COMMENCING at a 1" dia. iron rod found in the current Northwest line of Wheatland Road (a 50-Foot Right-of-Way), at the most Easterly corner of said RKCJ, LLC tract, being also the most Southerly corner of a tract of land conveyed to 261 CW Springs, Ltd., by Instrument No. 200600294768 of the Official Public Records of Dallas County, Texas:

THENCE North 30°15'47" West, departing the last said Northwest line of Wheatland Road and with the common line between said RKCJ, LLC and 261 CW Springs, Ltd. properties, a distance of 15.00 feet to a 5/8 inch diameter Iron Rod with Cap marked "CITY OF DALLAS" set at the intersection with the Northwest line of the approved realignment location of Wheatland Road, being also the most Easterly corner and **POINT OF BEGINNING** of the herein described tract of land:

THENCE South 58°47'35" West, departing the said common line between 261 CW Springs, Ltd. and RKCJ, LLC properties and with the said approved Northwest line of Wheatland Road, over and across a portion of said RKCJ, LLC property, a distance of 0.52 feet to at 5/8 inch diameter Iron Rod with Cap marked "CITY OF DALLAS" set at an outside corner of the herein described tract of land:

THENCE South 59°11'08" West, continuing with the said approved Northwest line of Wheatland Road, over and across a portion of said RKCJ, LLC property, a distance of 360.69 feet to the most Westerly corner of the herein described tract of land (not monumented):

THENCE North 21°02'09" East departing the last said approved Northwest line of Wheatland Road, continuing over and across a portion of said RKCJ, LLC property a distance of 46.01 feet to an outside corner of the herein described tract of land (not monumented):

Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-A:

THENCE continuing over and across a portion of said RKCJ, LLC property the following courses and distances:

North 59°11'08" East a distance of 20.00 feet to an outside corner of the herein described tract of land (not monumented):

North 79°55'13" East a distance of 42.77 feet to an inside corner of the herein described tract of land (not monumented):

North 49°55'36" East a distance of 151.98 feet to an outside corner of the herein described tract of land (not monumented):

North 61°03'52" East a distance of 50.03 feet to an outside corner of the herein described tract of land (not monumented):

North 63°59'52" East a distance of 65.56 feet to the intersection with the above said common line between the RKCJ, LLC and 261 CW Springs, Ltd. properties:

THENCE South 30°15'47" East with the common line between said RKCJ, LLC and 261 CW Springs, Ltd. properties a distance of 30.59 feet to the **POINT OF BEGINNING**, containing 9,761 Square Feet, or 0.224 Acres of land.

BASIS OF BEARINGS: Bearings are based on the Texas State Plane Coordinate System, North Central Zone (4202), North American Datum of 1983.

Scott Holt
9/9/2014



Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-B:

Being an 8,437 Square Foot (0.194 Acre) tract of unplatted land situated in the S.C. Atterbury Survey, Abstract No. 14, Dallas County, Texas, lying in Block 7605 (official City of Dallas Block Numbers), being a portion of the property conveyed to RKCJ, LLC by Warranty Deed dated April 1, 1996 and recorded in Volume 96066, Page 7234 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

COMMENCING at a 1" dia. iron rod found in the current Northwest line of Wheatland Road (a 50-Foot Right-of-Way), at the most Easterly corner of said RKCJ, LLC tract, being also the most Southerly corner of a tract of land conveyed to 261 CW Springs, Ltd., by Instrument No. 200600294768 of the Official Public Records of Dallas County, Texas:

THENCE North 30°15'47" West, departing the last said Northwest line of Wheatland Road and with the common line between said RKCJ, LLC and 261 CW Springs, Ltd. properties, a distance of 15.00 feet to a 5/8 inch diameter Iron Rod with Cap marked "CITY OF DALLAS" set at the intersection with the Northwest line of the approved realignment location of Wheatland Road, at an angle point:

THENCE South 58°47'35" West, with the said approved Northwest line of Wheatland Road, a distance of 0.52 feet to at 5/8 inch diameter Iron Rod with Cap marked "CITY OF DALLAS" set at an angle point:

THENCE South 59°11'08" West, continuing with the said approved Northwest line of Wheatland Road a distance of 379.64 feet to the most Easterly corner and **POINT OF BEGINNING** of the herein described tract of land (not monumented):

THENCE South 59°11'08" West, continuing with the said approved Northwest line of Wheatland Road, a distance of 427.06 feet to the most Westerly corner of the herein described tract of land (not monumented):

THENCE North 52°03'31" East, departing the said approved Northwest line of Wheatland Road, over and across a portion of said RKCJ, LLC property a distance of 92.91 feet to an inside corner of the herein described tract of land (not monumented):

Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-B:

THENCE continuing over and across a portion of said RKCJ, LLC property the following courses and distances:

North 01°48'13" West a distance of 38.23 feet to an outside corner of the herein described tract of land (not monumented):

North 59°11'08" East a distance of 20.00 feet to an outside corner of the herein described tract of land (not monumented):

South 49°08'19" East a distance of 36.45 feet to an inside corner of the herein described tract of land (not monumented):

North 49°31'27" East a distance of 101.44 feet to an outside corner of the herein described tract of land (not monumented):

North 54°53'37" East a distance of 100.28 feet to an outside corner of the herein described tract of land (not monumented):

North 88°24'47" East a distance of 57.29 feet to an inside corner of the herein described tract of land (not monumented):

THENCE North 70°23'56" East, continuing over and across a portion of said RKCJ, LLC property a distance of 35.55 feet to the **POINT OF BEGINNING**, containing 8,437 Square Feet, or 0.194 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
9/9/2014



**Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC**

PARCEL 11-C:

Being a 293 Square Foot (0.007 Acre) tract of unplatted land situated in the S.C. Atterbury Survey, Abstract No. 14, Dallas County, Texas, lying in Block 7605 (official City of Dallas Block Numbers), being a portion of the property conveyed to RKCJ, LLC by Warranty Deed dated April 1, 1996 and recorded in Volume 96066, Page 7234 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

COMMENCING at a 1" dia. iron rod found in the current Northwest line of Wheatland Road (a Variable-Width Right-of-Way), at the most Easterly corner of said RKCJ, LLC tract, being also the most Southerly corner of a tract of land conveyed to 261 CW Springs, Ltd., by Instrument No. 200600294768 of the Official Public Records of Dallas County, Texas:

THENCE North 30°15'47" West, departing the last said Northwest line of Wheatland Road and with the common line between said RKCJ, LLC and 261 CW Springs, Ltd. properties, a distance of 15.00 feet to a 5/8 inch diameter Iron Rod with Cap marked "CITY OF DALLAS" set at the intersection with the Northwest line of the approved realignment location of Wheatland Road, at an angle point:

THENCE South 58°47'35" West, over and across a portion of said RKCJ, LLC property and with the said approved Northwest line of Wheatland Road, a distance of 0.52 feet to at 5/8 inch diameter Iron Rod with Cap marked "CITY OF DALLAS" set at an angle point:

THENCE South 59°11'08" West, continuing over and across a portion of said RKCJ, LLC property and with the said approved Northwest line of Wheatland Road, a distance of 981.77 feet to the most Easterly corner and **POINT OF BEGINNING** of the herein described tract of land (not monumented):

THENCE South 59°11'08" West, continuing over and across a portion of said RKCJ, LLC property and with the said approved Northwest line of Wheatland Road, a distance of 81.76 feet to the most Westerly corner of the herein described tract of land (not monumented):

Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-C:

THENCE North 47°48'34" East, departing the said approved Northwest line of Wheatland Road and continuing over and across a portion of said RKCJ, LLC property a distance of 29.20 feet to an outside corner of the herein described tract of land (not monumented):

THENCE North 59°11'08" East, continuing over and across a portion of said RKCJ, LLC property a distance of 20.00 feet to an outside corner of the herein described tract of land (not monumented):

THENCE North 69°02'56" East a distance of 33.63 feet to the **POINT OF BEGINNING**, containing 293 Square Feet, or 0.007 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
9/9/2014



**Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC**

PARCEL 11-D:

Being a 4,839 Square Foot (0.111 Acre) tract of unplatted land situated in the S.C. Atterbury Survey, Abstract No. 14, Dallas County, Texas, lying in Block 7605 (official City of Dallas Block Numbers), being a portion of the property conveyed to RKCJ, LLC by Warranty Deed dated April 1, 1996 and recorded in Volume 96066, Page 7234 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

BEGINNING at a 5/8 inch diameter Iron Rod with cap marked "CITY OF DALLAS" (hereinafter referred to as a "5/8" I.R. w/COD Cap") set on the Southwest line of said RKCJ, LLC property, being also a common line with the Oak Cliff Plantations Addition, an addition to the City of Dallas recorded in Volume 8, Page 263 of the Map Records of Dallas County, Texas, being the most Southerly corner of the herein described tract of land and on the Northwest line of the approved realignment location of Wheatland Road, from which a "5/8" I.R. w/COD Cap set at the most Southerly corner of said RKCJ, LLC property, on the current Northwest Right-of-Way line of Wheatland Road (a 50-Foot Right-of-Way), bears South 31°04'30" East a distance of 15.00 feet:

THENCE North 31°04'30" West, departing the said approved Northwest line of Wheatland Road and with the said common line between the Oak Cliff Plantations Addition and RKCJ, LLC property a distance of 11.99 feet to the most Westerly corner of the herein described tract of land (not monumented):

THENCE North 57°34'29" East, departing the last said common line with the Oak Cliff Plantations Addition, over and across a portion of said RKCJ, LLC property, a distance of 100.28 feet to an outside corner of the herein described tract of land (not monumented):

THENCE continuing over and across a portion of said RKCJ, LLC property the following courses and distances:

North 60°28'25" East a distance of 50.01 feet to an outside corner of the herein described tract of land (not monumented):

North 62°31'38" East a distance of 152.66 feet to an inside corner of the herein described tract of land (not monumented):

North 27°37'54" East a distance of 33.80 feet to an outside corner of the herein described tract of land (not monumented):

Field Notes Describing Slope Easements
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-D:

North 59°11'08" East a distance of 20.00 feet to an outside corner of the herein described tract of land (not monumented):

North 84°27'01" East a distance of 52.65 feet to an outside corner of the herein described tract of land to the intersection with the above referenced approved Northwest line of Wheatland Road (not monumented):

THENCE South 59°11'08" West, continuing over and across a portion of said RKCJ, LLC property, and with the approved Northwest line of Wheatland Road a distance of 399.00 feet to the **POINT OF BEGINNING**, containing 4,839 Square Feet, or 0.111 Acre of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
9/9/2014



261 CW Springs Ltd.
Inst. 200600294768

UNPLATTED

RKCJ LLC
Vol. 96066, Pg. 7234

BLOCK
7605

Slope Easement 11-A
See Detail This Sheet

Slope Easement 11-B
See Detail, Sheet 8 of 8

George P. Shropulos
Family Limited Partnership
Vol. 94043, Pg. 2846

UNPLATTED

BLOCK
7608

Approved Realignment Location
Wheatland Road (80' R.O.W.)

Susan Wright Key
Vol. 88021, Pg. 1852

M.L. SWING SURVEY
Abstract #1422

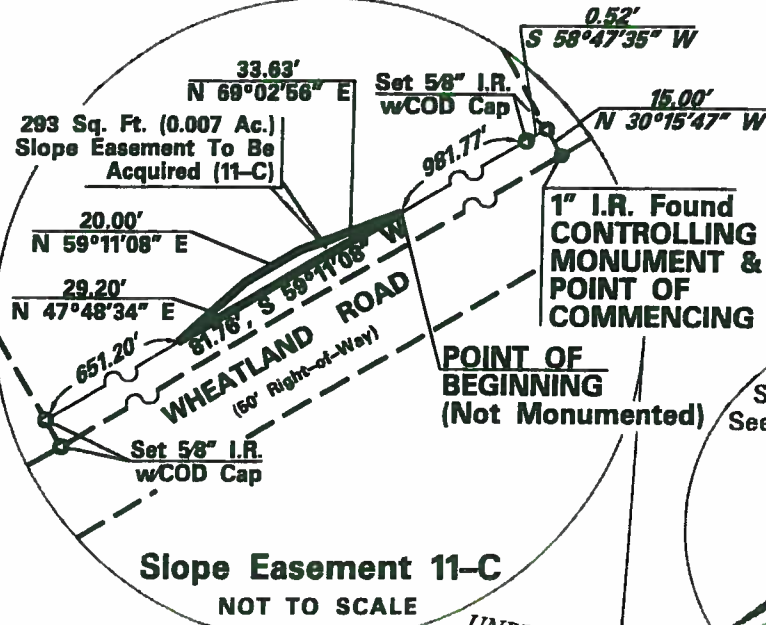
UNPLATTED

Dallas-Lancaster Corporate
Limit Line, Dallas City
Ordinance No. 6605 (8-27-55)

DALLAS
LANCASTER

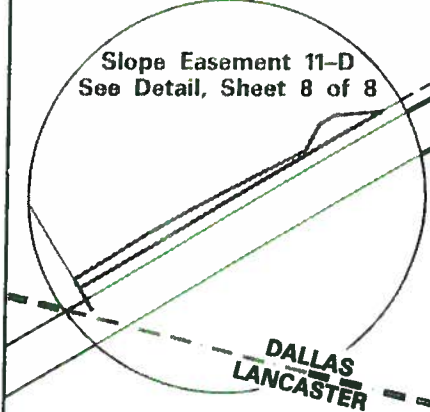


● Indicates 58" I.R. with Cap
Marked "CITY OF DALLAS"



S. C. ATTERBURY SURVEY
Abstract #14

Slope Easement 11-D
See Detail, Sheet 8 of 8



S. C. ATTERBURY SURVEY
Abstract #14

BLOCK
7605

RKCJ LLC
Vol. 96066
Pg. 7234

9,761 Sq. Ft. (0.224 Ac.)
Slope Easement To Be
Acquired (11-A)

POINT OF
BEGINNING

1" I.R. Found
CONTROLLING
MONUMENT &
POINT OF
COMMENCING

NOT TO SCALE

● Indicates 58" I.R. with Cap
Marked "CITY OF DALLAS"

Parcels 11-B & 11-D Page 9 of 10

Wheatland Road			
From Lancaster City Limits to Lancaster Road			
DEPT. OF PUBLIC WORKS & TRANSPORTATION			
SURVEY DIVISION CITY OF DALLAS, TEXAS			
OPER. NAME	DESIGN FILE NAME	SCALE	DATE
S. Holt	N:\ENGR\SURVEY\WLT\Wheatland\Wheatland Field Notes.dgn	As Noted	4-15-10
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
J. Chambers	S. Holt	Block 7605	311D-4147-1S

SLOPE EASEMENT 11-A

S. C. ATTERBURY SURVEY
Abstract #14

RKCJ LLC
Vol. 96066, Pg. 7234

BLOCK
7605

UNPLATTED

OAK CLIFF
PLANTATIONS
ADDITION
Vol. 8, Pg. 263

261 CW Springs Ltd.
Inst. 200600294768

Set 5/8" I.R.
wCOD Cap

15.00'
S 30°15'47" E

1" I.R. Found
CONTROLLING
MONUMENT

52.65'
N 84°27'01" E
20.00'
N 59°11'08" E
33.80'
N 27°37'54" E

1,315.70'
N 59°11'08" E
0.52'
N 58°47'35" E

4,839 Sq. Ft. (0.111 Ac.)
Slope Easement To Be
Acquired (11-D)

50.01'
N 60°28'25" E
100.28'
N 57°34'29" E

152.66', N 62°31'38" E
399.00', S 59°11'08" W
WHEATLAND ROAD
(50' Right-of-Way)

M.L. SWING SURVEY
Abstract #1422

11.99'
N 31°04'30" W
POINT OF
BEGINNING
15.00'
S 31°04'30" E
Set 5/8" I.R.
wCOD Cap

⊙ Indicates 5/8" I.R. with Cap
Marked "CITY OF DALLAS"



SLOPE EASEMENT 11-D

NOT TO SCALE

S. C. ATTERBURY SURVEY
Abstract #14

RKCJ LLC
Vol. 96066
Pg. 7234

BLOCK
7605

57.29'
N 88°24'47" E

35.55'
N 70°23'56" E

100.28'
N 54°53'37" E

101.44'
N 49°31'27" E

UNPLATTED

261 CW Springs Ltd.
Inst. 200600294768

Set 5/8" I.R.
wCOD Cap

15.00'
N 30°15'47" W

1" I.R. Found
CONTROLLING
MONUMENT &
POINT OF
COMMENCING

36.45'
S 49°08'19" E

20.00'
N 59°11'08" E

421.05', S 59°11'08" W
WHEATLAND ROAD
(50' Right-of-Way)

POINT OF
BEGINNING
(Not Monumented)

M.L. SWING SURVEY
Abstract #1422

38.23'
N 01°48'13" W

92.91'
N 52°03'31" E

8,437 Sq. Ft. (0.194 Ac.)
Slope Easement To Be
Acquired (11-B)

⊙ Indicates 5/8" I.R. with Cap
Marked "CITY OF DALLAS"




NOT TO SCALE

Approved Realignment Location
Wheatland Road (80' R.O.W.)

SLOPE EASEMENT 11-B

Parcels 11-A & 11-C Page 10 of 10

 Wheatland Road From Lancaster City Limits to Lancaster Road			
OPER. NAME	DESIGN FILE NAME	SCALE	DATE
S. Holt	R:\ENGR\SURVEY\HOLT\Wheatland\Wheatland Field Notes.dgn	AS NOTED	11-22-11
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
J. Chambers	S. Holt	Block 7605	311D-4147-11

Field Notes Describing a Drainage Easement
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-i:

Being a 5,257 Square Foot (0.121 Acre) tract of unplatted land situated in the S.C. Atterbury Survey, Abstract No. 14, Dallas County, Texas, lying in Block 7605 (official City of Dallas Block Numbers), being a portion of the property conveyed to RKCJ, LLC by Warranty Deed dated April 1, 1996 and recorded in Volume 96066, Page 7234 of the Deed Records of Dallas County, Texas and being more particularly described as follows:

COMMENCING at a ½ inch diameter Iron Rod (Controlling Monument) (without cap) found on the Northwest Right-of-Way line of Wheatland Road (a 50-foot wide Right-of-Way), at the intersection with the Northeast line of said RKCJ, LLC property, being also the Southwest line of a parcel of land conveyed to 261 CW Springs, Ltd. by deed recorded in Instrument No. 200600294768 of the Official Public Records of Dallas County, Texas:

Thence North 30°15'47" West, departing the said Northwest line of Wheatland Road and with the common line between said RKCJ, LLC and 261 CW Springs, Ltd. properties a distance of 15.00 feet to a 5/8 inch diameter Iron Rod with cap marked "CITY OF DALLAS" set at the intersection with the Northwest line of the approved realignment location of Wheatland Road (an 80-foot Right-of-Way):

THENCE South 58°47'35" West, departing the common line between said RKCJ, LLC and 261 CW Springs, Ltd. properties and with the said approved Northwest line of Wheatland road, over and across a portion of said RKCJ, LLC property a distance of 0.52 feet to a 5/8 inch diameter Iron Rod with cap marked "CITY OF DALLAS" set at an inside corner of said approved alignment line:

THENCE South 59°11'08" West, continuing with the said approved Northwest line of Wheatland Road, over and across a portion of said RKCJ, LLC property a distance of 452.45 feet to the most Easterly corner and **POINT OF BEGINNING** of the herein described tract of land (not monumented):

THENCE South 59°11'08" West, continuing with the said approved Northwest line of Wheatland Road, over and across a portion of said RKCJ, LLC property a distance of 100.00 feet to the most Southerly corner of the herein described tract of land (not monumented):

Field Notes Describing a Drainage Easement
To Be Acquired in Block 7605
From RKCJ, LLC

PARCEL 11-i:

THENCE North 30°48'52" West, departing the said approved Northwest line of Wheatland Road and continuing over and across a portion of said RKCJ, LLC property a distance of 52.57 feet to the most Westerly corner of the herein described tract of land (not monumented):

THENCE North 59°11'08" East, continuing over and across a portion of said RKCJ, LLC property a distance of 100.00 feet to the most Northerly corner of the herein described tract of land (not monumented):

THENCE South 30°48'52" East, continuing over and across a portion of said RKCJ, LLC property a distance of 52.57 feet to the **POINT OF BEGINNING**, containing 5,257 Square Feet, or 0.121 Acres of land.

BASIS OF BEARINGS: Bearings are based on the State Plane Coordinate System, Texas North Central Zone 4202, North American Datum of 1983 (2011).

Scott Holt
9/8/2014



261 CW Springs, Ltd.
Int. #200600294768

S. C. ATTERBURY SURVEY
Abstract #14

BLOCK
7611

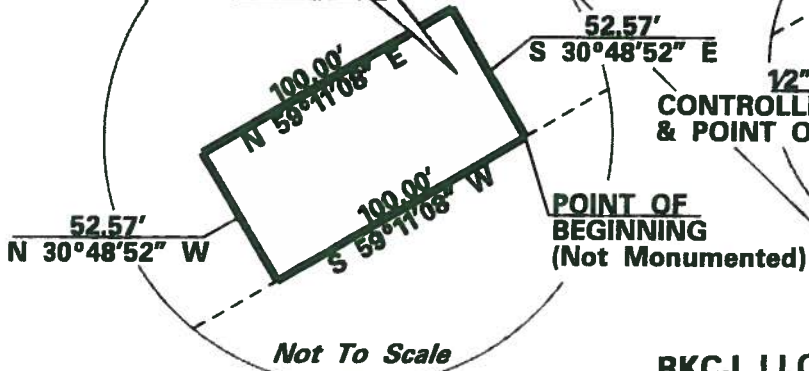
Unplatted

5,257 Sq. Ft. (0.121 Ac.)
Tract To Be Acquired
Parcel 11-i

0.52'
S 58°47'35" W
N=6924063.7699
E=2493994.3058

N=6924064.0404
E=2493994.7523

1" I.R. Found
N=6924445.3456
E=2493791.4624



12" Iron Rod Found
CONTROLLING MONUMENT
& POINT OF COMMENCING
N=6924051.0829
E=2494002.3129

Not To Scale

RKCJ LLC
Vol. 96066, Pg. 7234

BLOCK
7605
Unplatted

Approved Realignment Location
Wheatland Road (80' R.O.W.)

George P. Shropulos
Family Limited Partnership
Vol. 94043, Pg. 2846



WHEATLAND ROAD (50-Foot Right-of-Way)

M. L. SWING SURVEY
Abstract #1422


BLOCK
7608
Unplatted

Susan Wright Key
Vol. 88021
Pg. 1852

City of Dallas Corporate Limit; Ord. No. 6605 (8/27/1955)
City of Lancaster

Parcel No. 11-i

Page 3 of 3

			
Wheatland Road			
From Lancaster City Limits to Lancaster Road			
DEPT. OF PUBLIC WORKS & TRANSPORTATION			
SURVEY DIVISION CITY OF DALLAS, TEXAS			
OPER. NAME	DESIGN FILE NAME	SCALE	DATE
S. Holt	H:\ENGR\SURVEY\HOLT\Wheatland\Wheatland Field Notes.dgn	As Noted	8-4-14
PARTY CHIEF	CALCULATIONS	FOLDER	FILE NO.
J. Chambers	S. Holt	Block 7605	311D-4147-11

● Indicates 5/8" I.R. with Cap
Marked "CITY OF DALLAS"

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

WARRANTY DEED

THE STATE OF TEXAS §
 § KNOW ALL PERSONS BY THESE PRESENTS:
COUNTY OF DALLAS §

That R.K.C.J., L.L.C., a Texas limited liability company, acting by and through its duly authorized officer (hereinafter called "Grantor" whether one or more natural persons or legal entities) of the County of Dallas, State of Texas, for and in consideration of the sum of ONE HUNDRED TWO THOUSAND THREE HUNDRED TWENTY-SEVEN AND NO/100 DOLLARS (\$102,327.00) to the undersigned in hand paid by the **City of Dallas, 1500 Marilla Street, Dallas, Texas, 75201**, a Texas municipal corporation (hereinafter called "City"), the receipt of which is hereby acknowledged and confessed, has granted, sold and conveyed and does hereby grant, sell and convey unto City, its successors and assigns, all of the property described in Exhibit "A", attached hereto and made a part hereof by reference for all purposes.

SPECIAL PROVISIONS: NONE

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto City, its successors and assigns forever, and Grantor binds Grantor and Grantor's heirs, executors, administrators or successors, to Warrant and Forever Defend all and singular the said premises unto City, its successors and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

EXECUTED this _____ day of _____, _____.

R.K.C.J., L.L.C.,
a Texas limited liability company

By: _____
Robert J. Pitre, President

* * * * *

STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on _____
by Robert J. Pitre, President of R.K.C.J., L.L.C., a Texas limited liability company, on
behalf of said company.

Notary Public, State of Texas

* * * * *

After recording return to:
City of Dallas,
Trinity Watershed Management - Real Estate Division
1500 Marilla Street, Room 6B South
Dallas, Texas 75201
Attn: Ann Carraway Bruce

Warranty Deed Log No. TWM 456

SLOPE EASEMENT

THE STATE OF TEXAS §

§ KNOW ALL PERSONS BY THESE PRESENTS:

COUNTY OF DALLAS §

That R.K.C.J.,L.L.C., a Texas limited liability company, (hereinafter called "Grantor" whether one or more natural persons or legal entities) of the County of Dallas, State of Texas, for and in consideration of the sum of TWENTY-TWO THOUSAND SEVEN HUNDRED THREE AND NO/100 DOLLARS (\$22,703.00) to the undersigned in hand paid by the **City of Dallas, 1500 Marilla Street, Dallas, Texas, 75201**, a Texas municipal corporation (hereinafter called "City"), the receipt of which is hereby acknowledged and confessed, and the further benefits to be derived by the remaining property as a result of projected public improvements, has granted, sold and conveyed and does hereby grant, sell and convey unto said City, its successors and assigns, a right-of-way under, in and along the property described in "Exhibit A", attached hereto and made a part hereof by reference for all purposes, an easement for the purpose of grading, filling, and/or maintaining a slope, together with the customary uses attendant thereto, including drainage improvements over, under, through, across and along all that certain lot, tract or parcel of land described in Exhibit "A" attached hereto and made a part hereof by reference for all purposes.

The City is acquiring this property for the purpose of grading, filling and/or maintaining a slope in conjunction with the construction of planned improvements, including the right to make the improvements on such grade and according to such plans and specifications as will, in City's opinion, best serve the public purpose. The payment of the purchase price shall be considered full and adequate compensation for the easement rights herein granted.

Should one or more of the Grantor(s) herein be natural persons and not joined by their respective spouse, it is conclusively presumed that the land herein conveyed is not the residence or business homestead of such Grantor(s). Should one or more of the Grantors herein be a legal entity other than a natural person, it shall be conclusively presumed that the person signing on behalf of such a party has been duly and legally authorized to so sign and there shall be no necessity for a seal or attestation.

Nothing in this easement shall be construed as a waiver by the City of any connection charge or charges imposed by ordinance or Charter of the City of Dallas.

SPECIAL PROVISIONS: NONE

TO HAVE AND TO HOLD the above described easement, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said City of Dallas, its successors and assigns forever, and Grantor is hereby bound, together with all heirs, executors, administrators or successors, to Warrant and Forever Defend all and singular the said easement unto the City of Dallas, its successors and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

EXECUTED this _____ day of _____, _____.

R.K.C.J., L.L.C.
a Texas limited liability company

By: _____
Robert J. Pitre, President

* * * * *

STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on _____
by Robert J. Pitre, President of R.K.C.J., L.L.C., a Texas limited liability company, on
behalf of said company.

Notary Public, State of Texas

* * * * *

After recording return to:
City of Dallas
Trinity Watershed Management Department
Real Estate Division
1500 Marilla, Room 6B South
Dallas, Texas 75201
Attn: Ann Carraway Bruce

Slope Easement Log No. TWM 456

DRAINAGE EASEMENT

THE STATE OF TEXAS §
 §
 COUNTY OF DALLAS §

KNOW ALL PERSONS BY THESE PRESENTS:

That R.K.C.J., L.L.C., a Texas limited liability company (hereinafter called "Grantor" whether one or more natural persons or legal entities) of the County of Dallas, State of Texas, for and in consideration of the sum of FIVE THOUSAND NINE HUNDRED FOURTEEN AND NO/100 DOLLARS (\$5,914.00) to the undersigned in hand paid by the **City of Dallas, 1500 Marilla Street, Dallas, Texas, 75201**, a Texas municipal corporation (hereinafter called "City"), the receipt of which is hereby acknowledged and confessed, and the further benefits to be derived by the remaining property as a result of projected public improvements, has granted, sold and conveyed and does hereby grant, sell and convey unto City, its successors and assigns, an easement for the purpose of constructing, maintaining and using storm water drainage facilities in, under, over, through, across and along all that certain lot, tract or parcel of land described in Exhibit A, attached hereto and made a part hereof by reference for all purposes.

The City is acquiring this property for the purpose of constructing, maintaining and using storm water drainage improvements including the right to make the improvements on such grade and according to such plans and specifications as will, in its opinion, best serve the public purpose. The payment of the purchase price for the property herein conveyed shall be considered full compensation for same and for any diminution in value that may result to remaining property by virtue of project proximity thereto, grade alignment, utility installation, or the alteration of drainage patterns and facilities.

Should one or more of the Grantor(s) herein be natural persons and not joined by their respective spouse, it is conclusively presumed that the land herein conveyed is not the residence or business homestead of such Grantor(s). Should one or more of the Grantors herein be a legal entity other than a natural person, it shall be conclusively presumed that the person signing on behalf of such a party has been duly and legally authorized to so sign and there shall be no necessity for a seal or attestation.

The City shall have the right to remove and keep removed from the permanent easement herein granted any and all structures, fences, trees, shrubs, growths or other obstructions which may endanger or interfere with the construction, reconstruction, maintenance or proper function of said stormwater drainage facilities.

Nothing in this easement shall be construed as a waiver by the City of any connection charge or charges imposed by ordinance or Charter of the City of Dallas.

SPECIAL PROVISIONS: NONE

TO HAVE AND TO HOLD the above described easement, together with all and singular the rights and appurtenances thereto in anywise belonging unto City, its successors and assigns forever, and Grantor binds Grantor and Grantor's heirs, executors, administrators or successors, to Warrant and Forever Defend all and singular the said easement unto City, its successors and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

EXECUTED this _____ day of _____, _____.

R.K.C.J., L.L.C.
a Texas limited liability company

By: _____
Robert J. Pitre, President

* * * * *

STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on _____

by Robert J. Pitre, President of R.K.C.J., L.L.C., a Texas limited liability company, on behalf of
said company.

Notary Public, State of Texas

* * * * *

After recording return to:
City of Dallas
Trinity Watershed Management
Real Estate Division
1500 Marilla Street, 6B South
Dallas, Texas 75201
Attn: Ann Carraway Bruce

Drainage Easement Log No. TWM 456

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: January 25, 2017

COUNCIL DISTRICT(S): 11, 13

DEPARTMENT: Water Utilities

CMO: Mark McDaniel, 670-3256

MAPSCO: 14 R V S Z, 24 D

SUBJECT

Authorize a contract for the installation of wastewater mains at five locations (list attached) - S. J. Louis Construction of Texas, Ltd., lowest responsible bidder of five - Not to exceed \$10,073,842 - Financing: Water Utilities Capital Improvement Funds

BACKGROUND

This action consists of the installation of approximately 12,460 feet of wastewater mains. This includes the installation of approximately 4,100 feet of 24-inch, 8,320 feet of 27-inch, and 40 feet of 30-inch wastewater mains.

The existing wastewater mains were built in 1963 and have been identified for capacity improvements in master planning efforts. The installation of the proposed segments will provide the necessary capacity to support proposed development efforts and reduce maintenance costs. Construction of these mains is critical to support future development and infrastructure improvements in the Valley View Center Mall redevelopment area.

S. J. Louis Construction of Texas, Ltd. completed contractual activities in the past three years:

	<u>STS</u>	<u>DWU</u>	<u>PKR</u>
Projects Completed	2	0	0
Change Orders	2	0	0
Projects Requiring Liquidated Damages	0	0	0
Projects Completed by Bonding Company	0	0	0

ESTIMATED SCHEDULE OF PROJECT

Began Design September 2013
Completed Design October 2016
Begin Construction February 2017
Complete Construction February 2018

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with RJN Group, Inc. to provide engineering services for the replacement and rehabilitation of water mains and wastewater mains at 30 locations on September 11, 2013, by Resolution No. 13-1582.

Information about this item will be provided to the Transportation & Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

\$10,073,842.00 - Water Utilities Capital Improvement Funds

Design	\$ 322,978.00
Construction (this action)	<u>\$10,073,842.00</u>
Total Project Cost	\$10,396,820.00

<u>Council District</u>	<u>Amount</u>
11	\$ 555,052.00
13	<u>\$ 9,518,790.00</u>
Total	\$10,073,842.00

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

S. J. Louis Construction of Texas, Ltd.

Hispanic Female	7	Hispanic Male	287
Black Female	0	Black Male	3
White Female	13	White Male	125
Other Female	0	Other Male	2

BID INFORMATION

The following bids with quotes were opened on October 21, 2016:

*Denotes successful bidder

<u>Bidders</u>	<u>Bid Amount</u>
*S. J. Louis Construction of Texas, Ltd. 520 South 6th Avenue Mansfield, Texas 76063	\$10,073,842.00
Oscar Renda Contracting, Inc.	\$10,101,814.00
John Burns Construction Company of Texas, Inc.	\$10,813,552.00
Ark Contracting Services, LLC	\$12,363,269.00
Atkins Brothers Equipment Company, Inc.	\$17,806,095.00

OWNER

S. J. Louis Construction of Texas, Ltd.

James L. Schueller, President and Chief Manager

MAPS

Attached

Installation of Wastewater Mains

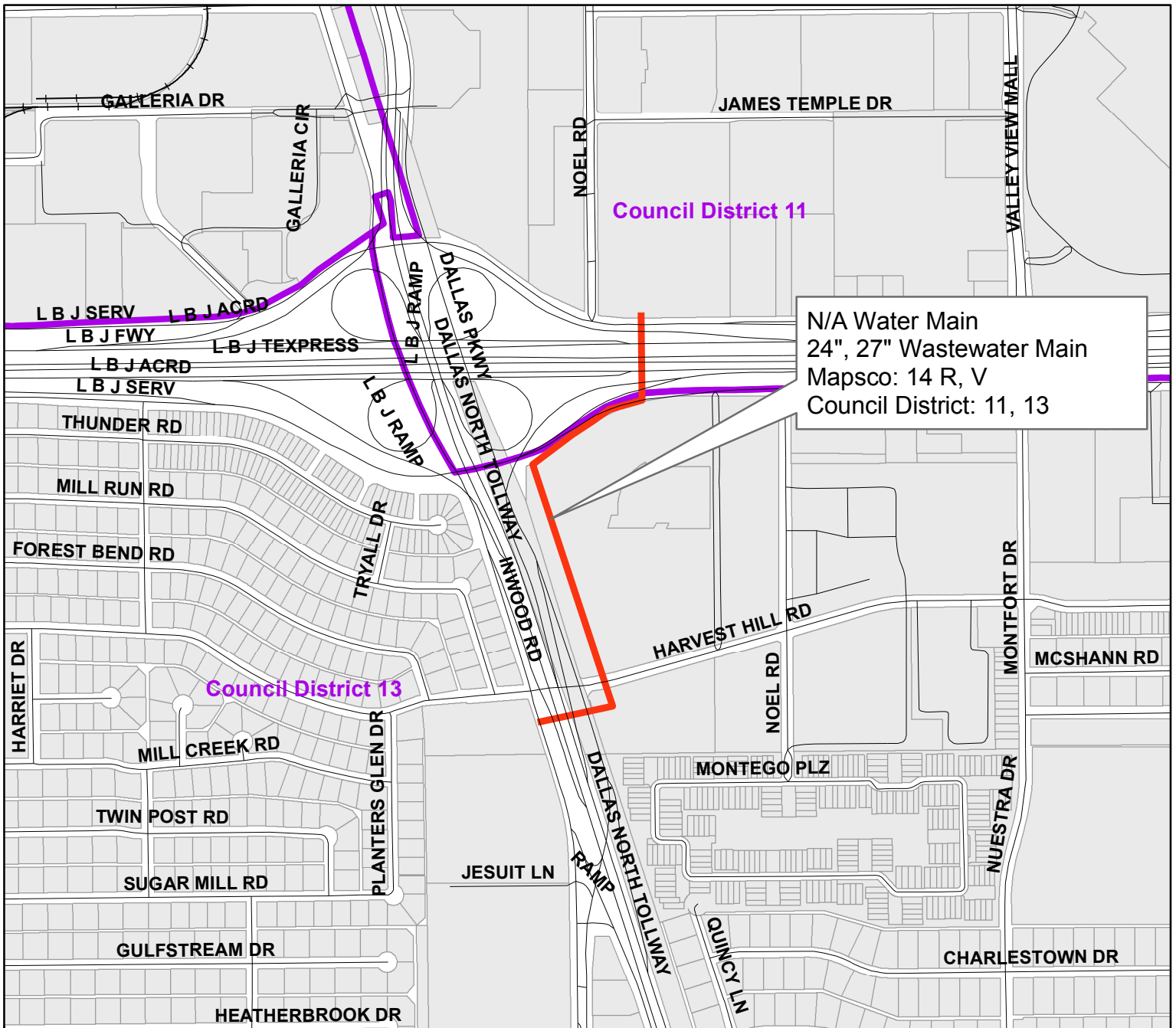
District 11

*Easement east of Inwood Road from south of Harvest Hill Road to Interstate Highway 635 (LBJ Freeway)

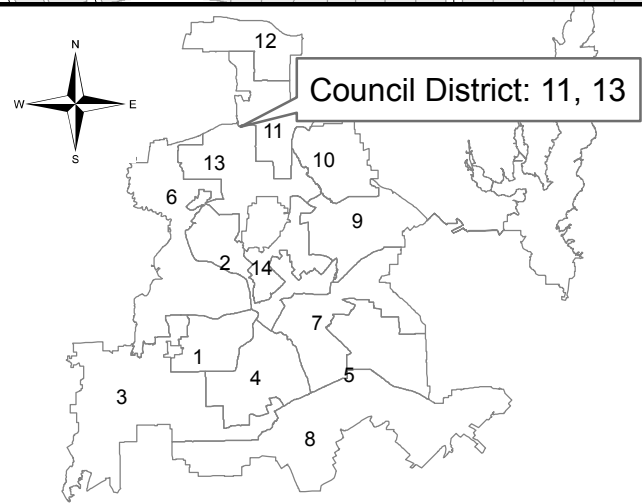
District 13

*(Easement east of Inwood Road from south of Harvest Hill Road to Interstate Highway 635 (LBJ Freeway) (See District 11)
Easement west of Dallas North Tollway from Willow Lane north
Inwood Road from Willow Lane to Northaven Road
Northaven Road from Inwood Road west
Willow Lane from Inwood Road west

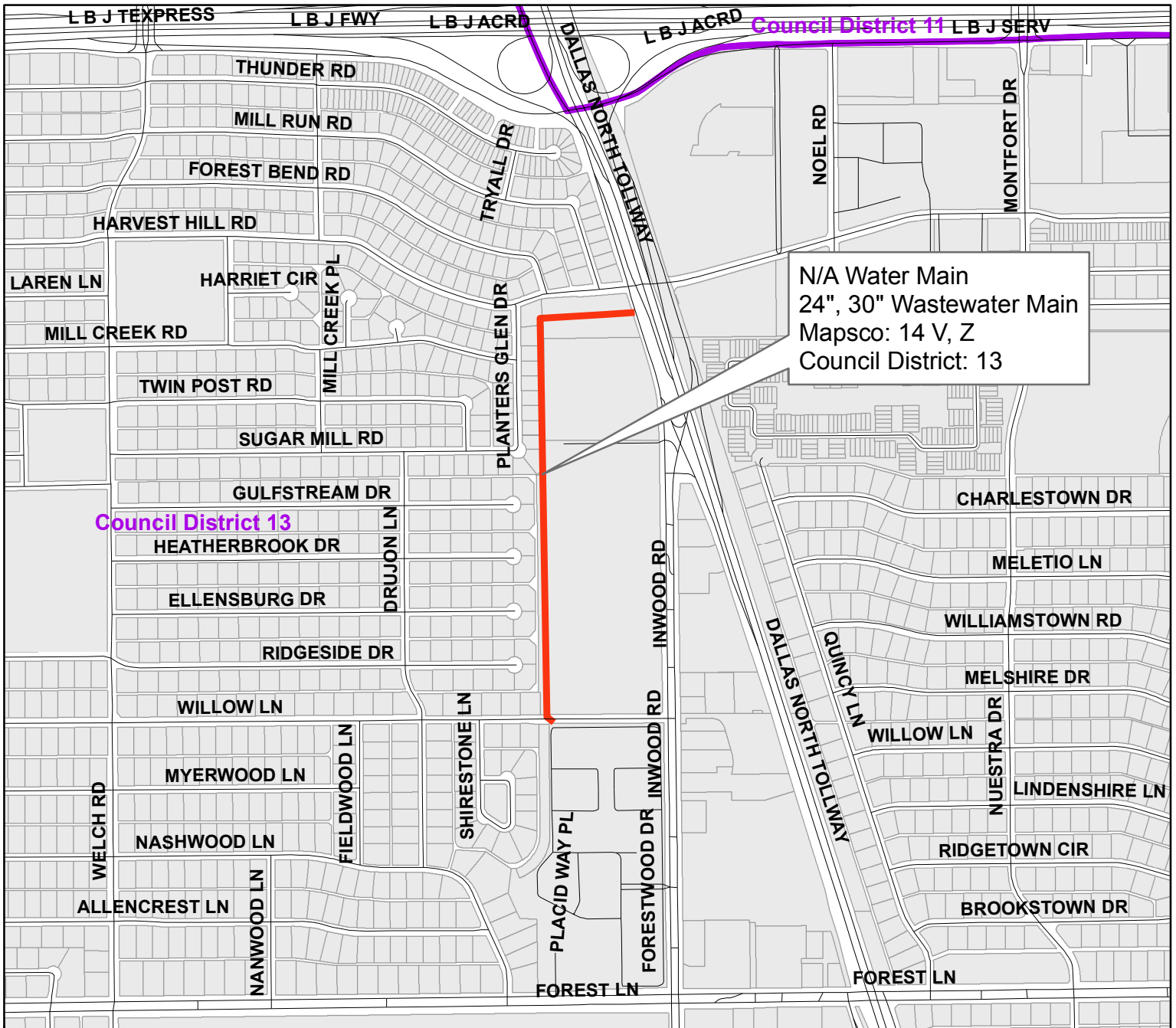
*Project limits in more than one Council District



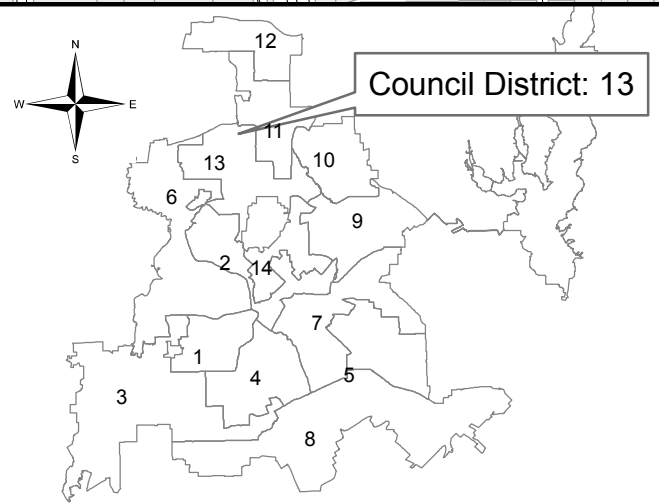
Easement east of Inwood Road
 from south of Harvest Hill Road to Interstate Highway
 635 (LBJ Freeway)



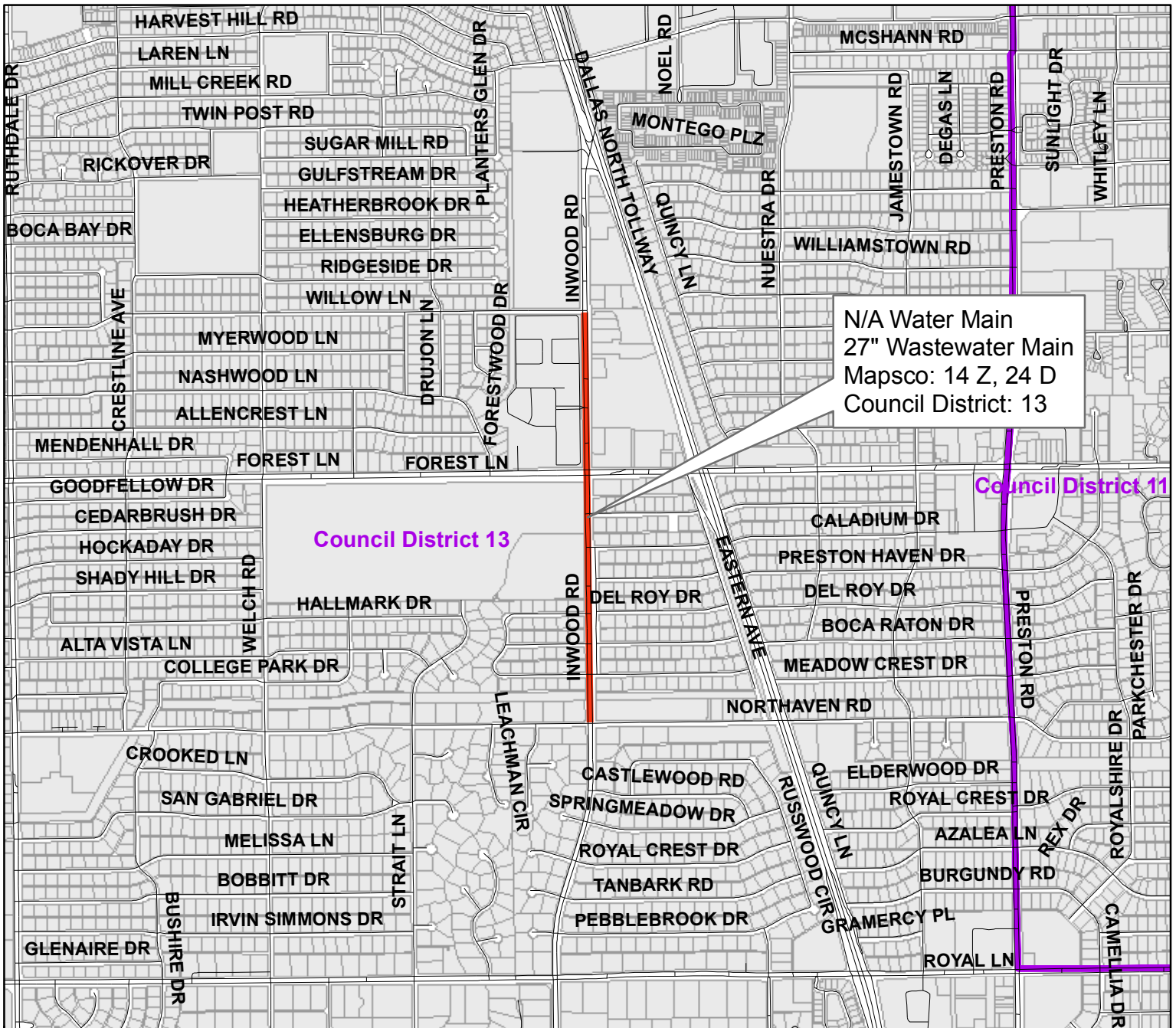
**Dallas Water Utilities
 Contract No. 16-324
 Wastewater Main Installations
 at 5 Locations**



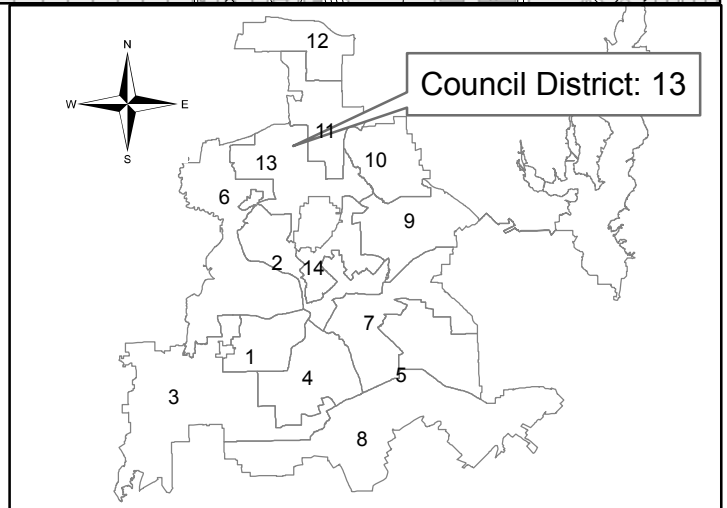
Easement west of Dallas North Tollway
from Willow Lane north



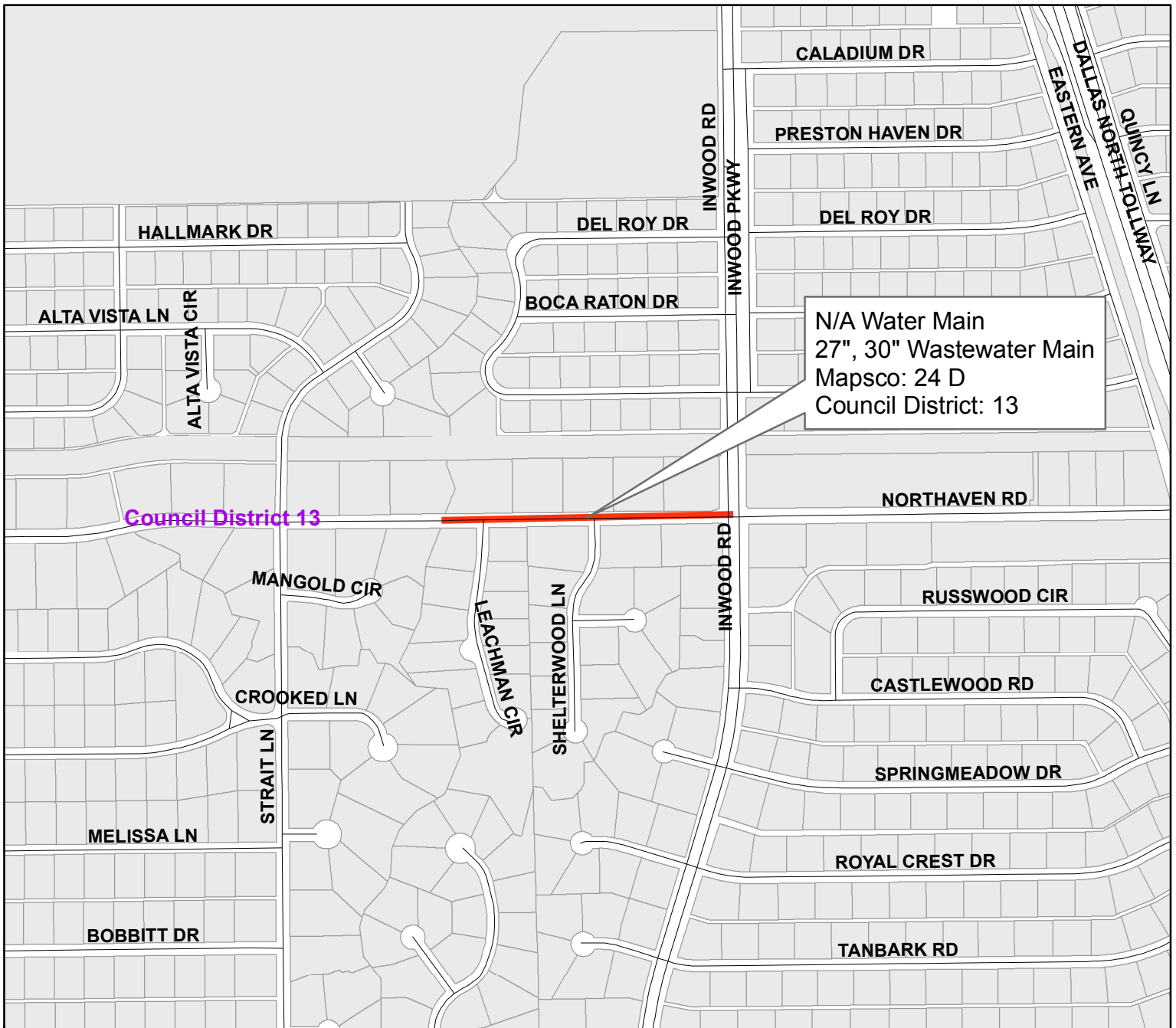
**Dallas Water Utilities
Contract No. 16-324
Wastewater Main Installations
at 5 Locations**



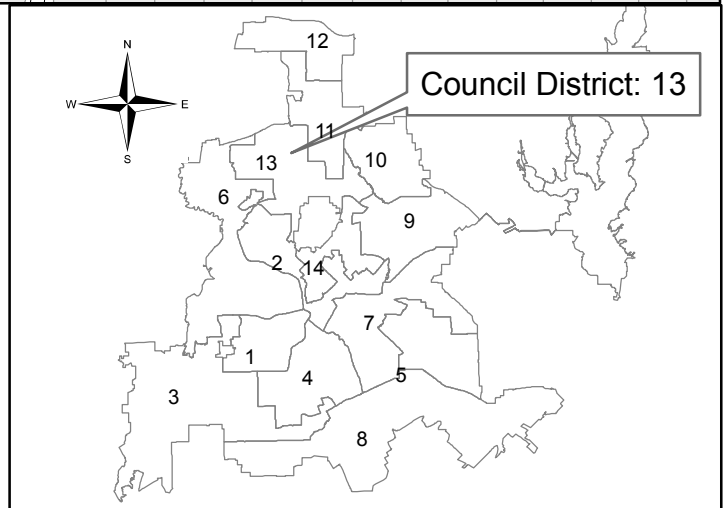
Inwood Road
from Willow Lane to Northaven Road



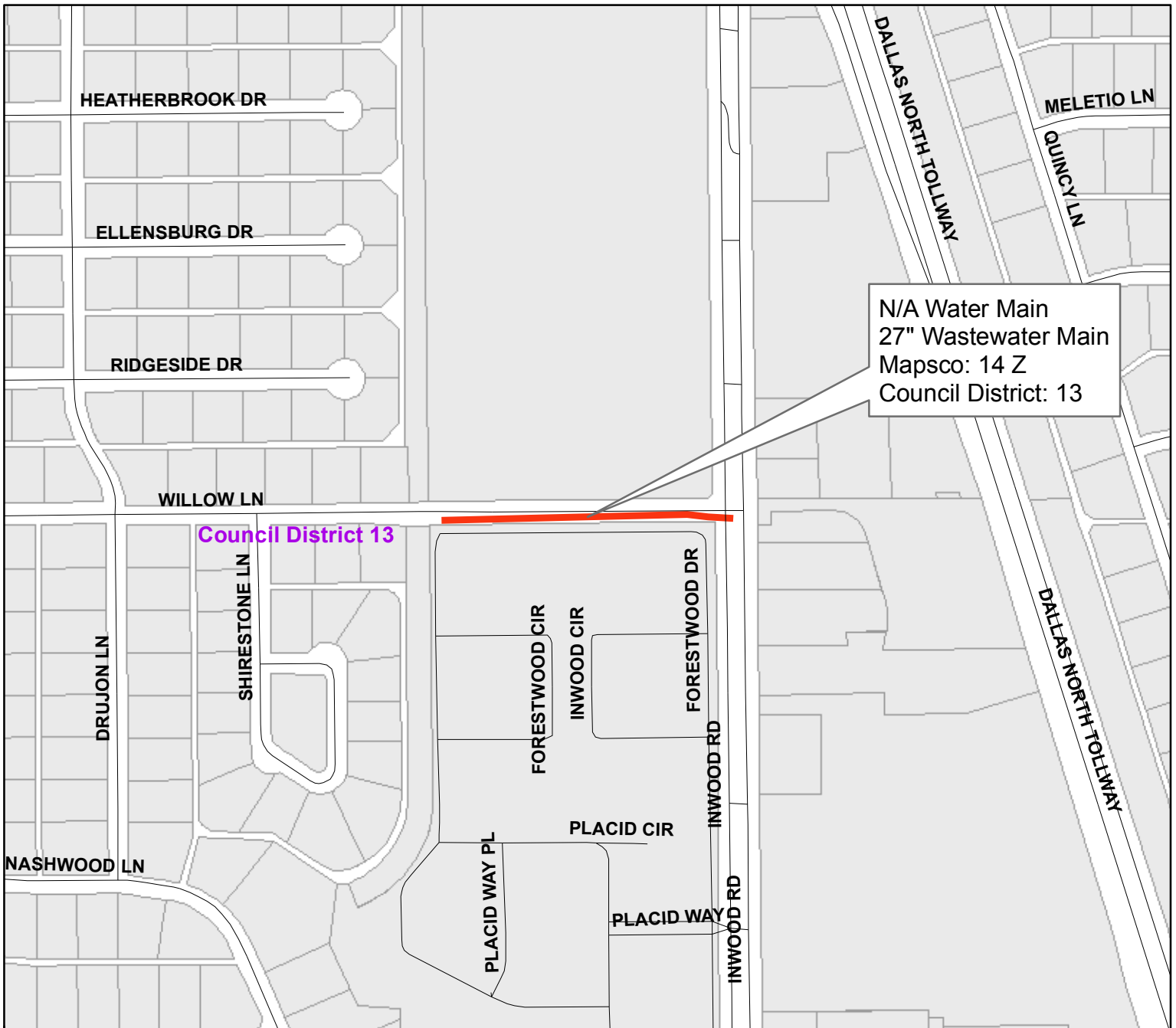
**Dallas Water Utilities
Contract No. 16-324
Wastewater Main Installations
at 5 Locations**



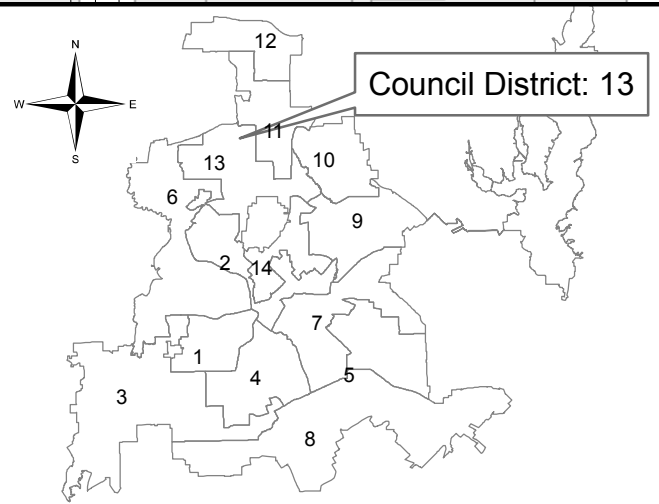
Northaven Road
from Inwood Road west



**Dallas Water Utilities
Contract No. 16-324
Wastewater Main Installations
at 5 Locations**



Willow Lane
from Inwood Road west



**Dallas Water Utilities
Contract No. 16-324
Wastewater Main Installations
at 5 Locations**

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a contract for the installation of wastewater mains at five locations (list attached) - S. J. Louis Construction of Texas, Ltd., lowest responsible bidder of five - Not to exceed \$10,073,842 - Financing: Water Utilities Capital Improvement Funds

S. J. Louis Construction of Texas, Ltd. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	<u>Amount</u>	<u>Percent</u>
Total local contracts	\$8,038,967.00	79.80%
Total non-local contracts	\$2,034,875.00	20.20%
TOTAL CONTRACT	\$10,073,842.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

<u>Local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
A.E.A. Transportation	HMDB57040Y0817	\$484,000.00	6.02%
Total Minority - Local		\$484,000.00	6.02%

Non-Local Contractors / Sub-Contractors

<u>Non-local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Spooner & Associates	BMDFW024341117	\$32,000.00	1.57%
LKT & Associates, LLC	WFDB02060Y1017	\$1,991,000.00	97.84%
Eagle Aggregate Transportation, LLC	WFDB33718Y0617	\$11,875.00	0.58%
Total Minority - Non-local		\$2,034,875.00	100.00%

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

Page 2

TOTAL M/WBE CONTRACT PARTICIPATION

	<u>Local</u>	<u>Percent</u>	<u>Local & Non-Local</u>	<u>Percent</u>
African American	\$0.00	0.00%	\$32,000.00	0.32%
Hispanic American	\$484,000.00	6.02%	\$484,000.00	4.80%
Asian American	\$0.00	0.00%	\$0.00	0.00%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$0.00	0.00%	\$2,002,875.00	19.88%
Total	<u>\$484,000.00</u>	<u>6.02%</u>	<u>\$2,518,875.00</u>	<u>25.00%</u>

January 25, 2017

WHEREAS, bids were received on October 21, 2016 for the installation of wastewater mains at five locations, Contract No. 16-324, listed as follows:

<u>BIDDERS</u>	<u>BID AMOUNT</u>
S. J. Louis Construction of Texas, Ltd.	\$10,073,842.00
Oscar Renda Contracting, Inc.	\$10,101,814.00
John Burns Construction Company of Texas, Inc.	\$10,813,552.00
Ark Contracting Services, LLC	\$12,363,269.00
Atkins Brothers Equipment Company, Inc.	\$17,806,095.00

WHEREAS, the bid submitted by S. J. Louis Construction of Texas, Ltd., 520 South 6th Avenue, Mansfield, Texas 76063, in the amount of \$10,073,842.00, is the lowest and best of all bids received.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the bid submitted by S. J. Louis Construction of Texas, Ltd., in the amount of \$10,073,842.00, for doing the work covered by the plans, specifications, and contract documents, Contract No. 16-324, be accepted.

Section 2. That the City Manager is hereby authorized to execute a contract with S. J. Louis Construction of Texas, Ltd. in the amount of \$10,073,842.00, for the installation of wastewater mains at five locations, after approval as to form by the City Attorney.

Section 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed \$10,073,842.00 from the Wastewater Capital Improvement Fund as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
3116	DWU	PS40	4560	716324	CT-DWU716324CP	VS0000078761

S. J. Louis Construction of Texas, Ltd. - (Contract No. 16-324) - \$10,073,842.00

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: February 8, 2017
COUNCIL DISTRICT(S): 14
DEPARTMENT: Mobility and Street Services
CMO: Jill A. Jordan, P.E., 670-5299
MAPSCO: 45F

SUBJECT

Authorize **(1)** the receipt and deposit of funds in the amount of \$20,874 from Trammell Crow Company for material, equipment and labor provided by the City related to the construction of a traffic signal modification at Woodall Rodgers Freeway and Pearl Street; and **(2)** an increase in appropriations in the amount of \$20,874 in the Capital Projects Reimbursement Fund - Not to exceed \$20,874 - Financing: Capital Projects Reimbursement Funds

BACKGROUND

Trammell Crow Company is modifying an existing intersection at Woodall Rodgers Freeway and Pearl Street by relocating one traffic signal pole and installing a new control cabinet. The modification of this traffic signal is included in the project costs. The traffic signal will be constructed by the developer as part of the overall project.

In order to remain consistent with existing traffic signal equipment in the City system, City forces will provide material and equipment for the intersection, as well as the labor to prepare the traffic control cabinet and the timing of the signal. Trammell Crow Company has agreed to pay the full cost for all City material, equipment and labor towards the project.

Trammell Crow Company understands that, upon City Council approval of the required funding, funds in the amount of \$20,873.28 are to be deposited with the City of Dallas before any signal-related materials or labor can be provided by the City.

It is understood that the final construction costs will be determined by the City upon completion of the project, and that Trammell Crow Company will be billed for any amount over the prepayment amount or refunded any unused funds.

BACKGROUND (Continued)

This estimate includes all City of Dallas signal equipment, materials and labor associated with modifications of the signalized location.

Intersection

Council District

Woodall Rodgers Freeway and Pearl Street

14

ESTIMATED SCHEDULE OF PROJECT

Began Construction January 2016
Complete Construction December 2018

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Transportation and Trinity River Project Committee on February 6, 2017.

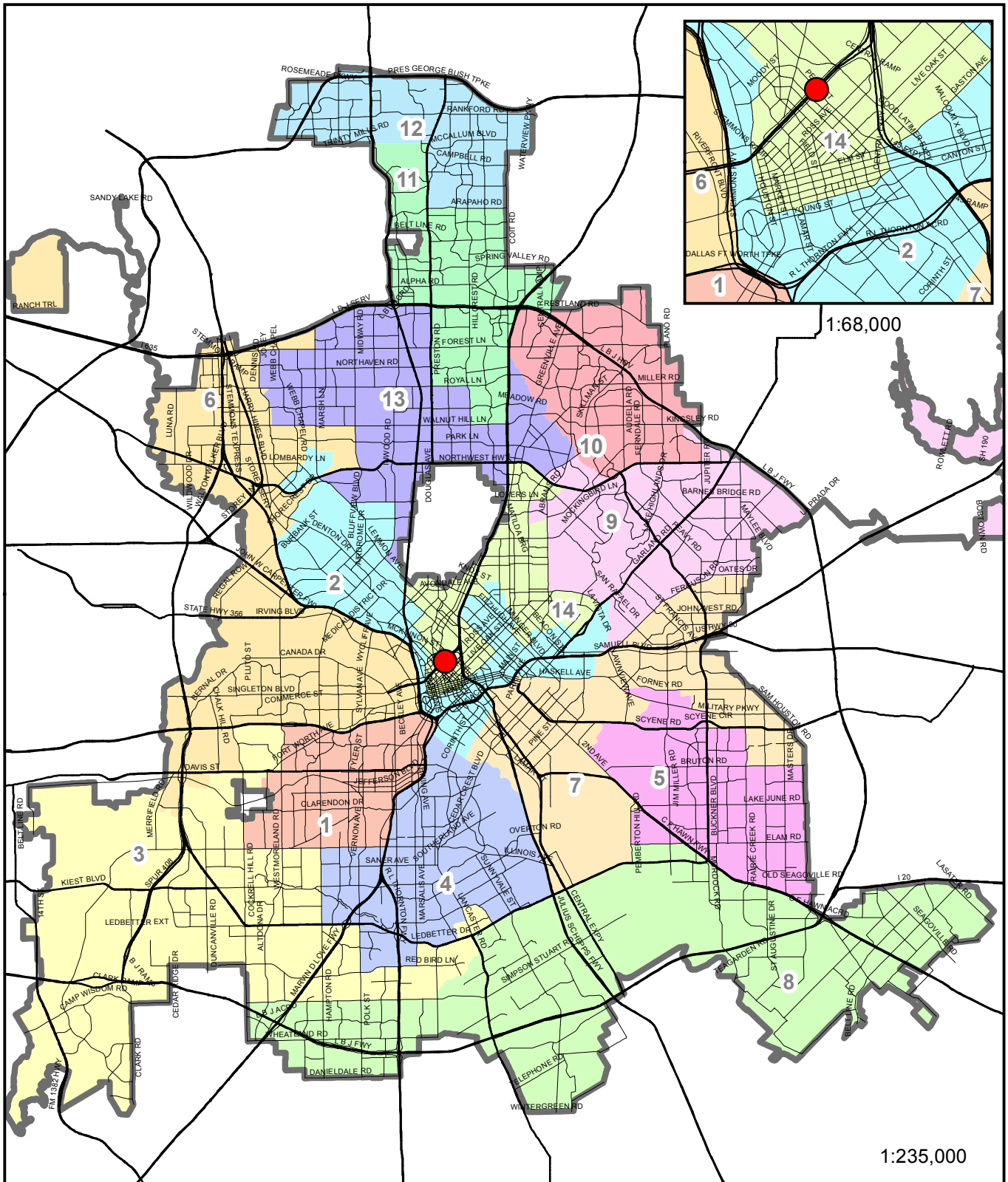
FISCAL INFORMATION

Capital Projects Reimbursement Funds - \$20,873.28

MAP

Attached

Woodall Rodgers Freeway and Pearl Street



Council District 14
Mapsc0 Page 45F

February 8, 2017

WHEREAS, Trammell Crow Company is reconstructing the intersection at Woodall Rodgers Freeway and Pearl Street; and,

WHEREAS, the development requires the reconstruction of an existing traffic signal at the intersection of Woodall Rodgers Freeway and Pearl Street; and,

WHEREAS, Trammell Crow Company has agreed to reimburse the City of Dallas for material, equipment and labor costs related to the construction of the traffic signal.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the Chief Financial Officer is hereby authorized to receive and deposit funds from Trammell Crow Company for material, equipment and labor costs related to the construction of the traffic signal being modified at the intersection of Woodall Rodgers Freeway and Pearl Street in an amount not to exceed \$20,873.28 in the Capital Projects Reimbursement Fund 0556, Dept. STS, Unit W161, Revenue Source 8492.

Section 2. That the City Manager is hereby authorized to increase appropriations in the Capital Projects Reimbursement Fund 0556, Dept. STS, Unit W161, Obj. 4820, Act. THRG, Program TPW16117 in an amount not to exceed \$20,873.28.

Section 3. That the Chief Financial Officer is hereby authorized to disburse funds received from Trammell Crow Company in the amount of \$20,873.28 from Fund 0556, Dept. STS, Unit W161, Obj. 4820, Act. THRG, Program TPW16117 for services related to the construction of the new traffic signal.

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: February 8, 2017

COUNCIL DISTRICT(S): 1, 2, 4, 6

DEPARTMENT: Trinity Watershed Management

CMO: Mark McDaniel, 670-3256

MAPSCO: 32 D H 43 A B C D E F G H 44 A E F G K L M R V 45 N S W X
Y 55 B C

SUBJECT

Authorize Supplemental Agreement No. 1 to the professional services contract with Halff Associates, Inc. for additional surveying, environmental services and preparation of a Municipal Setting Designation and the Final Plat for the Dallas Floodway. - Not to exceed \$179,818, from \$640,498 to \$820,316 - Financing: 1998 Bond Funds (\$52,258) and Stormwater Drainage Management Current Fund (\$127,560)

BACKGROUND

The City of Dallas has been operating and maintaining the levee system since 1995, and currently owns most of the parcels within the Dallas Floodway. Primary usage of the Dallas Floodway has been water conveyance. Capital improvement plans for the Dallas Floodway include flood risk reduction, ecosystem restoration, transportation and recreation amenities. Completing surveys and plating is necessary to facilitate future project development.

The Dallas Floodway Municipal Setting Designation (MSD) is planned to support the proposed capital improvement projects. Previous subsurface investigations revealed elevated soil concentrations above the regulatory limits set by the state regulatory agency, Texas Commission on Environmental Quality, (TCEQ). A Municipal Site Designation (MSD) application for this area is planned to allow higher soil concentrations within the project areas. Halff Associates, Inc. will complete subsurface investigations and prepare documents required by TCEQ.

Additional professional land surveying services will be required to file the Dallas Floodway Final Plat in fourteen separate phases as requested by the City. An area of volatile organic compound (VOC) affected groundwater was identified within a portion of the Dallas Floodway during the initial site investigation activities and this area was entered into the TCEQ Voluntary Cleanup Program (VCP). The area of VOC requires additional environmental services to develop documentation to obtain a TCEQ VCP Certificate of Completion.

BACKGROUND (Continued)

This action will authorize Halff Associates, Inc. to perform additional surveying and environmental services.

ESTIMATED SCHEDULE OF PROJECT

Began MSD Design August 2014
Complete MSD and Plat December 2017

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with Halff Associates, Inc. for engineering design on March 26, 2014, by Resolution No. 14-0561.

Information about this item will be provided to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

Trinity River Corridor Fund - \$ 52,258.00
Stormwater Drainage Management Current Fund - \$127,560.00

<u>Council District</u>	<u>Amount</u>
1	\$ 26,972.70
2	\$ 26,972.70
4	\$ 17,981.80
6	<u>\$107,890.80</u>
Total	\$179,818.00

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

Halff Associates, Inc.

Hispanic Female	24	Hispanic Male	83
African-American Female	8	African-American Male	15
Other Female	8	Other Male	16
White Female	106	White Male	343

OWNER

Half Associates, Inc.

Kent Belaire P.G., Vice President

MAP

Attached

February 8, 2017

WHEREAS, on March 26, 2014, Resolution No. 14-0561 authorized a professional services contract with Halff Associates, Inc., for surveying services, environmental services, and the preparation of a municipal setting designation application of the Dallas Floodway in the amount of \$640,497.75 and,

WHEREAS, it is now necessary to authorize Supplemental Agreement No. 1 to the professional services contract with Halff Associates, Inc., for additional surveying and environmental services in an amount not to exceed \$179,818.00, increasing the contract from \$640,497.75 to \$820,316.75.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the City Manager is hereby authorized to execute Supplemental Agreement No. 1 to the contract with Halff Associates, Inc., for additional professional services in the amount of \$179,818.00, increasing the contract from \$640,497.75 to \$820,315.75, after it has been approved as to form by the City Attorney.

Section 2. That the Chief Financial Officer is hereby authorized to disburse funds in accordance with the terms and conditions of the contract from:

Trinity River Corridor Project Fund
Fund 5P14, Dept. PBW, Unit N963, Act. TRPP
Obj. 4114, Program PB98N963, CT PBW98N963F1
Vendor # 089861, in an amount not to exceed \$52,258.00

Stormwater Drainage Management Current Funds
Fund 0061, Dept. SDM, Unit 4792, Act. SD01
Object 3070, Program No. PB98N963, CT SDM4792BM35
Vendor # 089861, in an amount not to exceed \$127,560.00

Section 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: February 8, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Trinity Watershed Management

CMO: Mark McDaniel, 670-3256

MAPSCO: N/A

SUBJECT

DRAFT Authorize Supplemental Agreement No. 6 to the professional services contract with Raftelis Financial Consultants, Inc. for Storm Drainage Management Fund to provide for longer term maintenance and support of SIMS, including adding SIMS functionality for managing Stormwater credits data. (1) 24 months of additional SIMS support at a support level in the amount of \$360,000. (2) An optional 12 additional months of SIMS support at a support level in the amount of \$120,000.00 for the period. (3) Optional SIMS credit support for an evolving credits program that supports non-residential BMP based credits and percentages within SIMS in the amount of \$80,000.00. Total not to exceed \$560,000.00 from \$1,345,407.00 to \$1,905,407.00 (subject to annual appropriations)

BACKGROUND

The Trinity Watershed Management Department is responsible for the oversight and implementation of the City's Stormwater drainage utility. The revenues from the City's Stormwater drainage utility fee support the City's Stormwater drainage pollution prevention, reduction and elimination activities. The City's Financial Management Performance Criteria (FMPC) requires the periodic review of fees and charges to determine to what extent the full cost of associated services are recovered by revenues and to identify new revenue or fee sources and/or fee adjustments.

The original contract with Raftelis Financial Consultants, Inc., includes services for reviewing identified capital needs, ongoing operations and maintenance requirements, potential future regulatory trends that may require additional municipal resources, and developing recommendations concerning appropriate financing mechanisms to address these needs. These services also provide recommendations for account updates, updating the current billing methods and structure, an optional fee incentive program for properties that use innovative methods to significantly improve Stormwater quality, webpage development, draft City Code revisions, and related public outreach and education concerning any proposed changes.

BACKGROUND (Continued)

Supplemental Agreement No. 1 to service contract with Raftelis Financial Consultants, Inc. for Storm Drainage Management Fund financial planning services and fee study.

Supplemental Agreement No. 2 to conduct financial planning services and a fee study to develop associated data, systems improvements and interface, training and support for the rate structure change for the Storm Drainage Management Fund.

Supplemental Agreement No. 3 to update the aerial imaging data used to develop the Storm Drainage Management (SDM) fund. The existing 2013 data used to develop the basis for proposed SDM fees will be compared with newest 2015 data set. Parcels showing changes from the 2013 data set due to construction, demolition or other land use changes will be identified, and the data used to support billing for the SDM fees will be appropriately adjusted as necessary.

Supplemental Agreement No. 4 to administer the SIMS system including ensuring uptime of the application, modifying user access, monitoring batch processes and exception reports. In addition modifying data in accordance with standard operating procedures maintaining user and other documentation, maintaining the Stormwater fee database and administering the web server.

Supplemental Agreement No. 5 to administer the SIMS system including ensuring uptime of the application, modifying user access, monitoring batch processes and exception reports. In addition modifying data in accordance with standard operating procedures maintaining user and other documentation, maintaining the Stormwater fee database and administering the web server.

This action authorizes Supplemental Agreement No. 6 with Raftelis Financial Consultants, Inc. for the following: (1) 24 months of additional SIMS support at a support level of not more than 60 labor hours per month at the lead developer or developer level within RFC, provided by staff who have been integral in the SIMS application development and interacting with City staff and contractors as you direct (2) An optional 12 additional months of SIMS support at a support level of not more than 40 labor hours per month, provided by the same level of staff and interacting with City staff and contractors as you direct. (3) An optional effort to expand the functionality of SIMS to manage information on Stormwater credits so that users within SIMS can deal with credit percentages, BMPs, expirations, renewals, revocations, and documents.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On March 24, 2008, the Transportation and Environment Committee was briefed on the City's Storm Drainage Management Utility Fees and upcoming study of the rate structure.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (Continued)

On April 9, 2008, the City Council authorized a professional services contract for a Storm Water Drainage Utility Fee Study, by Resolution No. 08-1084.

On September 23, 2009, the City Council approved an ordinance amending Chapters 2, 10, 10A, 10B, 13, 15D, 17, 18, 27, 45, 48A and 51A of the Dallas City Code to revise and establish various fees for City services, by Ordinance No. 27695.

On March 7, 2012, the City Council was briefed on an overview of the Stormwater Drainage Utility.

On June 12, 2013, the City Council authorized a professional services contract for Storm Drainage Management (SDM) Fund financial planning services and fee study, by Resolution No. 13-0937.

On February 17, 2015, the Budget, Audit and Finance Committee was briefed on the Stormwater Utility Fee Study Update.

On September 16, 2016, the City Council approved an ordinance amending Article XXVIII, "Storm Water Drainage Utility," of Chapter 2, "Administration"; amending Sections 15D-5, 15D-9, 15D-9.2, 15D-9.10, 15D-9.i6, 15D-9.31, 15D-21, 15D-23, 15D-30, 15D-36, and 15D-58 of Chapter 15D, by Ordinance No. 30215

Information about this item was presented to the Transportation and Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

\$560,000.00 - Stormwater Drainage Management Current Funds

ETHNIC COMPOSITION

Raftelis Financial Consultants, Inc.

White Male	35	White Female	11
Black Male	0	Black Female	1
Hispanic Male	0	Hispanic Female	0
Other Male	4	Other Female	3

OWNER

Raftelis Financial Consultants, Inc.

William Stannard, President
George Raftelis, Vice President
Diane Adams, Secretary

February 8, 2017

WHEREAS, on April 9, 2008, Resolution No. 08-1084 authorized a professional services contract for a Storm Water Drainage Utility Fee Study; and,

WHEREAS, on September 23, 2009, the City Council approved an ordinance amending Chapters 2, 10, 10A, 10B, 13, 15D, 17, 18, 27, 45, 48A and 51A of the Dallas City Code to revise and establish various fees for City services by Ordinance No. 27695; and,

WHEREAS, on June 12, 2013, Resolution No. 13-0937 authorized a professional services contract for Storm Drainage Management Fund financial planning services and fee study by; and,

WHEREAS, on March 24, 2014, Administrative Action No.14-5760 authorized Supplemental Agreement No. 1 to the professional services contract with Raftelis Financial Consultants, Inc. for Storm Drainage Management Fund financial planning services and fee study; and,

WHEREAS, on March 25, 2015, Administrative Action No.15-0508 authorized Supplemental Agreement No. 2 to conduct financial planning services and a fee study to develop associated data, systems improvements and interface, training and support for the rate structure change for the Storm Drainage Management Fund.

WHEREAS, on October 6, 2016, Administrative Action No.16-6541 authorized Supplemental Agreement No. 3 to update the aerial imaging data used to develop the Storm Drainage Management (SDM) fund. The existing 2013 data used to develop the basis for proposed SDM fees will be compared with newest 2015 data set. Parcels showing changes from the 2013 data set due to construction, demolition or other land use changes will be identified, and the data used to support billing for the SDM fees will be appropriately adjusted as necessary.

WHEREAS, on December 12, 2016, Administrative Action No. 16-6972 authorized Supplemental Agreement No. 4 to administer the SIMS system including ensuring uptime of the application, modifying user access, monitoring batch processes and exception reports. In addition modifying data in accordance with standard operating procedures maintaining user and other documentation, maintaining the Stormwater fee database and administering the web server.

WHEREAS, on December____, 2016, Administrative Action No. _____ authorized Supplemental Agreement No. 5 to administer the SIMS system including ensuring uptime of the application, modifying user access, monitoring batch processes and exception reports. In addition modifying data in accordance with standard operating procedures maintaining user and other documentation, maintaining the Stormwater fee database and administering the web server.

February 8, 2017

WHEREAS, it is now necessary to authorize Supplemental Agreement No. 6 to the contract with Raftelis Financial Consultants, Inc. for Storm Drainage Management Fund for (1) 24 months of additional SIMS support at a support level of not more than 60 labor hours per month at the lead developer or developer level within RFC, provided by staff who have been integral in the SIMS application development and interacting with City staff and contractors as you direct (2) An optional 12 additional months of SIMS support at a support level of not more than 40 labor hours per month, provided by the same level of staff and interacting with City staff and contractors as you direct. (3) An optional effort to expand the functionality of SIMS to manage information on Stormwater credits so that users within SIMS can deal with credit percentages, BMPs, expirations, renewals, revocations, and documents. In an amount not to exceed \$560,000.00, from \$575,207 to \$1,905,407.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the City Manager is authorized to execute Supplemental Agreement No. 6 to the contract with Raftelis Financial Consultants, Inc. for Storm Drainage Management Fund for (1) 24 months of additional SIMS support at a support level of not more than 60 labor hours per month at the lead developer or developer level within RFC, provided by staff who have been integral in the SIMS application development and interacting with City staff and contractors as you direct (2) An optional 12 additional months of SIMS support at a support level of not more than 40 labor hours per month, provided by the same level of staff and interacting with City staff and contractors as you direct. (3) An optional effort to expand the functionality of SIMS to manage information on Stormwater credits so that users within SIMS can deal with credit percentages, BMPs, expirations, renewals, revocations, and documents. In an amount not to exceed \$560,000.00, from \$575,207 to \$1,905,407, after it has been approved as to form by the City Attorney.

Section 2. That the Chief Financial Officer is hereby authorized to disburse funds in accordance with the terms and conditions of the contract from the Stormwater Drainage Management Current Fund in an amount not to exceed \$560,000.00 (subject to annual appropriations) as follows:

Stormwater Drainage Management Fund
Fund 0061, Department SDM, Unit 4908 Act. SD01,
Object 3070, CT MASC SDM4908BM19-2,
Vendor #VS0000075029, in an amount not to exceed \$560,000.00

Section 3. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: February 8, 2017
COUNCIL DISTRICT(S): Outside City Limits
DEPARTMENT: Water Utilities
CMO: Mark McDaniel, 670-3256
MAPSCO: 72 U V

SUBJECT

Authorize **(1)** a Project Specific Agreement with Dallas County for the design, right-of-way acquisition and construction of approximately 5,500 feet of 96-inch diameter water transmission pipeline located along Wintergreen Road between Main Street and Cockrell Hill Road; and **(2)** payment to Dallas County for the City’s share of right-of-way acquisition and construction costs for Phase I of the project along Wintergreen Road from the intersection of Main Street and Wintergreen Road to approximately 1,300 feet east - Not to exceed \$2,120,000 - Financing: Water Utilities Capital Improvement Funds

BACKGROUND

The City of Dallas is currently undertaking the design and property acquisition of approximately 32 miles of 96-inch and 120-inch diameter water transmission pipeline starting from the East Side Water Treatment Plant in Sunnyvale to the Summit Ground Storage Tanks in Cedar Hill. The pipeline will be located in Dallas and several neighboring cities, including Sunnyvale, Mesquite, Balch Springs, Hutchins, Lancaster, DeSoto, Duncanville, and Cedar Hill.

The water transmission pipeline is required to facilitate conveyance of treated water to the south and southwestern portions of Dallas and its customer cities. Installation of the pipeline is needed to meet near and long-term demands associated with population growth, as determined through master planning efforts. The overall pipeline is sized to meet 2050 water demands and will provide flexibility, redundancy, reliability, increased capacity, and improved operation to Dallas Water Utilities’ existing system.

BACKGROUND (Continued)

Dallas County is preparing design documents for paving and drainage improvements on Wintergreen Road from Main Street to Cockrell Hill Road, along the alignment of the future water transmission pipeline. Phase I will include Wintergreen Road from the intersection of Main Street and Wintergreen Road to approximately 1,300 feet east. Phase II will begin at the terminus of Phase I on Wintergreen Road and will continue 0.8 miles (4,200 feet) east to Cockrell Hill Road. The project is located within the cities of Cedar Hill, DeSoto, and Duncanville.

This action will authorize the City of Dallas to enter into a Project Specific Agreement with Dallas County to jointly design and construct Phase I of the Wintergreen project, including a 96-inch diameter water transmission pipeline. The agreement also establishes the intent of Dallas County and the City of Dallas to jointly design Phase II of the Wintergreen project. A future amendment to the agreement would be required should both the City and Dallas County agree to jointly construct Phase II of the Wintergreen project. The agreement includes provisions for design, right-of-way acquisition, construction costs, and project management.

ESTIMATED SCHEDULE OF PROJECT

Begin Construction	June 2018
Complete Construction	December 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

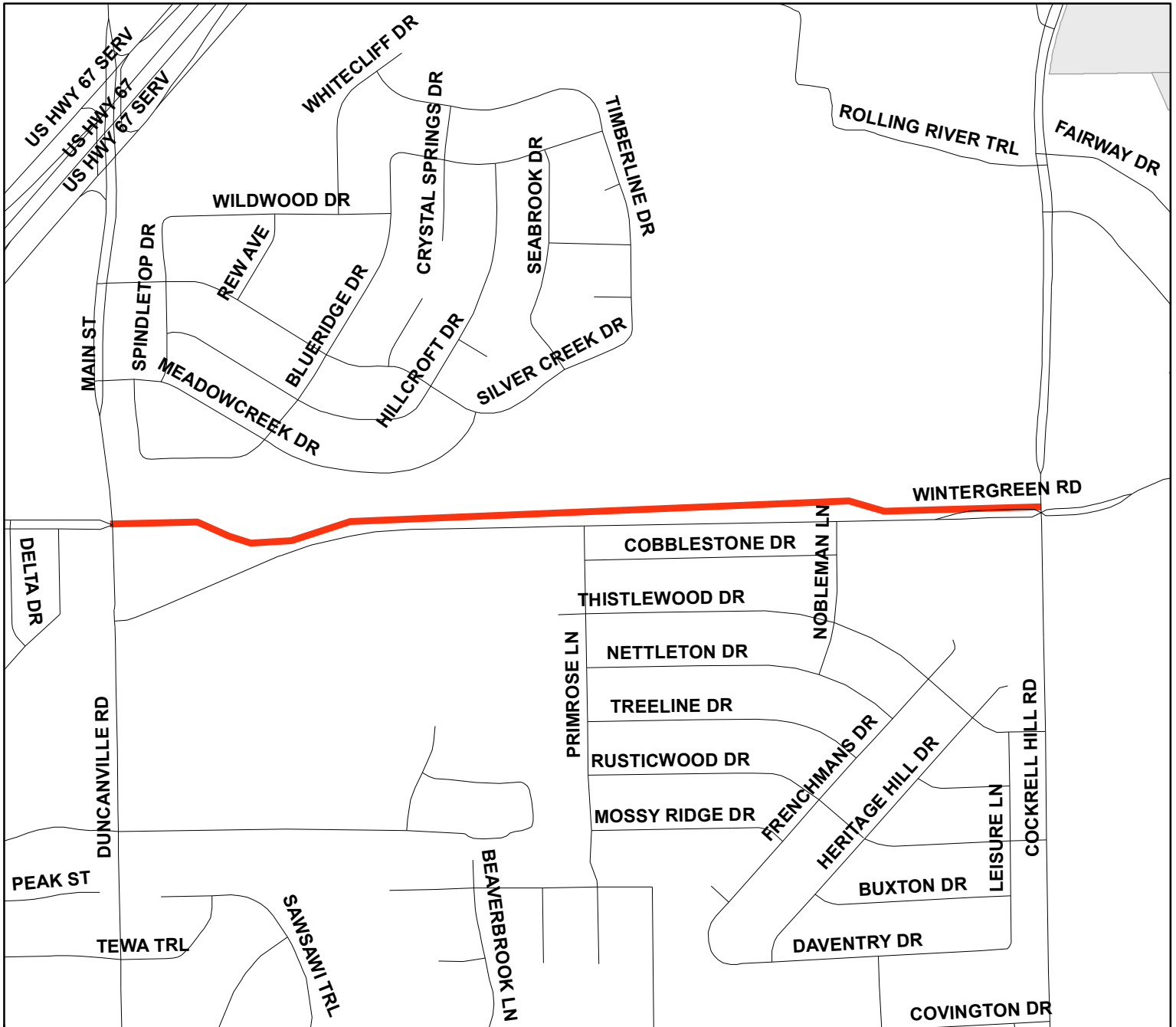
Information about this item will be provided to the Transportation & Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

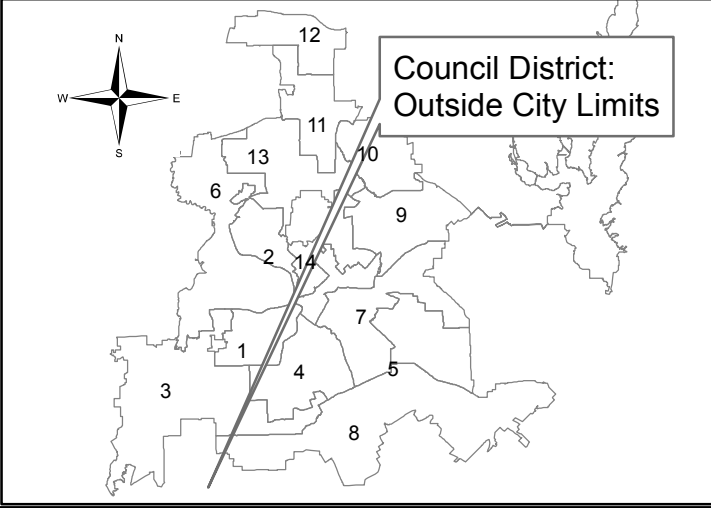
\$2,120,000.00 - Water Utilities Capital Improvement Funds

MAP

Attached



Wintergreen Road
from Main Street to Cockrell Hill Road



**Dallas Water Utilities
Project Specific Agreement with Dallas County
96-inch Water Transmission Pipeline**

February 8, 2017

WHEREAS, on April 13, 2011, Resolution No. 11-0927 authorized a Master Agreement Governing the Transportation Major Capital Improvement Program with Dallas County; and,

WHEREAS, Dallas County is preparing designs for paving and drainage improvements on Wintergreen Road from Main Street to Cockrell Hill Road within Cedar Hill, DeSoto, and Duncanville as part of its Major Capital Improvement Program; and,

WHEREAS, the City of Dallas has plans for a future 96-inch diameter water transmission pipeline along the alignment of Wintergreen Road from Main Street to Cockrell Hill Road to facilitate conveyance of treated water to the south and southwestern portions of Dallas and its customer cities; and,

WHEREAS, the City of Dallas desires to enter into a Project Specific Agreement with Dallas County for the design, right-of-way acquisition and construction of the 96-inch water transmission pipeline in association with Dallas County’s paving and drainage project; and,

WHEREAS, it is necessary for the City of Dallas to authorize payment to Dallas County for the City’s share of right-of-way acquisition and construction costs associated with the 96-inch water transmission pipeline for Phase I of the project along Wintergreen Road from the intersection of Main Street and Wintergreen Road to approximately 1,300 feet east, in an amount not to exceed \$2,120,000.00.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the City Manager is hereby authorized to enter into a Project Specific Agreement with Dallas County for the design, right-of-way acquisition and construction of a 96-inch water transmission pipeline in association with Dallas County’s paving and drainage project on Wintergreen Road from Main Street to Cockrell Hill Road, after it has been approved as to form by the City Attorney.

Section 2. That the Chief Financial Officer is hereby authorized to disburse funds in accordance with the terms and conditions of the agreement, in an amount not to exceed \$2,120,000.00, from the Water Capital Improvement Fund as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
3115	DWU	PW40	4550	717021	CT-DWU717021CP	014003

Dallas County - (17-021F) - \$1,970,000.00

February 8, 2017

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
3115	DWU	PW40	4230	717021	CT-DWU717021ACQ	014003

Dallas County - (17-021F) - \$150,000.00

Section 3. That in accordance with the provisions of the Project Specific Agreement with Dallas County, the Chief Financial Officer is hereby authorized to deposit any unused Water Capital Improvement funds advanced to Dallas County pertaining to this project as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>
0102	DWU	CW40	8488

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: February 8, 2017

COUNCIL DISTRICT(S): All

DEPARTMENT: Water Utilities

CMO: Mark McDaniel, 670-3256

MAPSCO: All

SUBJECT

Authorize a contract with Freese and Nichols, Inc. to provide engineering services for the City of Dallas Comprehensive Wastewater Collection System Assessment Update - Not to exceed \$2,167,680 - Financing: Water Utilities Capital Construction Funds

BACKGROUND

The City of Dallas Comprehensive Wastewater Collection System Master Plan was originally developed in 1980 and was last updated in 2007. The 2007 update developed a hydraulic model to evaluate system capabilities, identified potential growth and regulatory requirements, and developed a capital improvement plan to sustain wastewater assets and serve the needs of the citizens of Dallas. In order to address the changing characteristics of the City and resulting system requirements, as well as the challenges of aging wastewater infrastructure, the master plan is updated every ten years.

This action will provide engineering services to update the existing hydraulic model based on the latest population projections and flow monitoring data. This action will also evaluate potential State and Federal regulatory requirements that may influence management of the sanitary sewer system; including, the Sanitary Sewer Overflow Initiative (SSOI) and Capacity Management Operations and Maintenance (CMOM) operational regulations. Also included is the development of capital improvement triggers that assign project priorities on both capacity and renewal risk ratings. This project is expected to take approximately 24 months to complete, with portions of the work effort to be delivered earlier to meet City needs and objectives.

ESTIMATED SCHEDULE OF PROJECT

Begin Study	March 2017
Complete Study	April 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with Montgomery Watson Harza Americas, Inc. to provide engineering services to update the Wastewater Collection System Master Plan, evaluate the wastewater system infrastructure, develop a hydraulic computer model of the wastewater collection system and collect pertinent data to populate the Geographic Information System on September 10, 2003, by Resolution No. 03-2428.

Information about this item will be provided to the Transportation & Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

\$2,167,680.00 - Water Utilities Capital Construction Funds

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

Freese and Nichols, Inc.

Hispanic Female	11	Hispanic Male	25
Black Female	4	Black Male	7
White Female	95	White Male	174
Other Female	9	Other Male	9

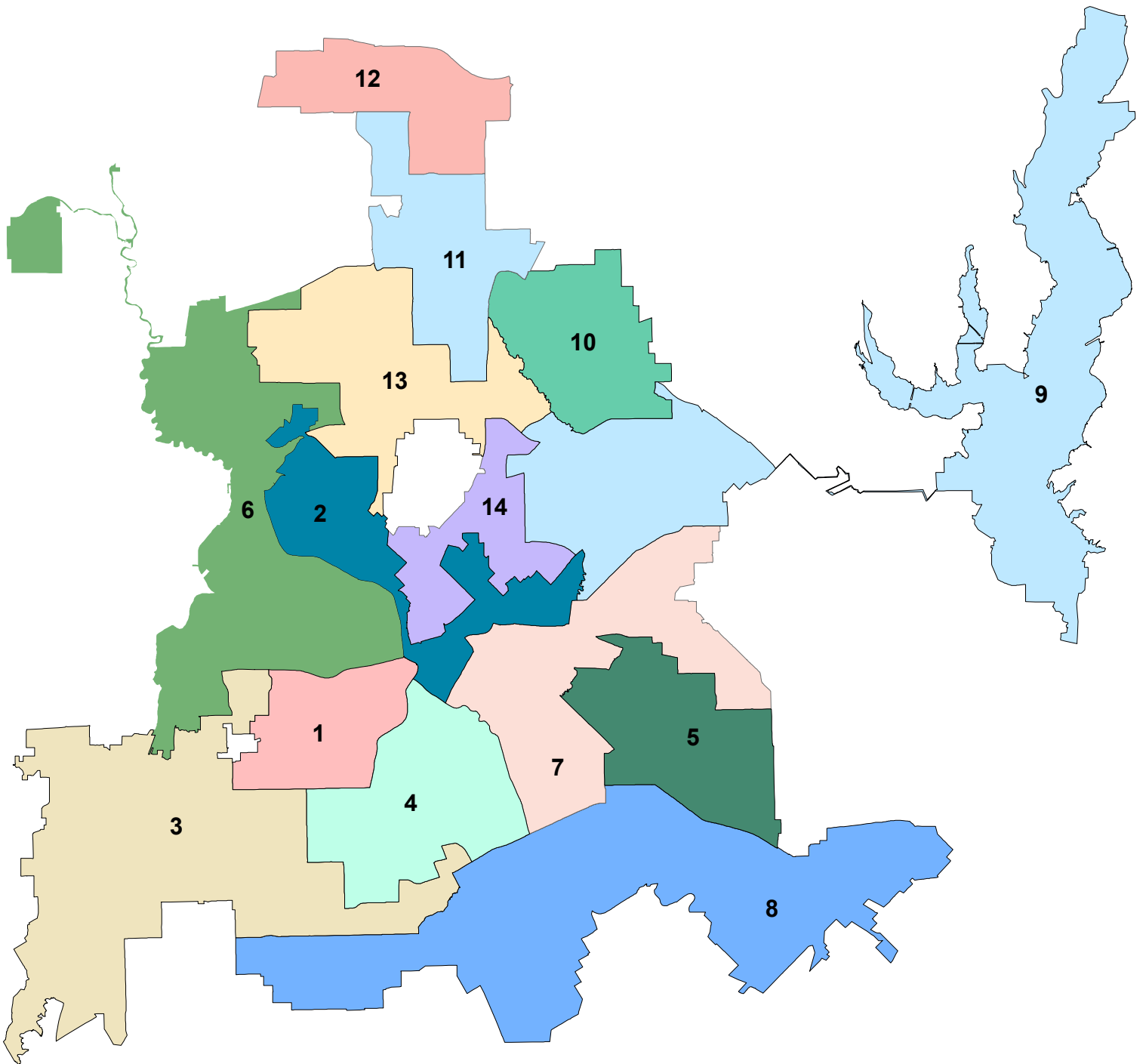
OWNER

Freese and Nichols, Inc.

Robert F. Pence, P.E., BCEE, Chairman of the Board

MAP

Attached



**Dallas Water Utilities
Contract No. 15-058E
Comprehensive Wastewater Collection System
Assessment Update**

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a contract with Freese and Nichols, Inc. to provide engineering services for the City of Dallas Comprehensive Wastewater Collection System Assessment Update - Not to exceed \$2,167,680 - Financing: Water Utilities Capital Construction Funds

Freese and Nichols, Inc. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-consultants.

PROJECT CATEGORY: Architecture & Engineering

LOCAL/NON-LOCAL CONTRACT SUMMARY

	<u>Amount</u>	<u>Percent</u>
Total local contracts	\$1,963,095.00	90.56%
Total non-local contracts	\$204,585.00	9.44%
TOTAL CONTRACT	\$2,167,680.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

<u>Local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Arredondo, Zepeda & Brunz, LLC	HMDB34314Y0617	\$54,100.00	2.76%
Engineering Solutions & Technology	IMDB51556Y0317	\$297,800.00	15.17%
Total Minority - Local		\$351,900.00	17.93%

Non-Local Contractors / Sub-Contractors

<u>Non-local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Multatech	HMDB20622Y0716	\$153,585.00	75.07%
John Sons Press	HMDB85688Y0117	\$51,000.00	24.93%
Total Minority - Non-local		\$204,585.00	100.00%

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY
Page 2

TOTAL M/WBE CONTRACT PARTICIPATION

	<u>Local</u>	<u>Percent</u>	<u>Local & Non-Local</u>	<u>Percent</u>
African American	\$0.00	0.00%	\$0.00	0.00%
Hispanic American	\$54,100.00	2.76%	\$258,685.00	11.93%
Asian American	\$297,800.00	15.17%	\$297,800.00	13.74%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$0.00	0.00%	\$0.00	0.00%
Total	<u>\$351,900.00</u>	<u>17.93%</u>	<u>\$556,485.00</u>	<u>25.67%</u>

February 8, 2017

WHEREAS, Dallas Water Utilities has developed a long-range plan to improve the wastewater collection system within its service area; and,

WHEREAS, engineering services are necessary to provide a comprehensive wastewater collection system assessment update that includes a strategic plan and long-range goals needed to maintain and improve the highest quality wastewater service to the citizens of Dallas and its customer cities; and,

WHEREAS, Freese and Nichols, Inc., 2711 North Haskell Avenue, Suite 3300, Dallas Texas 75204, has submitted an acceptable proposal to provide these engineering services.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the proposal submitted by Freese and Nichols, Inc. in the amount of \$2,167,680.00 be approved and the consultant be authorized to perform the required engineering services.

Section 2. That the City Manager is hereby authorized to enter into a contract with Freese and Nichols, Inc. in the amount of \$2,167,680.00, to provide a Comprehensive Wastewater Collection System Assessment Update after approval as to form by the City Attorney.

Section 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed \$2,167,680.00 from the Wastewater Construction Fund as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
0103	DWU	CS01	3070	715058	CT-DWU715058EN	347200

Freese and Nichols, Inc. - (Contract No. 15-058E) - \$2,167,680.00

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: February 8, 2017

COUNCIL DISTRICT(S): 6, Outside City Limits

DEPARTMENT: Water Utilities

CMO: Ryan S. Evans, 671-9837

MAPSCO: 11A R 11B S 33 B

SUBJECT

Authorize a contract for the construction of improvements to water meter vaults at three locations (list attached) - Oscar Renda Contracting, Inc., lowest responsible bidder of four - Not to exceed \$4,000,000 - Financing: Water Utilities Capital Construction Funds

BACKGROUND

Dallas Water Utilities (DWU) owns and operates numerous pieces of operational equipment critical to the distribution and metering of water. A condition assessment of various DWU owned meter vaults throughout the city was performed to identify and prioritize improvements to extend their service life, reduce operational and maintenance costs and improve worker safety. These underground vaults range in size from 100 to 600 square feet with a depth ranging from 10-15 feet. They also contain valves, meters, and monitoring equipment necessary to deliver water to the citizens of Dallas and wholesale customers.

This action includes of improvements to the Jamison meter vault. A new meter vault will replace an existing meter vault that was originally installed in 1955 and needs to be replaced due to its age and deteriorated condition. This action also includes structural, mechanical and electrical improvements to the primary and bypass water meter vaults at the Hackberry Pump Station, which were constructed in 1975. These improvements are needed to better monitor, measure and control the water delivered to the City of Irving and reduce maintenance costs.

This action also includes the construction of a new water meter vault adjacent to Cypress Waters Pump Station which serves the far northwest part of Dallas. The new meter vault will allow Dallas Water Utilities to better monitor, measure and control water volume and quality delivered to the citizens of far northwest Dallas.

BACKGROUND (Continued)

Oscar Renda Contracting, Inc. completed contractual activities in the past three years:

	<u>STS</u>	<u>DWU</u>	<u>PKR</u>
Projects Completed	0	4	0
Change Orders	0	5	0
Projects Requiring Liquidated Damages	0	0	0
Projects Completed by Bonding Company	0	0	0

ESTIMATED SCHEDULE OF PROJECT

Began Design	January 2016
Completed Design	July 2016
Begin Construction	March 2017
Complete Construction	November 2017

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with Parsons Environment & Infrastructure Group Inc. to provide engineering services for the rehabilitation of the Jamison Meter Vault and the Irving North Meter Vault, and the design of a new interconnection facility between the Dallas and Irving water systems on October 28, 2015, by Resolution No. 15-1980.

Information about this item will be provided to the Transportation & Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

\$4,000,000.00 - Water Utilities Capital Construction Funds

Design	\$ 803,500.00
Construction (this action)	<u>\$4,000,000.00</u>
Total Project Cost	\$4,803,500.00

FISCAL INFORMATION (Continued)

<u>Council District</u>	<u>Amount</u>
6	\$3,150,000.00
Outside City Limits	<u>\$ 850,000.00</u>
Total	\$4,000,000.00

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

Oscar Renda Contracting, Inc.

Hispanic Female	3	Hispanic Male	460
Black Female	1	Black Male	27
White Female	11	White Male	170
Other Female	0	Other Male	2

BID INFORMATION

The following bids with quotes were opened on October 14, 2016:

*Denotes successful bidder

<u>Bidders</u>	<u>Bid Amount</u>
*Oscar Renda Contracting, Inc. 608 Henrietta Creek Road Roanoke, Texas 76262	\$4,000,000.00
Felix Construction Company	\$4,083,388.00
North Texas Contracting, Inc.	\$4,487,665.00
Ark Contracting Services, LLC	\$5,190,000.00

OWNER

Oscar Renda Contracting, Inc.

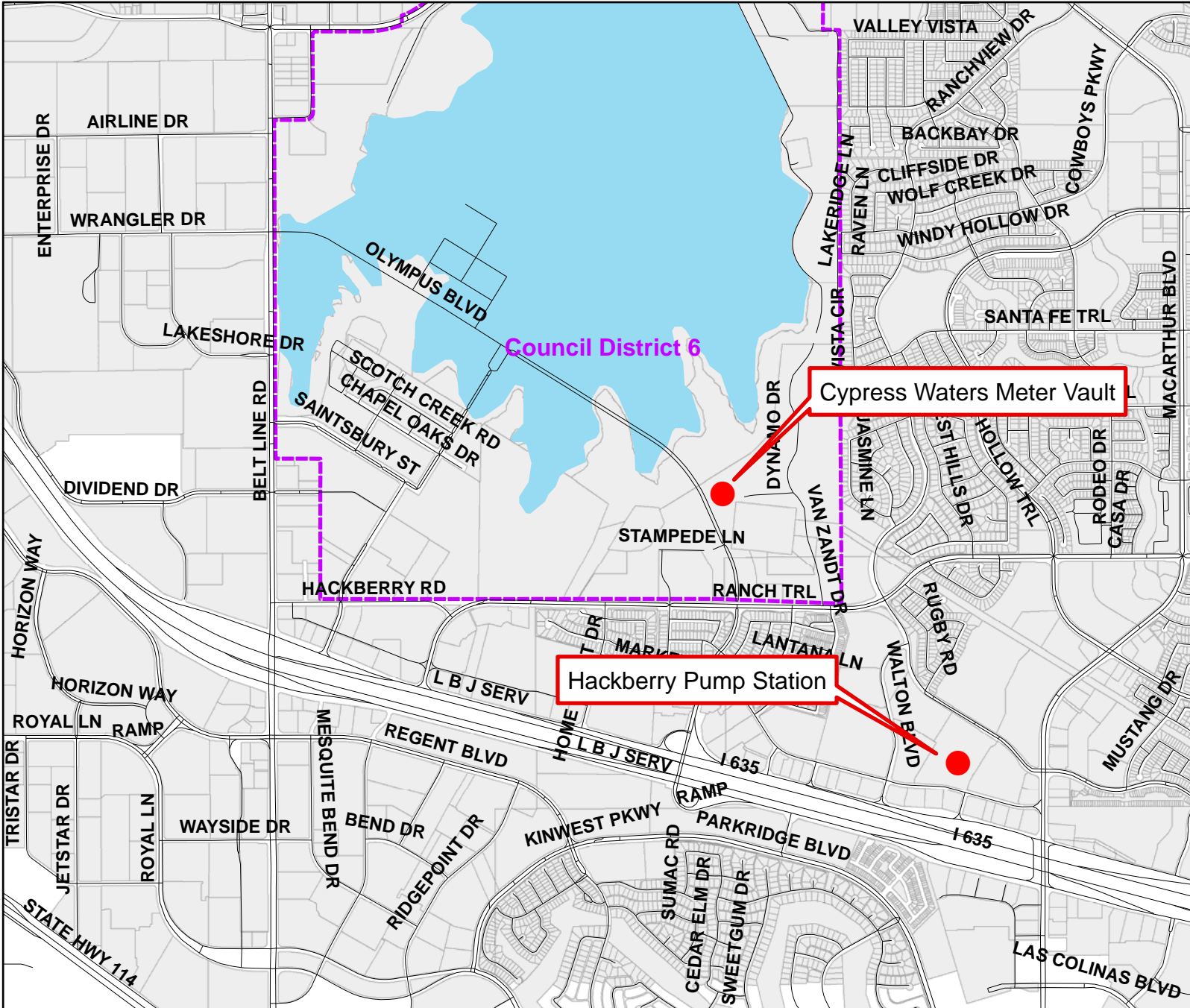
Frank Renda, President

MAPS

Attached

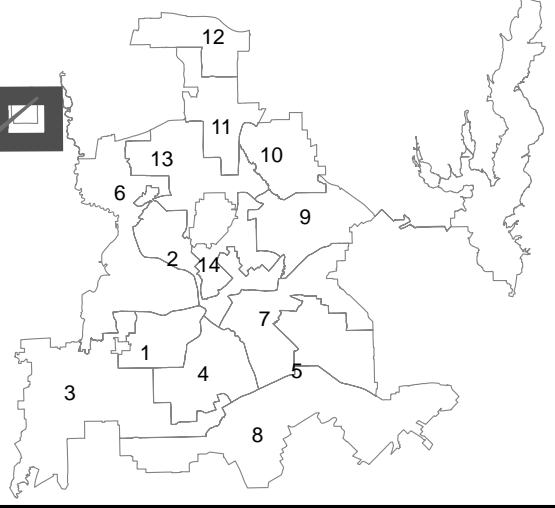
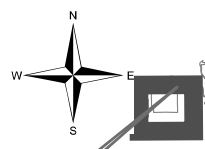
Water Meter Vault Improvements

<u>Facility Name</u>	<u>Council District</u>
Cypress Waters Meter Vault	6
Jamison Meter Vault	6
Hackberry Pump Station	Outside City Limits

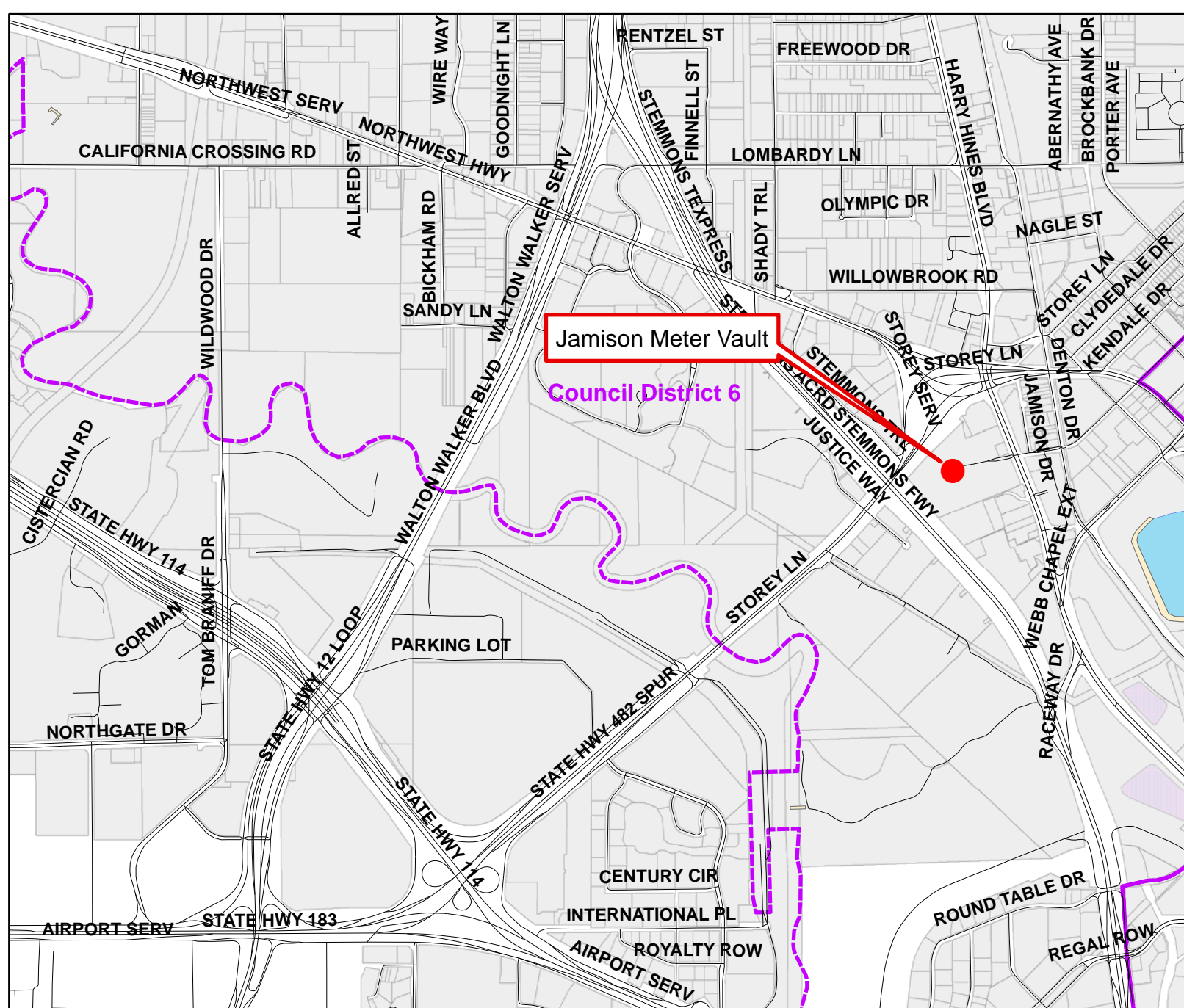


Mapsc0: 11A R, 11B S

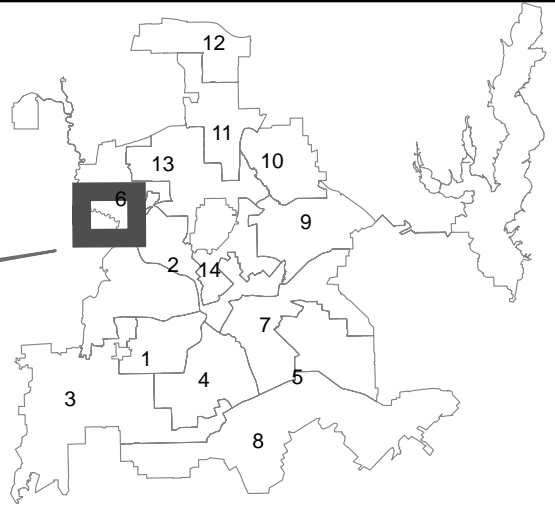
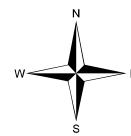
Council District: 6, Outside City Limits



**Dallas Water Utilities
Contract No. 17-001
Water Meter Vault Improvements**



Mapsc0: 33 B



Council District: 6

**Dallas Water Utilities
Contract No. 17-001
Water Meter Vault Improvements**

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a contract for the construction of improvements to water meter vaults at three locations (list attached) - Oscar Renda Contracting, Inc., lowest responsible bidder of four - Not to exceed \$4,000,000 - Financing: Water Utilities Capital Construction Funds

Oscar Renda Contracting, Inc. is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	<u>Amount</u>	<u>Percent</u>
Total local contracts	\$0.00	0.00%
Total non-local contracts	\$4,000,000.00	100.00%
TOTAL CONTRACT	\$4,000,000.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

None

Non-Local Contractors / Sub-Contractors

<u>Non-local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Partnering for Success, Inc.	HFMB42467Y0618	\$2,000.00	0.05%
Luis Moreno Trucking	HMDB33385Y0117	\$5,000.00	0.13%
LKT & Associates, LLC	WFDB02060Y1017	\$620,000.00	15.50%
Ricochet Fuel	WFWB63913Y0117	\$100,000.00	2.50%
A.N.A. Consultants, LLC	WFDB96312Y0617	\$2,500.00	0.06%
Total Minority - Non-local		\$729,500.00	18.24%

TOTAL M/WBE CONTRACT PARTICIPATION

	<u>Local</u>	<u>Percent</u>	<u>Local & Non-Local</u>	<u>Percent</u>
African American	\$0.00	0.00%	\$0.00	0.00%
Hispanic American	\$0.00	0.00%	\$7,000.00	0.18%
Asian American	\$0.00	0.00%	\$0.00	0.00%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$0.00	0.00%	\$722,500.00	18.06%
Total	\$0.00	0.00%	\$729,500.00	18.24%

February 8, 2017

WHEREAS, bids were received on October 14, 2016 for the construction of improvements to water meter vaults at three locations, Contract No. 17-001, listed as follows:

<u>BIDDERS</u>	<u>BID AMOUNT</u>
Oscar Renda Contracting, Inc.	\$4,000,000.00
Felix Construction Company	\$4,083,388.00
North Texas Contracting, Inc.	\$4,487,665.00
Ark Contracting Services, LLC	\$5,190,000.00

WHEREAS, the bid submitted by Oscar Renda Contracting, Inc., 608 Henrietta Creek Road, Roanoke, Texas 76262, in the amount of \$4,000,000.00, is the lowest and best of all bids received.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the bid submitted by Oscar Renda Contracting, Inc., in the amount of \$4,000,000.00, for doing the work covered by the plans, specifications, and contract documents, Contract No. 17-001, be accepted.

Section 2. That the City Manager is hereby authorized to execute a contract with Oscar Renda Contracting, Inc. in the amount of \$4,000,000.00, for the construction of improvements to water meter vaults at three locations, after approval as to form by the City Attorney.

Section 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed \$4,000,000.00 from the Water Construction Fund as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
0102	DWU	CW43	4550	717001	CT-DWU717001CP	244607

Oscar Renda Contracting, Inc. - (Contract No. 17-001) - \$4,000,000.00

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: February 8, 2017

COUNCIL DISTRICT(S): 1, 2, 4, 5, 6, 7, 8, 9, 10, 13, 14, Outside City Limits

DEPARTMENT: Water Utilities
Mobility and Street Services

CMO: Mark McDaniel, 670-3256
Jill A. Jordan, P.E., 670-5299

MAPSCO: Various

SUBJECT

Authorize a contract for the installation of water and wastewater mains at 31 locations (list attached) - Ark Contracting Services, LLC, lowest responsible bidder of four - Not to exceed \$13,377,380 - Financing: Street and Alley Improvement Funds (\$673,745) and Water Utilities Capital Improvement Funds (\$12,703,635)

BACKGROUND

This action consists of the replacement and rehabilitation of approximately 42,288 feet of water and wastewater mains. This includes the installation of approximately 650 feet of 6-inch, 15,790 feet of 8-inch, 6,550 feet of 12-inch, and 370 feet of 72-inch water mains, and the installation of approximately 60 feet of 6-inch, 12,198 feet of 8-inch, 830 feet of 10-inch, 2,950 feet of 12-inch, 1,460 feet of 16-inch, and 1,430 feet of 21-inch wastewater mains.

The existing water and wastewater mains were built between 1907 and 1983. These mains are contributing to an increase in maintenance costs, as well as service interruptions. The installation of the proposed segments will improve the capacity of the water and wastewater systems and reduce maintenance costs.

The project also includes additional paving at locations where restoration limits would be less than the full width of the street and the condition of the street is "fair" or worse. Mobility and Street Services Department has requested that Dallas Water Utilities pave the additional width of these streets within the project limits, after completion of the water and wastewater improvements.

Ark Contracting Services, LLC has no completed contractual activities with City of Dallas in the past three years.

ESTIMATED SCHEDULE OF PROJECT

Began Design	May 2005
Completed Design	August 2016
Begin Construction	March 2017
Complete Construction	March 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with Lopez Garcia Group to provide engineering services for the design to replace and rehabilitate wastewater mains and the associated water mains in various locations and a study of the receiving interceptor alignment to determine the constructability of the wastewater mains on April 13, 2005, by Resolution No. 05-1109.

Authorized a professional services contract with APM & Associates, Inc. to provide engineering design services for the renewal of water and wastewater mains at 70 locations on September 9, 2009, by Resolution No. 09-2228.

Authorized an engineering services contract with Lockwood, Andrews & Newman, Inc. to provide engineering design services for the replacement and rehabilitation of water and wastewater mains at 34 locations on December 10, 2014, by Resolution No. 14-2127.

Information about this item will be provided to the Transportation & Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

\$673,745.00 - Street and Alley Improvement Funds
\$12,703,635.00 - Water Utilities Capital Improvement Funds

Design	\$ 1,739,060.00
Construction (this action)	<u>\$13,377,380.00</u>
Total Project Cost	\$15,116,440.00

FISCAL INFORMATION (Continued)

<u>Council District</u>	<u>Amount</u>
1	\$ 2,034,065.00
2	\$ 961,673.00
4	\$ 1,183,110.00
5	\$ 1,842,680.00
6	\$ 1,061,320.00
7	\$ 727,582.00
8	\$ 974,327.00
9	\$ 1,920,183.00
10	\$ 63,268.00
13	\$ 1,369,119.00
14	\$ 1,123,007.00
Outside City Limits	<u>\$ 117,046.00</u>
Total	\$13,377,380.00

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

Ark Contracting Services, LLC

Hispanic Female	0	Hispanic Male	131
Black Female	0	Black Male	0
White Female	5	White Male	21
Other Female	0	Other Male	0

BID INFORMATION

The following bids with quotes were opened on November 18, 2016:

*Denotes successful bidder

<u>Bidders</u>	<u>Bid Amount</u>
*Ark Contracting Services, LLC 420 South Dick Price Road Kennedale, Texas 76060	\$13,377,380.00
SYB Construction Co., Inc.	\$14,485,185.50
John Burns Construction Company of Texas, Inc.	\$14,498,745.00
Omega Contracting, Inc.	\$14,778,656.00

OWNER

Ark Contracting Services, LLC

Michael Calvert, Owner

MAPS

Attached

Installation of Water and Wastewater Mains

District 1

Burlington Boulevard from Chalmers Street to Zeb Street
Granger Street from Brookhaven Drive to Goyens Drive
Rio Vista Court from Rio Vista Drive to end
Rio Vista Drive from Stemmons Avenue to Handley Drive
Zang Boulevard from Page Avenue north

District 2

Collier Street from Ring Street northeast
*Corinth Street from Good Latimer Expressway to Bourbon Street
Hay Street and Ring Street from Collier Street north
McKee Street from Wall Street to Akard Street

District 4

Avenue L from 11th Street to Childs Street
Garrison Street from Exeter Avenue to Wilhurt Avenue
Modree Avenue from Bonnie View Road to Haas Drive

District 5

Milverton Drive from Greendale Drive to Holcomb Road

District 6

Pluto Street from Singleton Boulevard to Schofield Drive

District 7

Cypress Avenue from Scyene Road to Briggs Street
*Michael Lane from Oates Drive to Klondike Drive
*(Corinth Street from Good Latimer Expressway to Bourbon Street)
(See District 2)

District 8

Clearwood Drive from Polk Street to Racine Drive

Installation of Water and Wastewater Mains
Page 2

District 9

Alley between Highwood Drive and Materhorn Drive from Shiloh Road to Materhorn Drive
Blue Valley Lane from Lakefair Circle west
Wakefield Circle from Wakefield Street to end
Watterson Drive from Delford Circle to Barnes Bridge Road
*(Michael Lane from Oates Drive to Klondike Drive)
(See District 7)

District 10

Liptonshire Drive at Liptonshire cul-de-sac

District 13

Bowman Boulevard from Rickshaw Drive to Walnut Hill Lane
Preston Park Drive from Stanford Avenue to Lovers Lane
Rickshaw Drive from Bowman Boulevard to Glenrio Lane
Townsend Drive from Cox Lane to Vinecrest Drive
Walnut Hill Lane from Bowman Boulevard west

District 14

Arrowhead Drive from Stonebridge Drive northwest
Homer Street from alley north of Miller Avenue south
Jackson Street from Houston Street to Austin Street

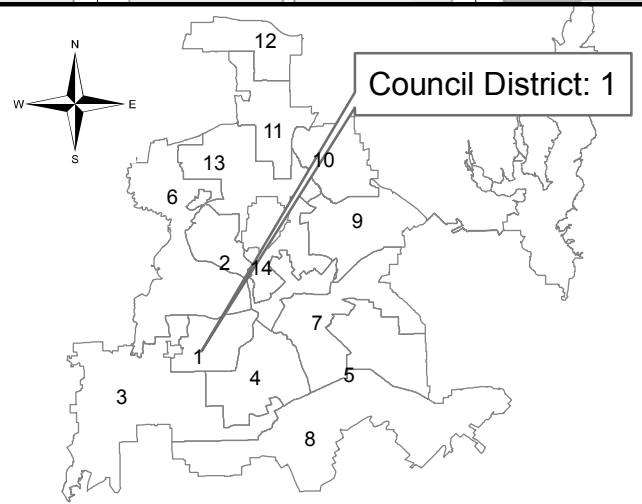
Outside City Limits

County Road 322 (future FM 3486)

*Project limits in more than one Council District



Burlington Boulevard
from Chalmers Street to Zeb Street



**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**

BROOKHAVEN DR

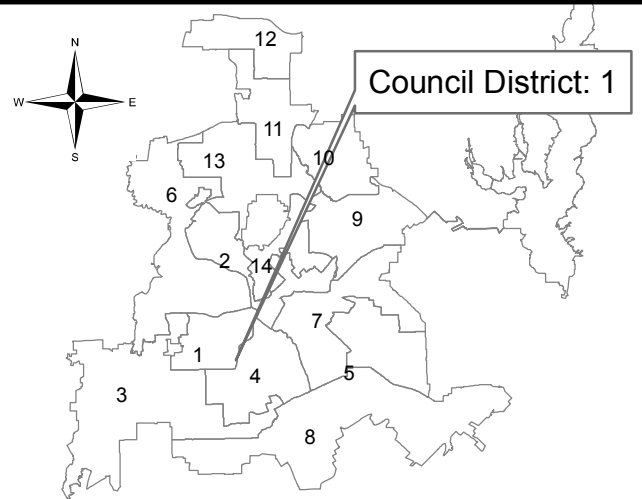
8" Water Main
8" Wastewater Main
Mapsc0: 54 Q
Council District: 1

Council District 1

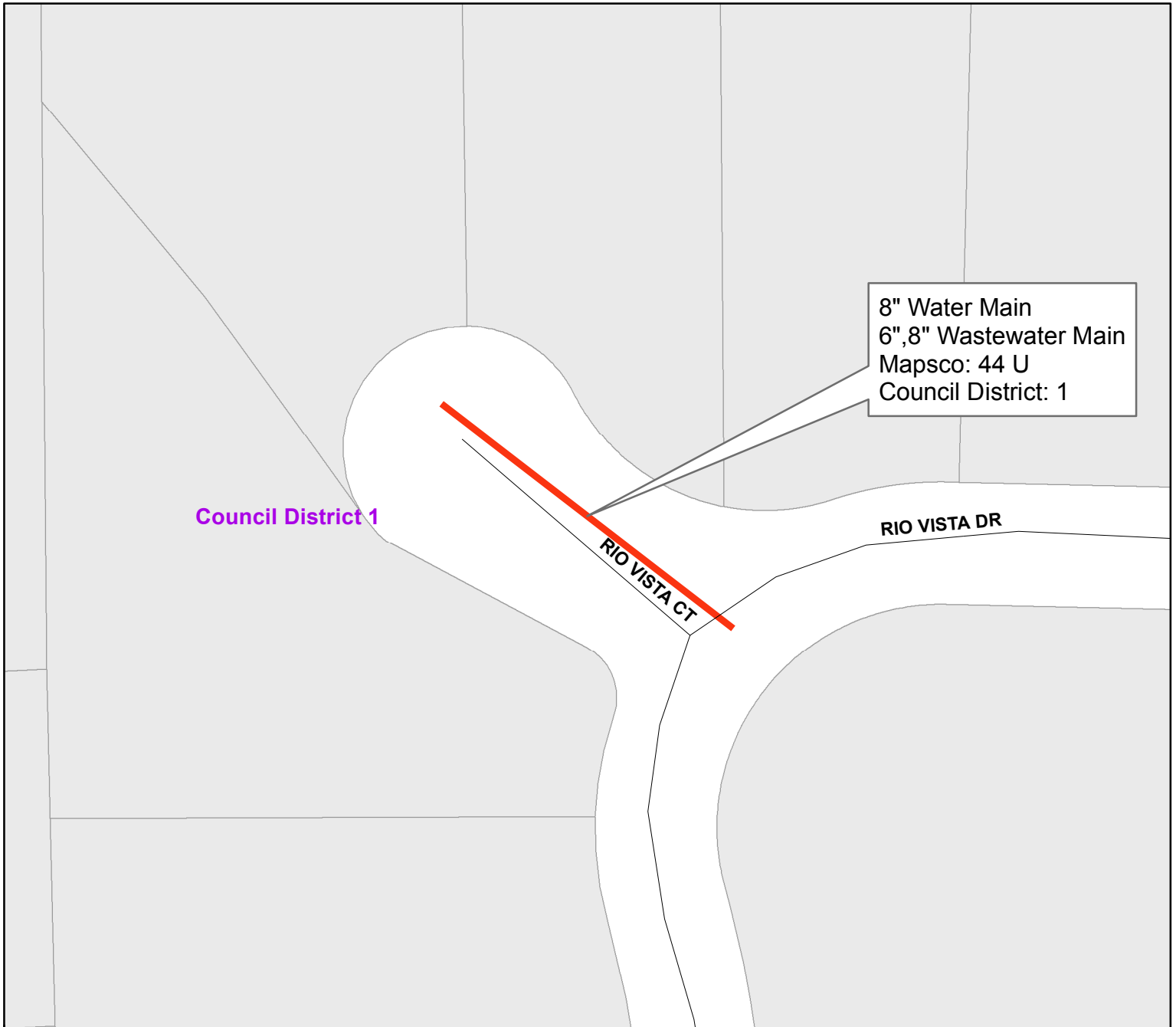
GRANGER ST

GOYENS DR

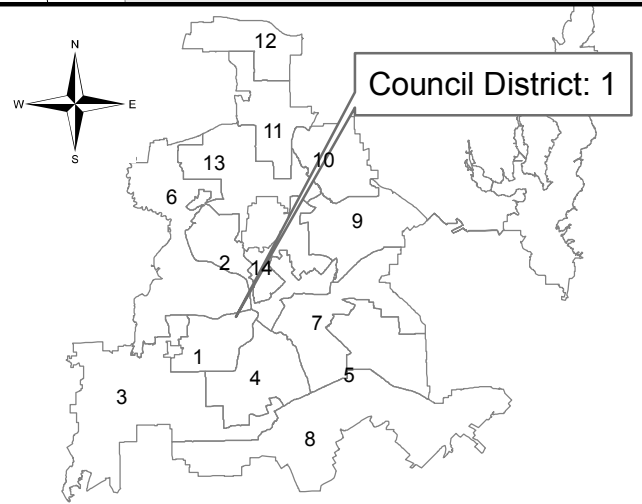
Granger Street
from Brookhaven Drive to Goyens Drive



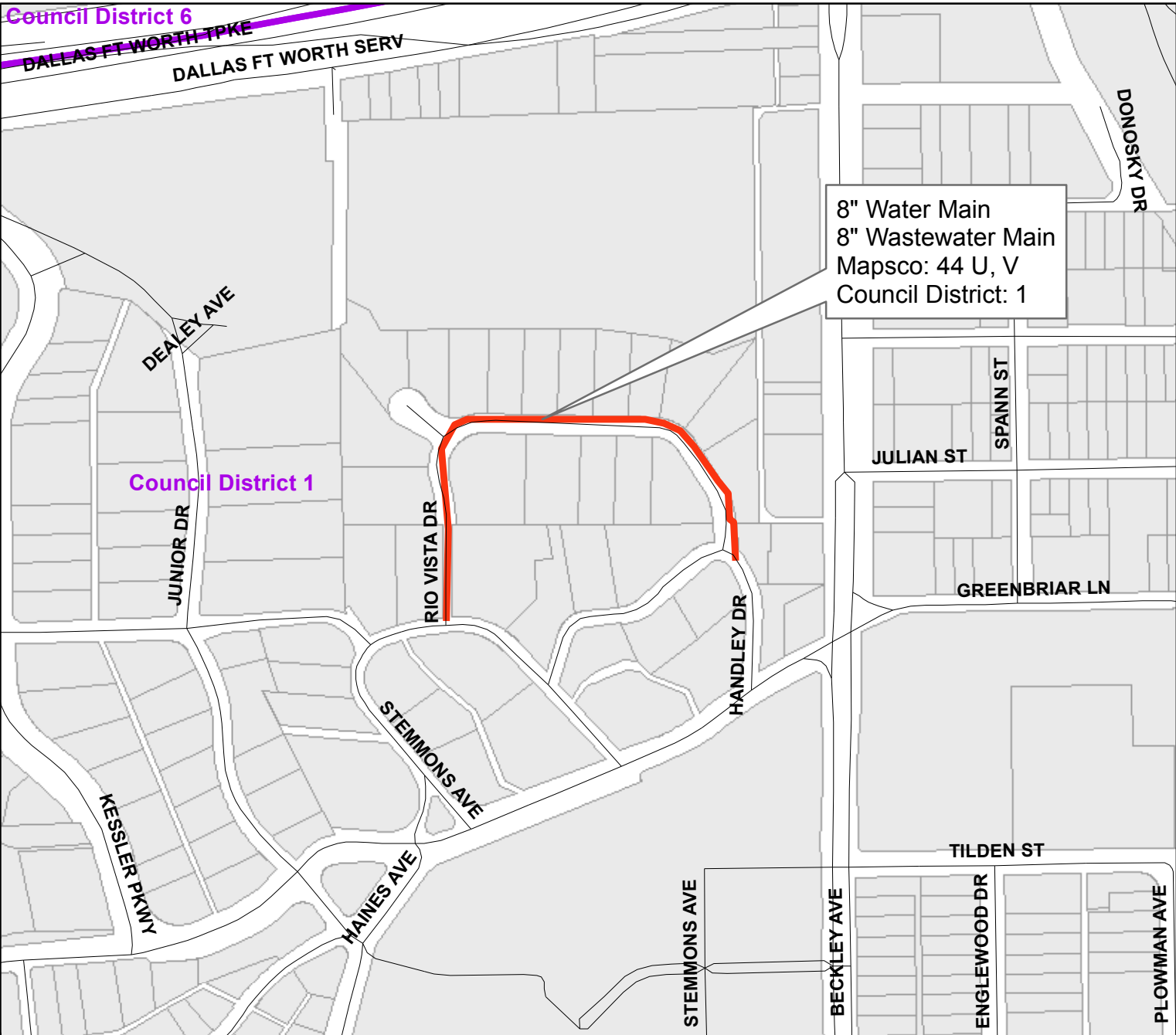
**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**



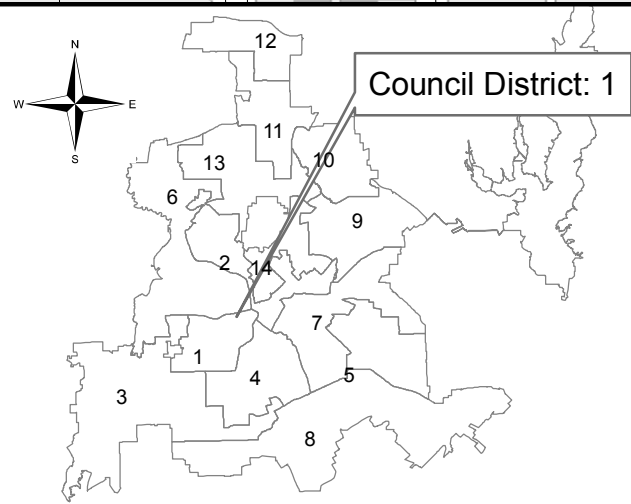
Rio Vista Court
from Rio Vista Drive to end



**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**



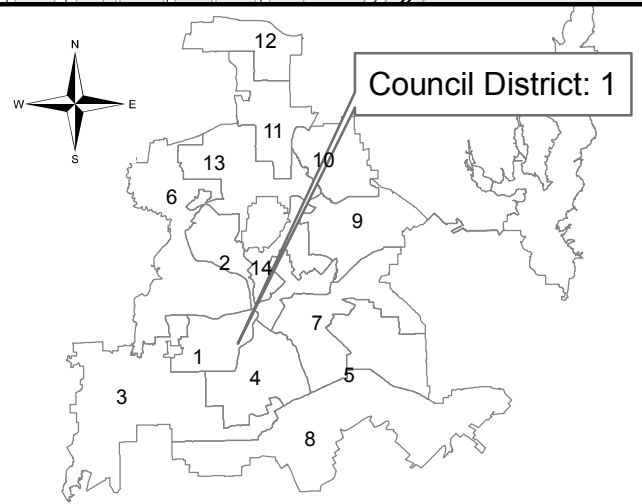
Rio Vista Drive
from Stemmons Avenue to Handley Drive



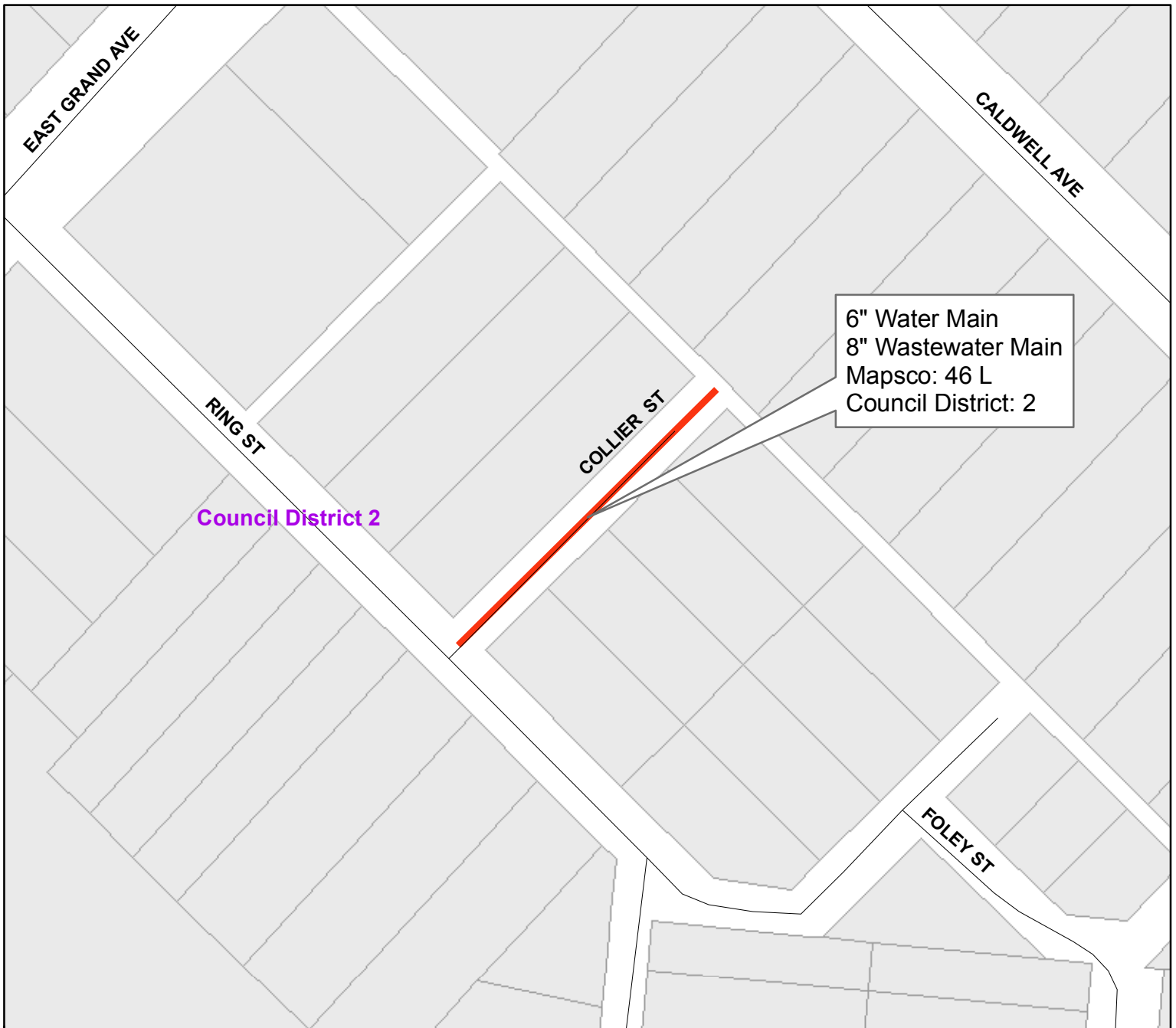
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Zang Boulevard
from Page Avenue north



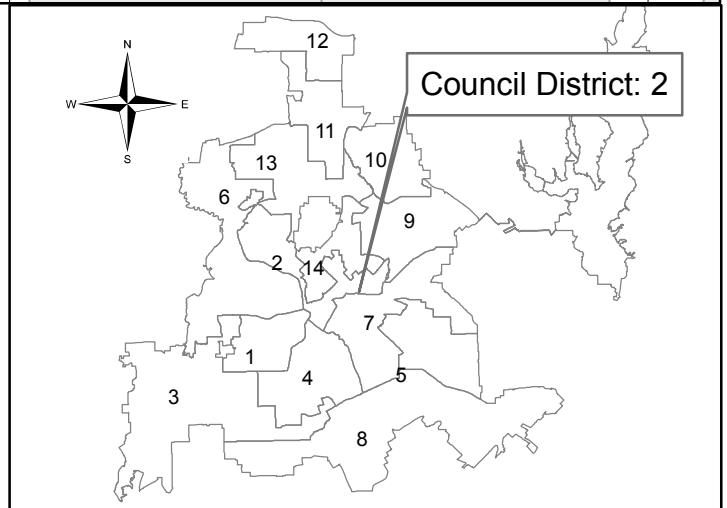
**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**



Council District 2

6" Water Main
 8" Wastewater Main
 Mapsco: 46 L
 Council District: 2

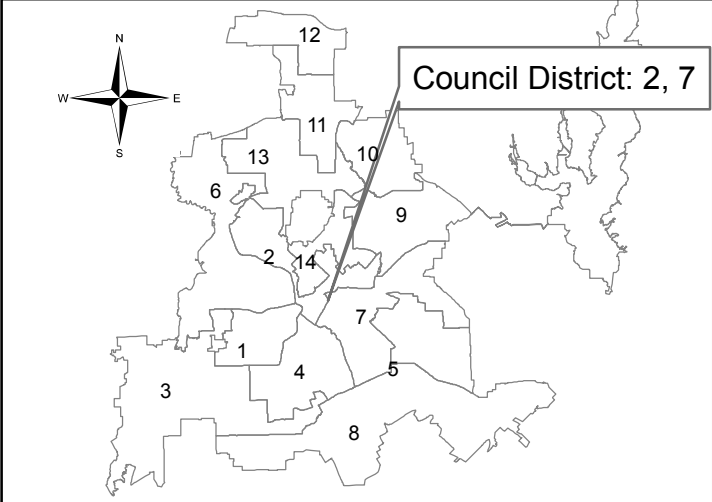
Collier Street
 from Ring Street northeast



Dallas Water Utilities
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



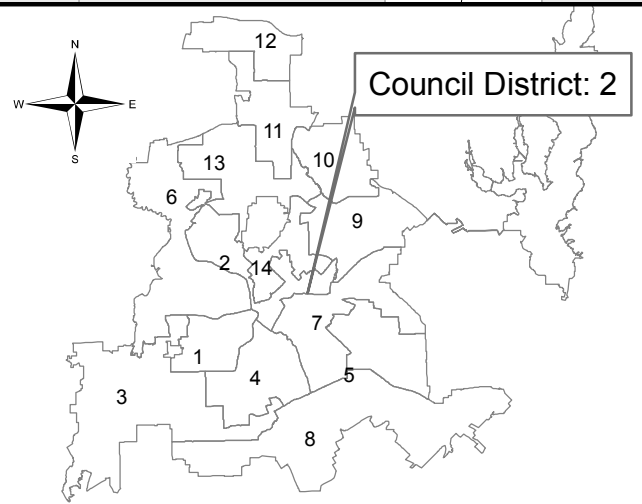
Corinth Street
 from Good Latimer Expressway to Bourbon
 Street



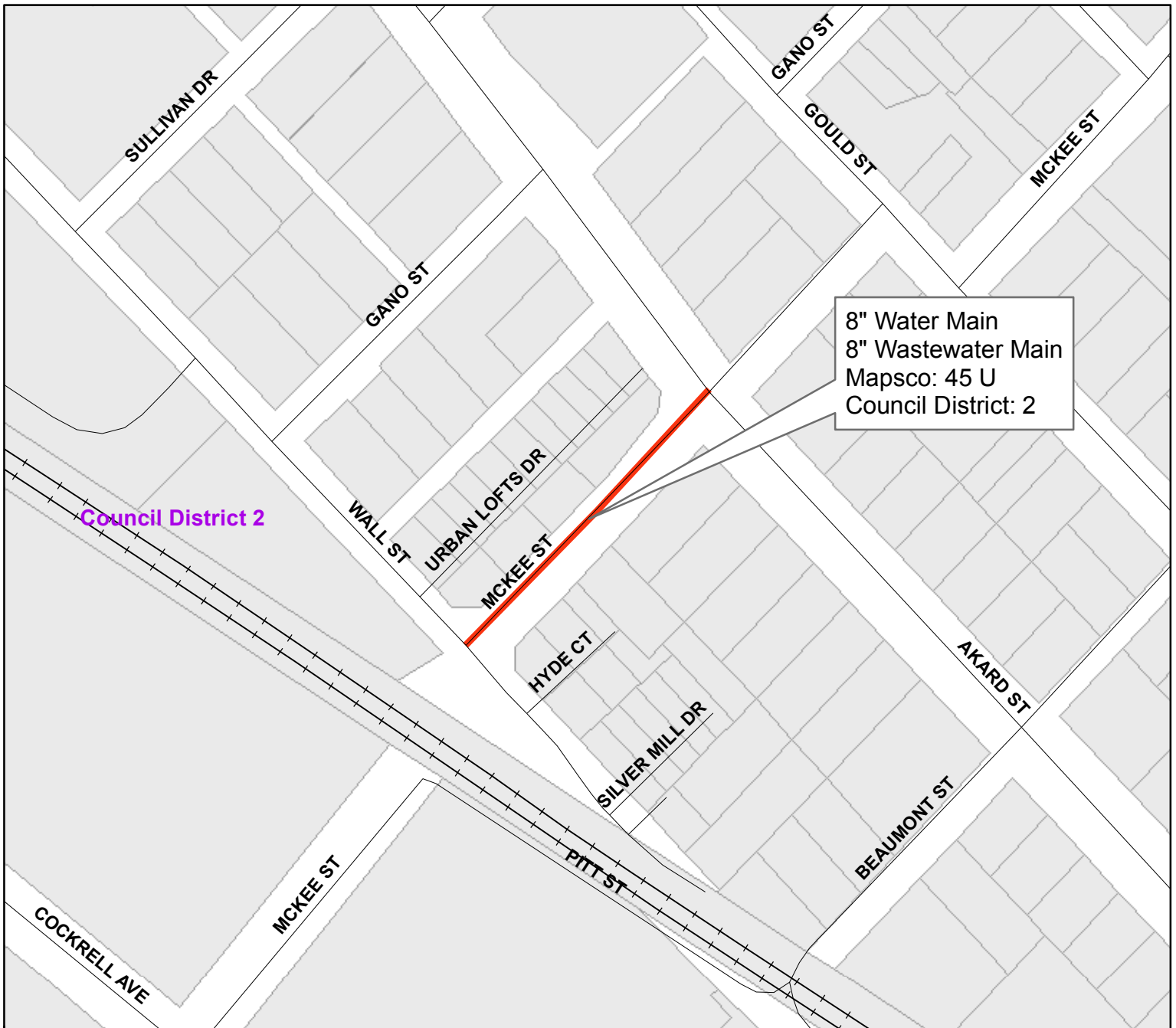
Dallas Water Utilities
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Hay Street and Ring Street
from Collier Street north



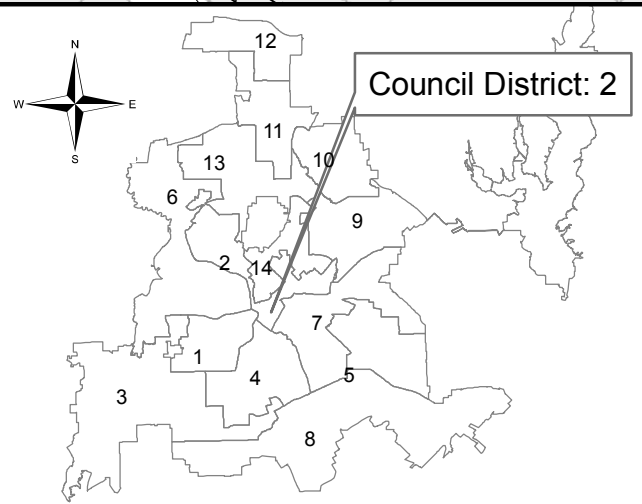
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Council District 2

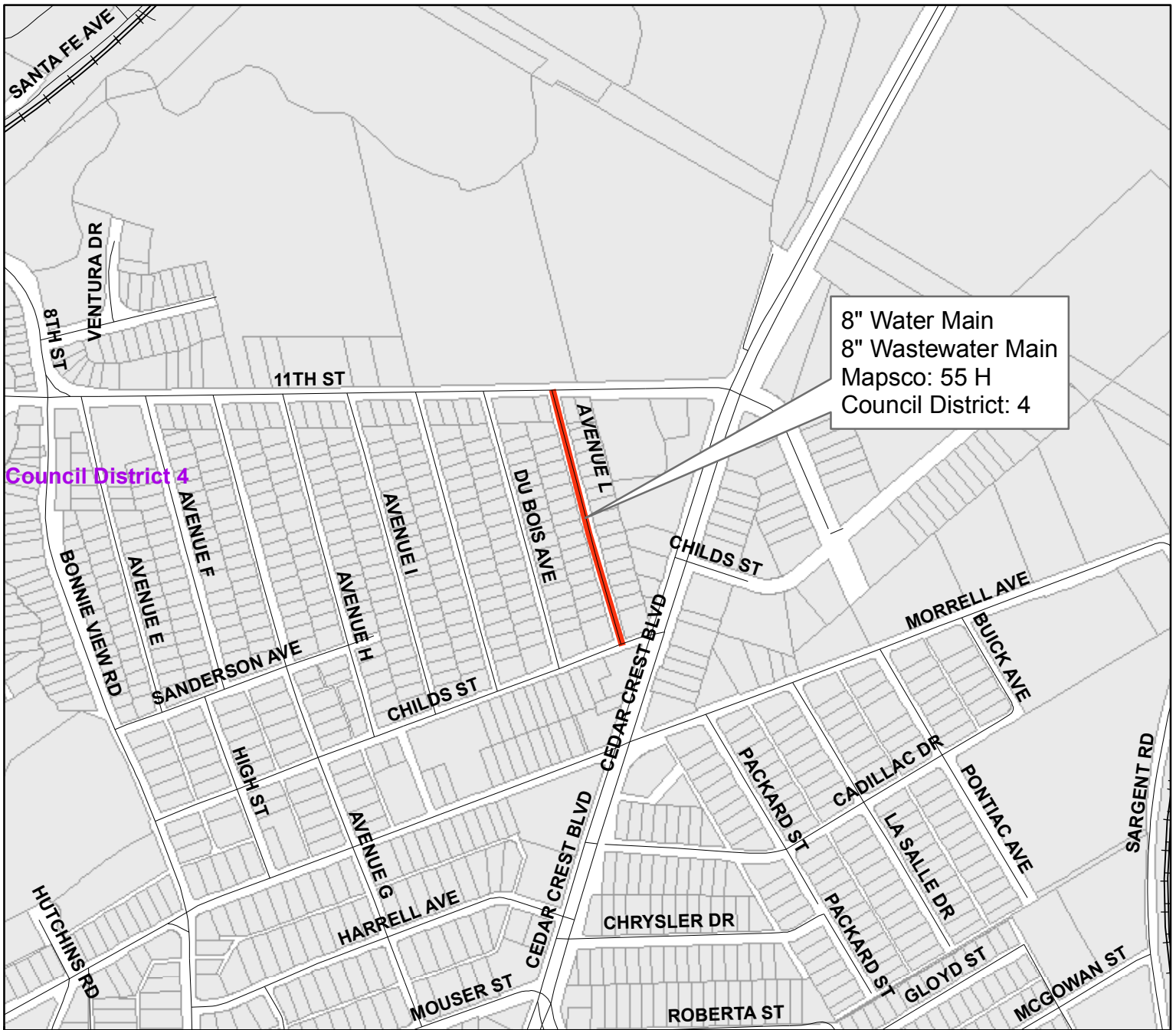
8" Water Main
 8" Wastewater Main
 Mapsco: 45 U
 Council District: 2

McKee Street
 from Wall Street to Akard Street

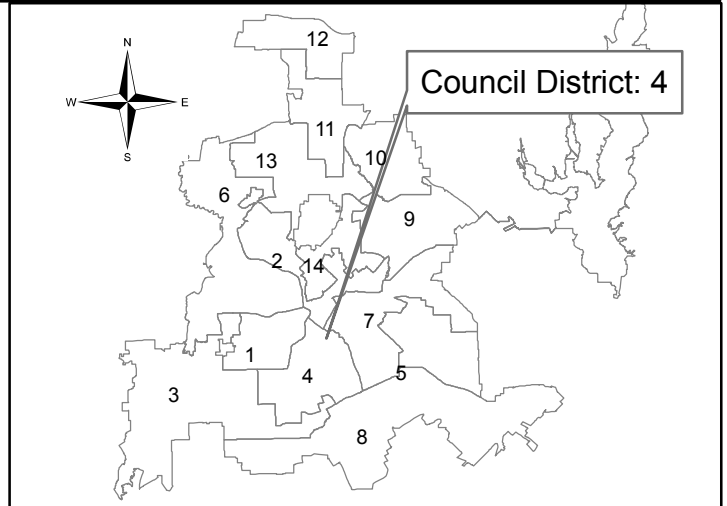


Council District: 2

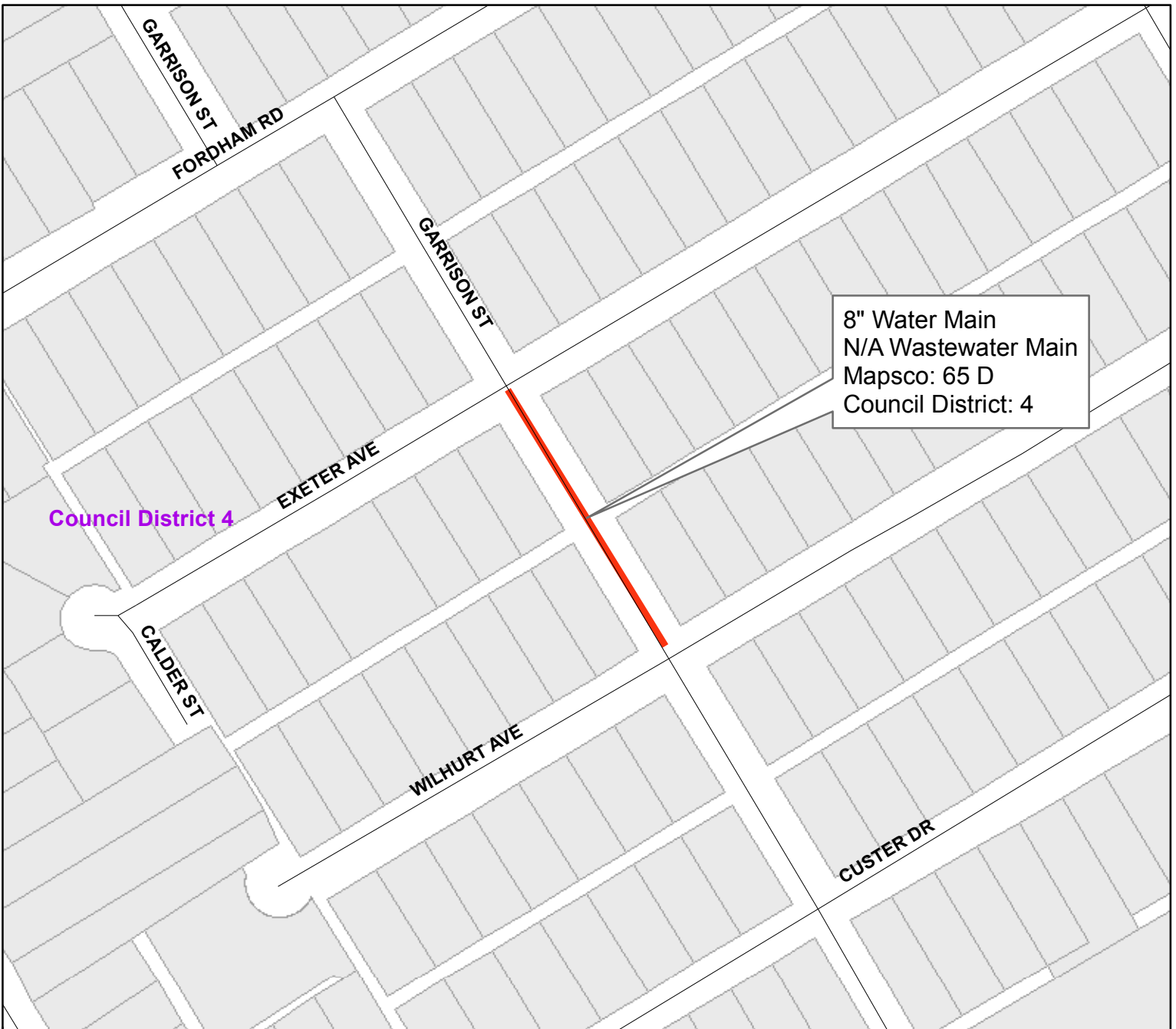
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



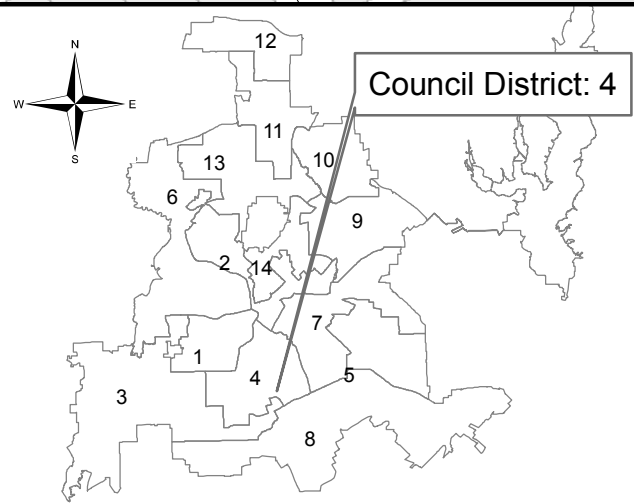
Avenue L
from 11th Street to Childs Street



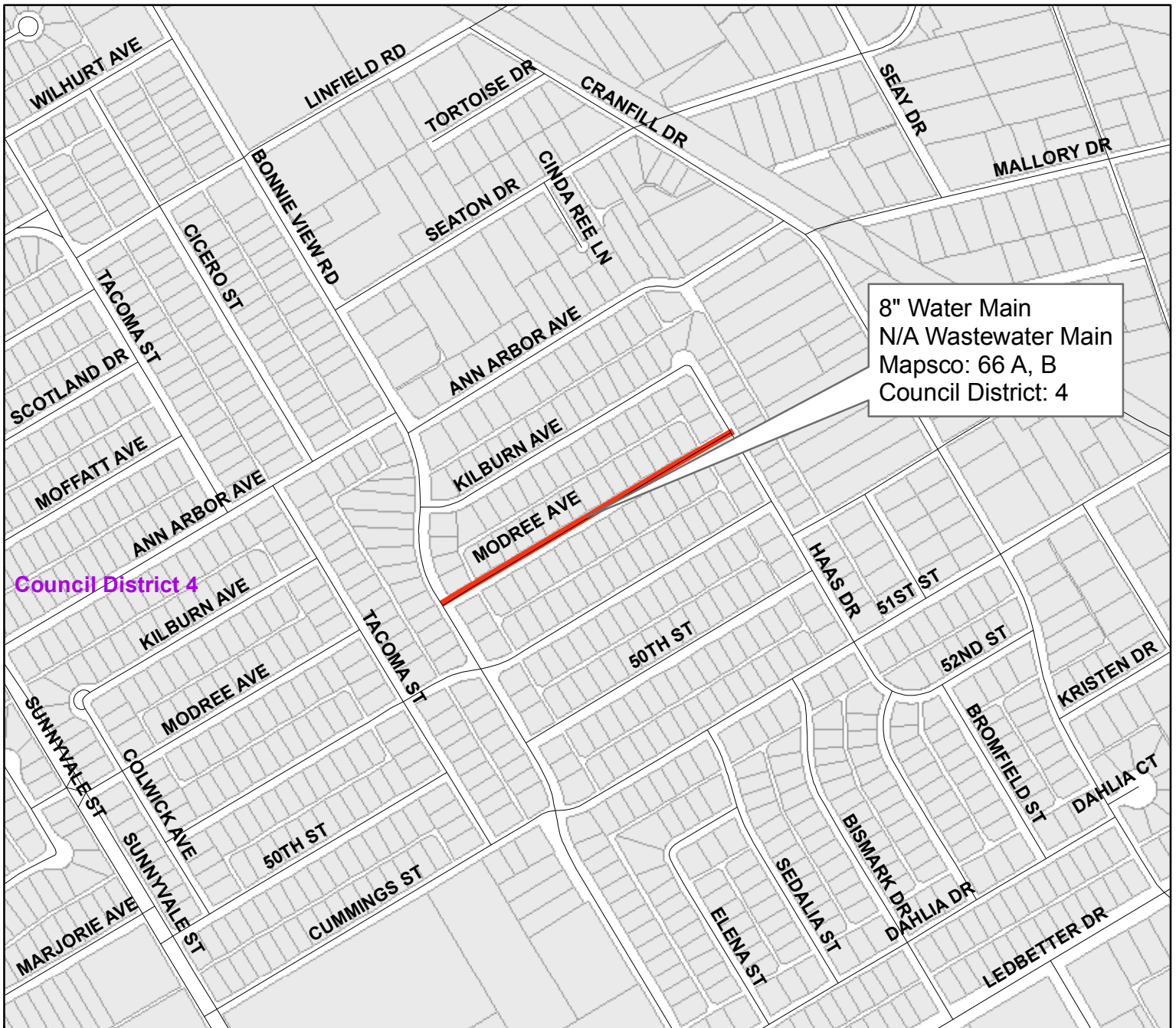
Dallas Water Utilities
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Garrison Street
from Exeter Avenue to Wilhurt Avenue



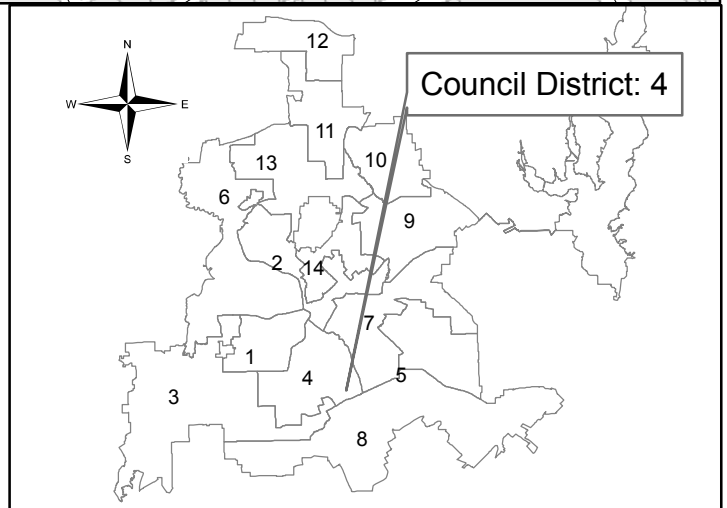
**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**



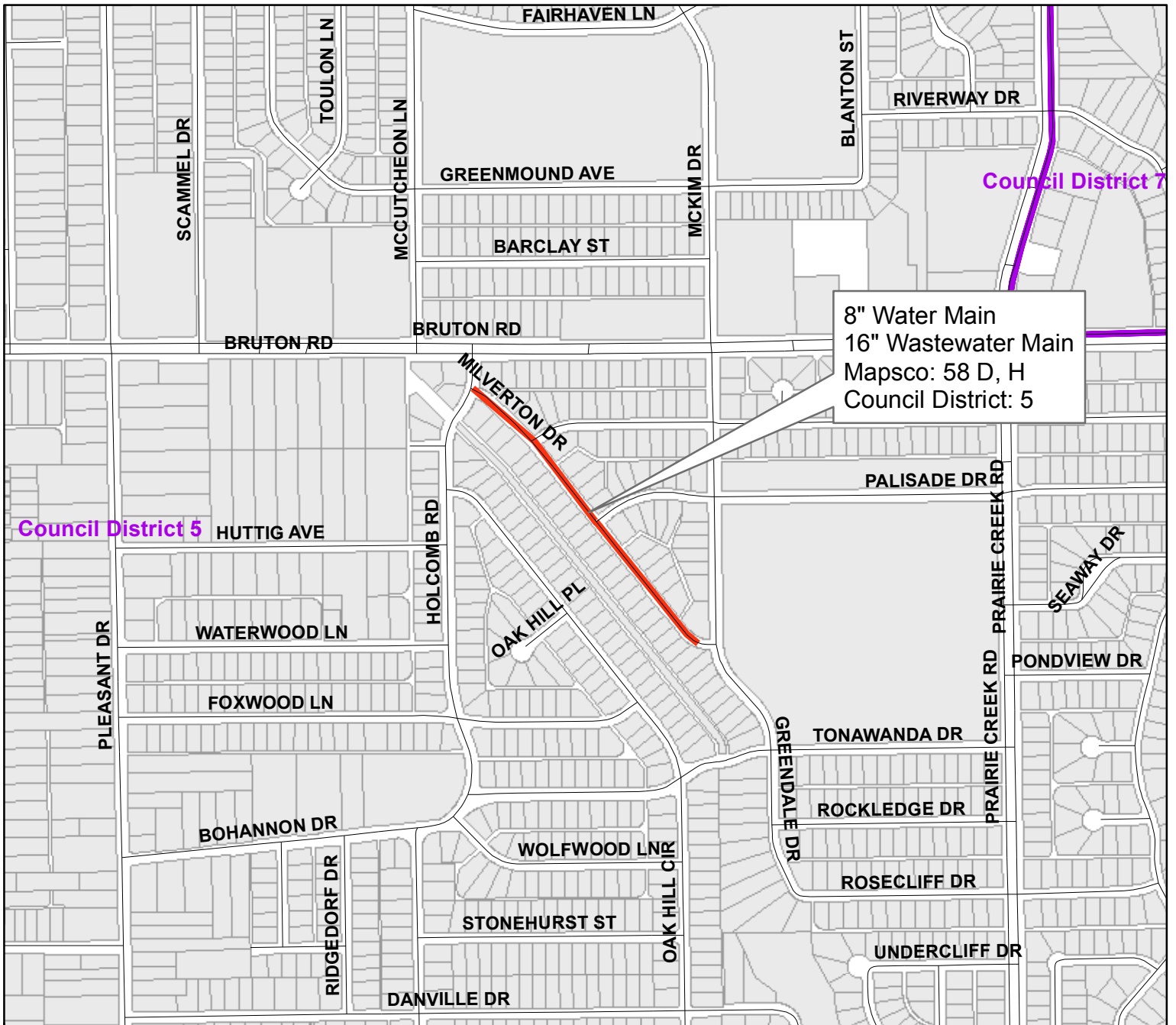
8" Water Main
 N/A Wastewater Main
 Mapsco: 66 A, B
 Council District: 4

Council District 4

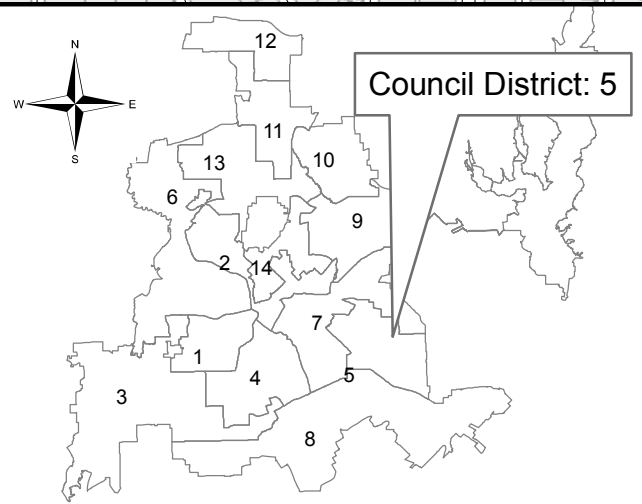
Modree Avenue
 from Bonnie View Road to Haas Drive



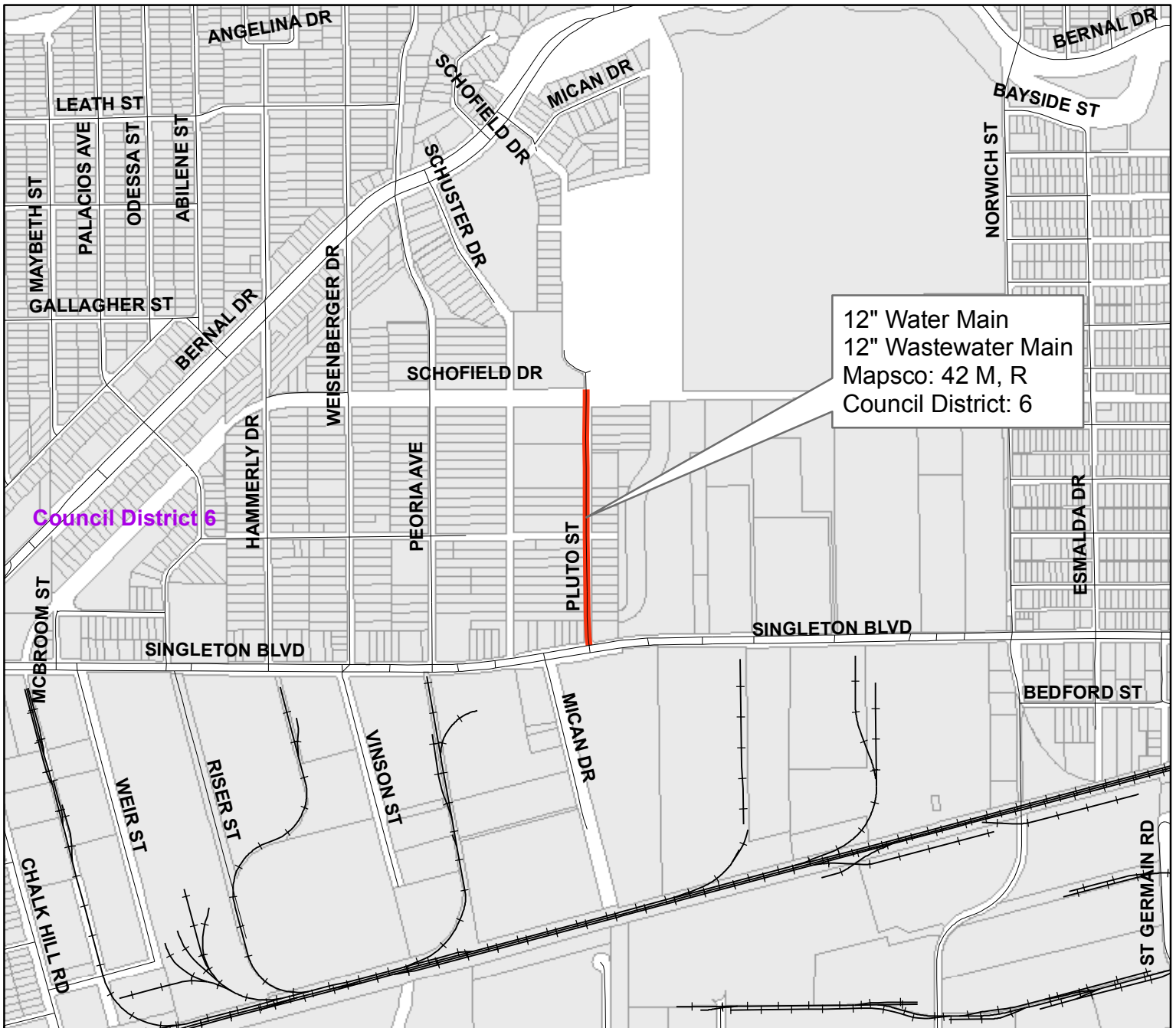
Dallas Water Utilities
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



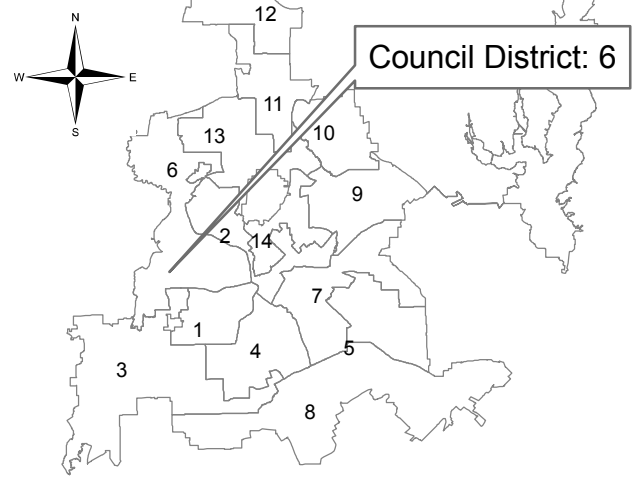
Milverton Drive
 from Greendale Drive to Holcomb Road



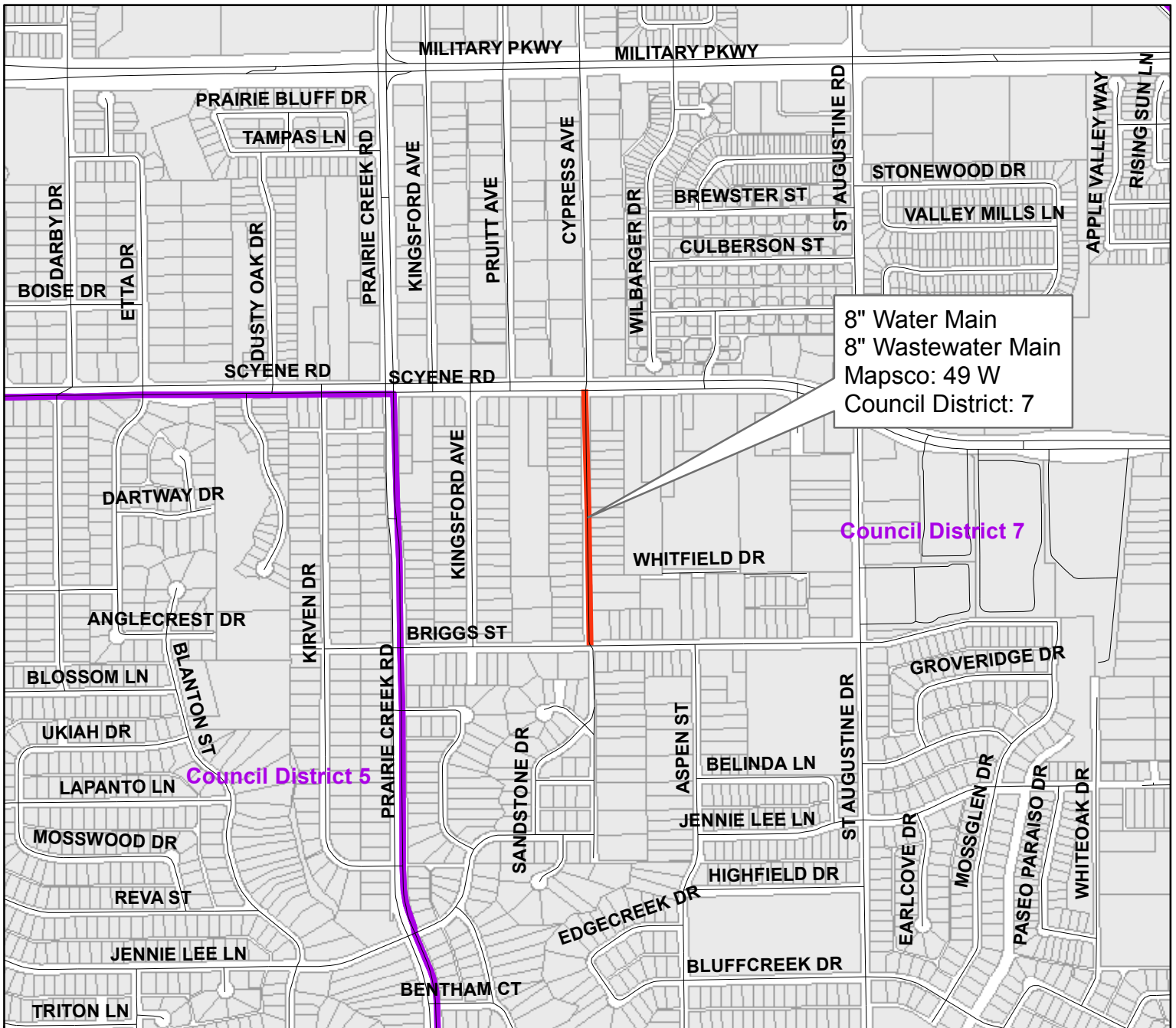
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



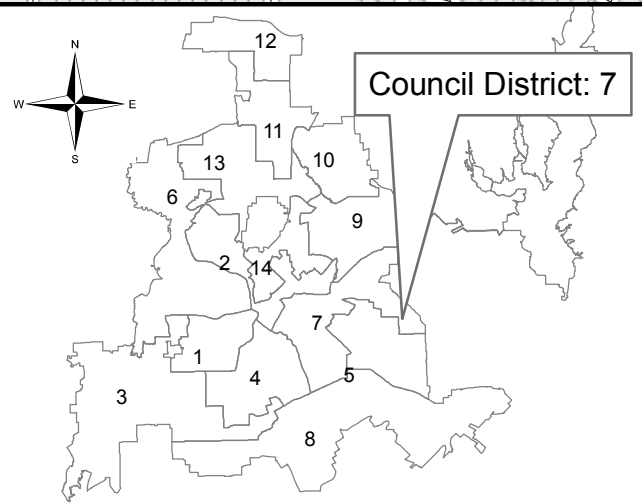
Pluto Street
 from Singleton Boulevard to Schofield Drive



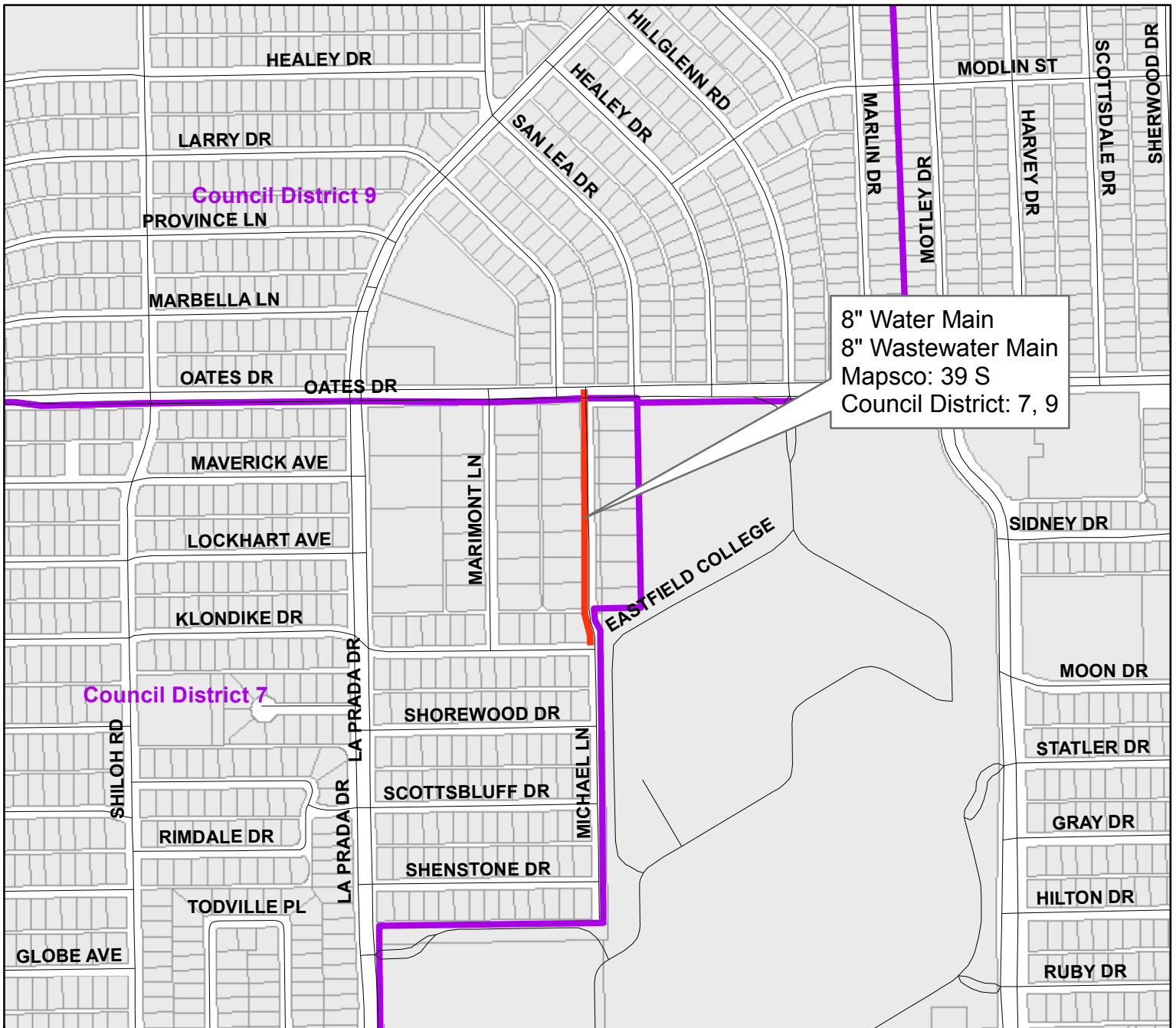
Dallas Water Utilities
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Cypress Avenue
from Scyene Road to Briggs Street

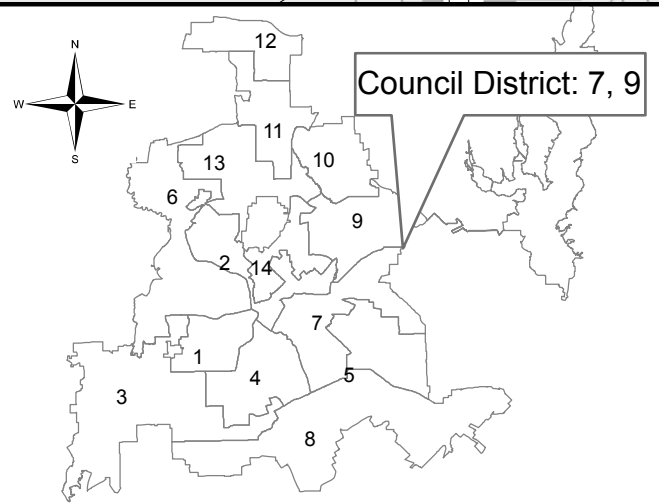


**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**

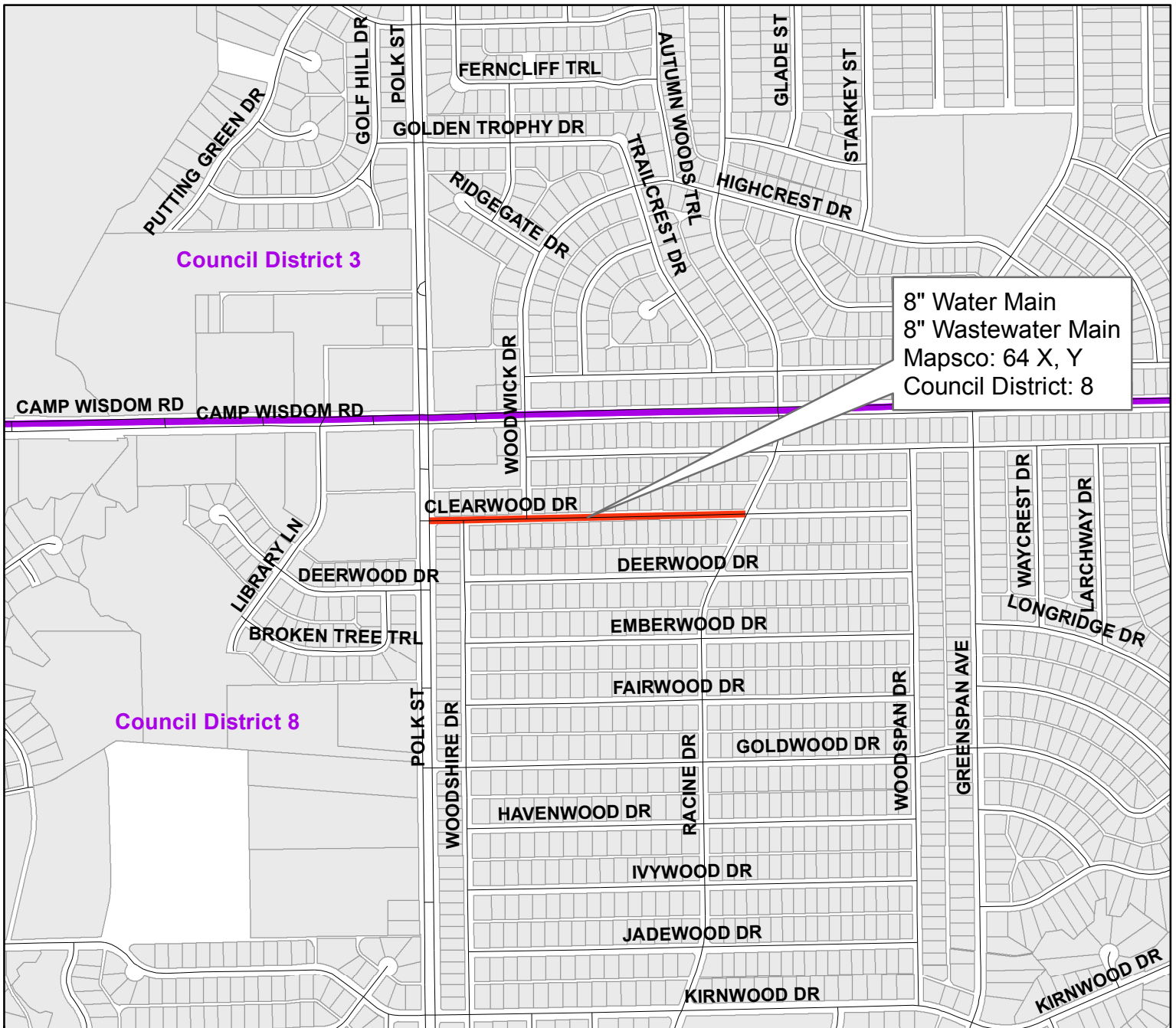


8" Water Main
 8" Wastewater Main
 Mapsco: 39 S
 Council District: 7, 9

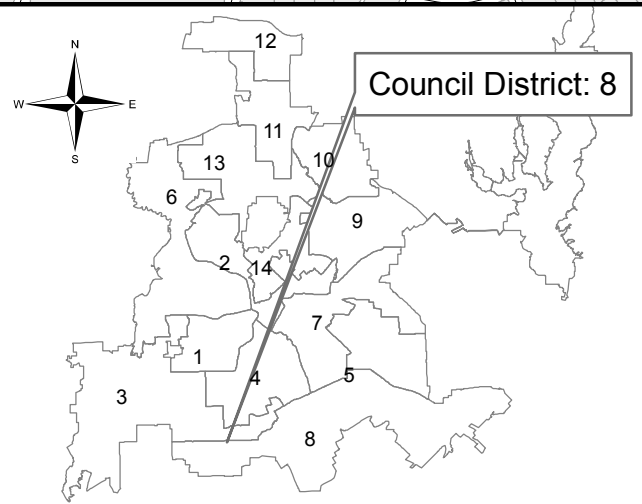
Michael Lane
 from Oates Drive to Klondike Drive



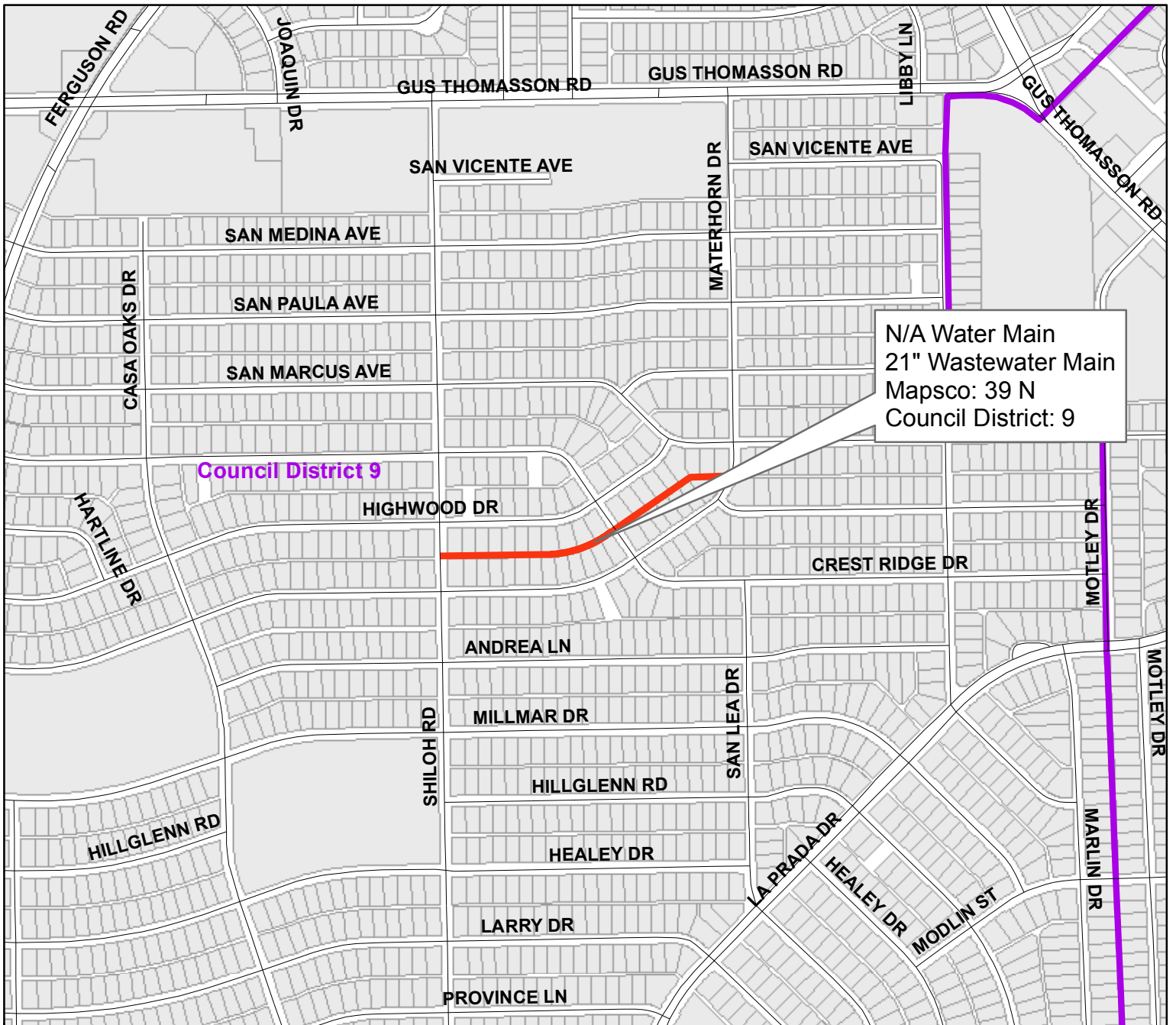
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



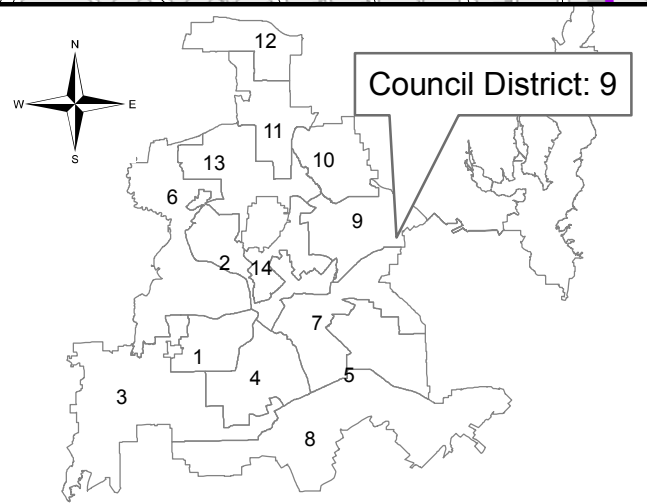
Clearwood Drive
 from Polk Street to Racine Drive



Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Alley between Highwood Drive and Materhorn Drive
from Shiloh Road to Materhorn Drive



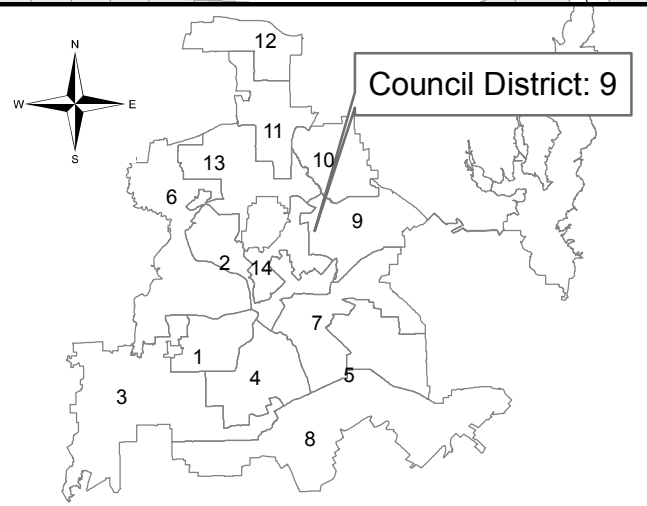
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Council District 9

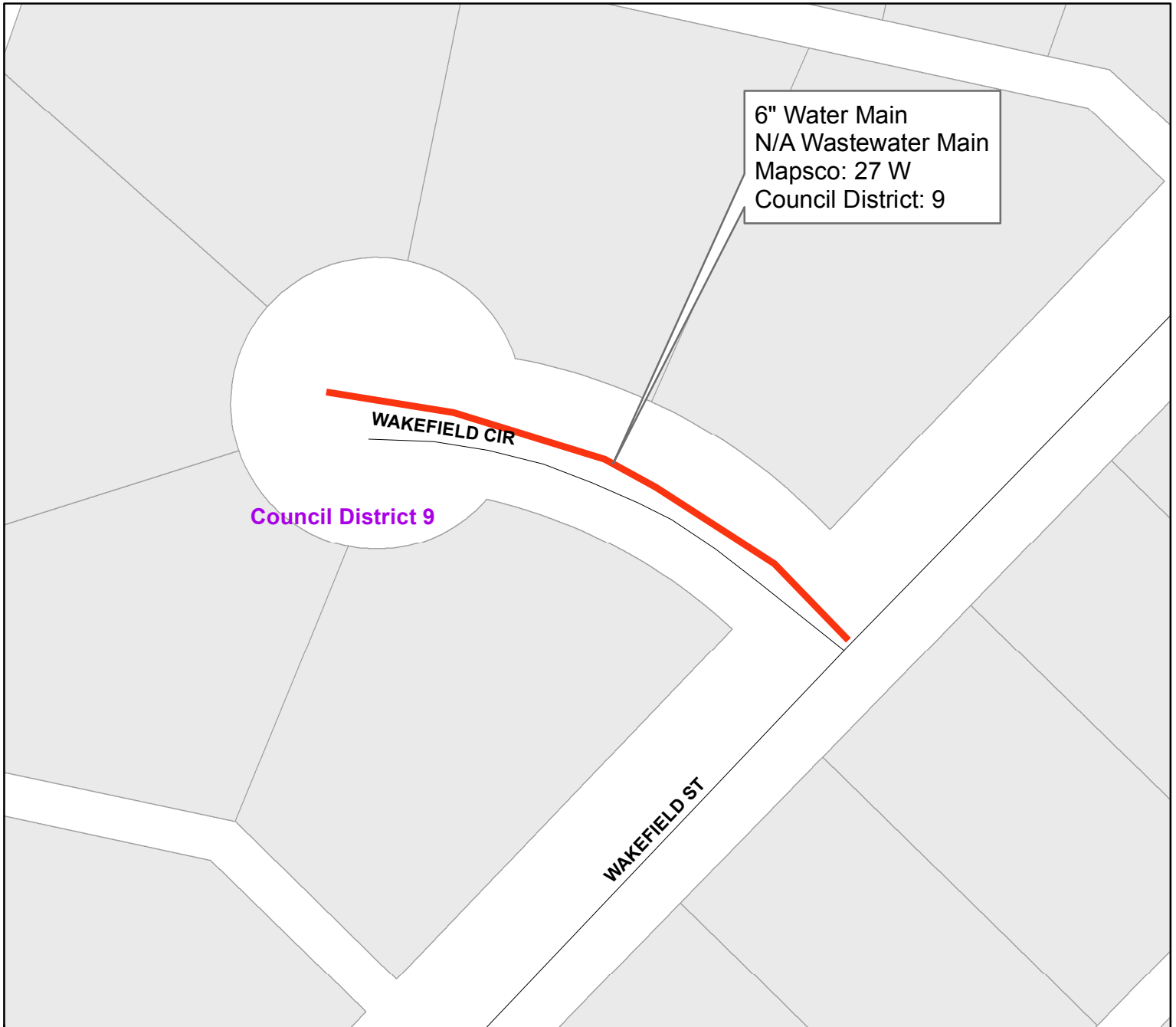
8" Water Main
 12" Wastewater Main
 Mapsco: 36 M
 Council District: 9

Blue Valley Lane
 from Lakefair Circle west

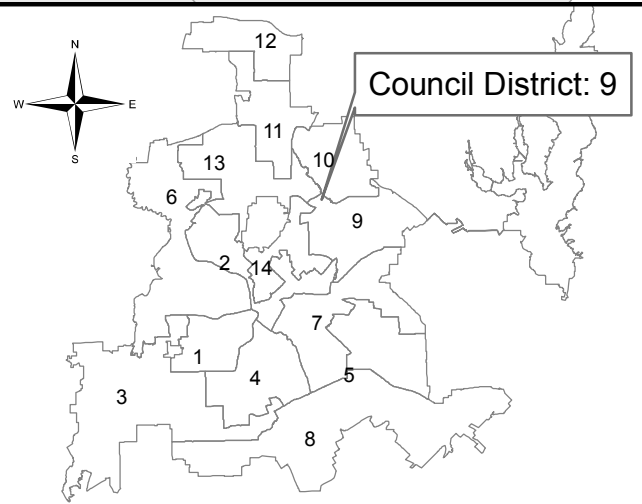


Council District: 9

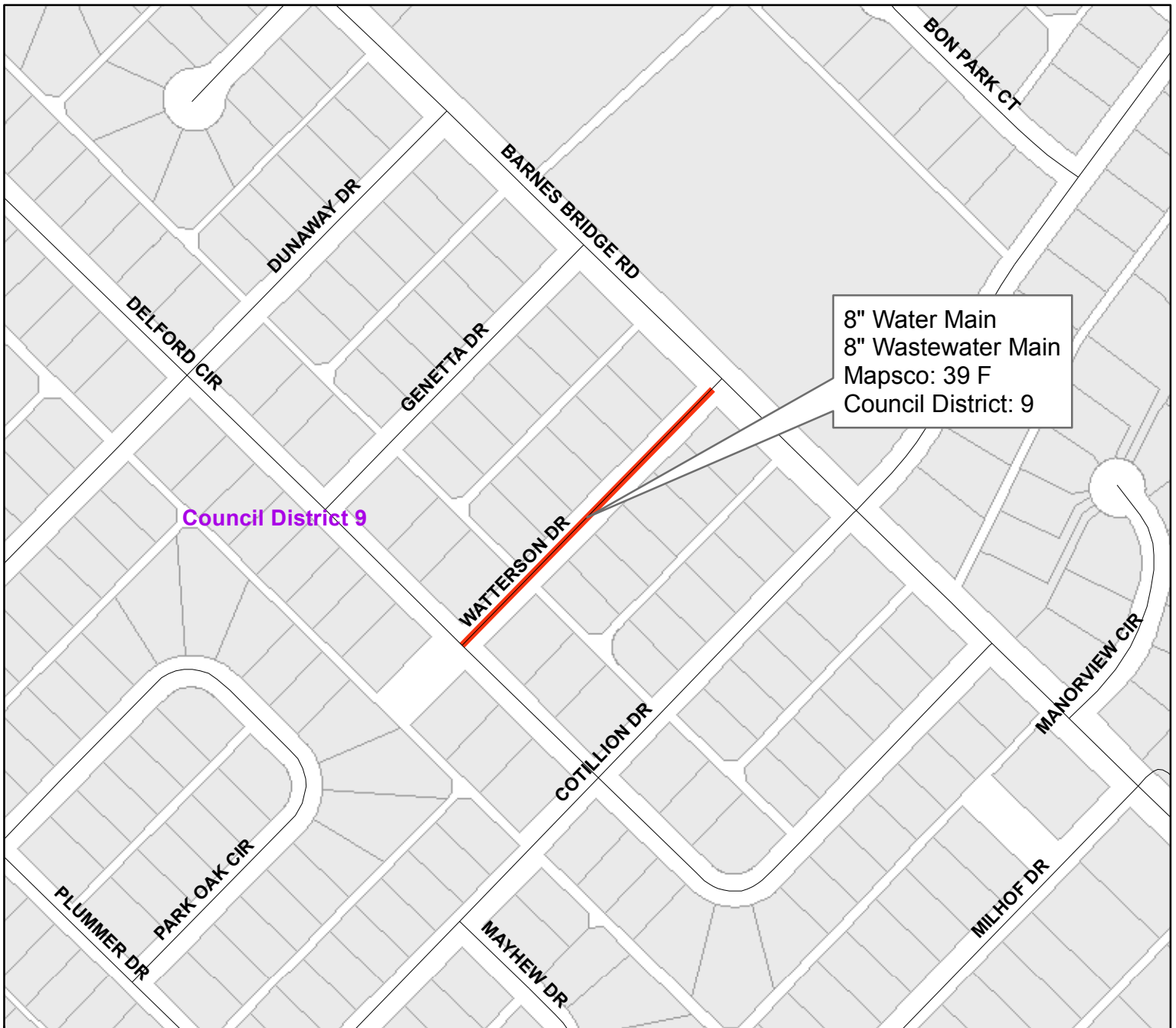
**Water Utilities Department
 Contract No. 17-003/004
 Water and Wastewater Main Installations
 at 31 Locations**



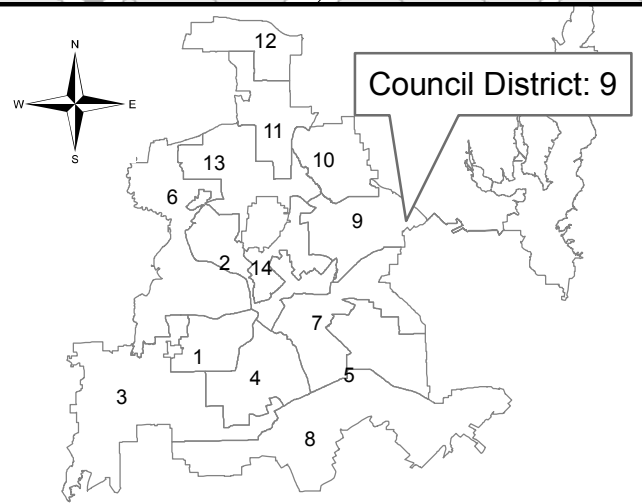
Wakefield Circle
from Wakefield Street to end



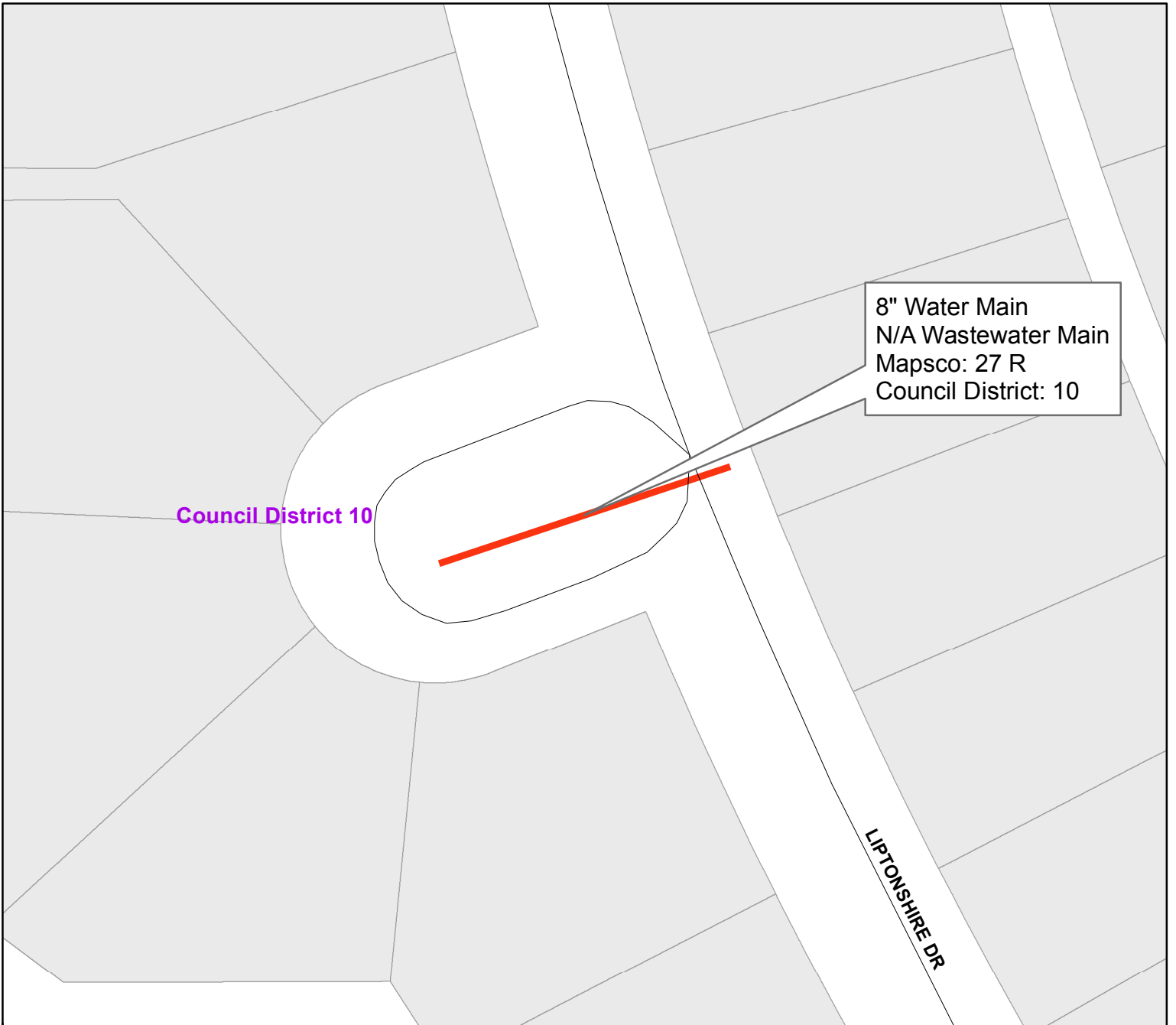
**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**



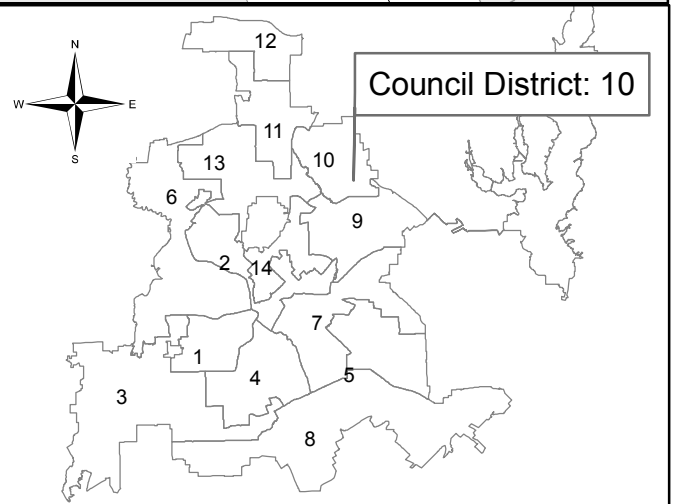
Wattersson Drive
 from Delford Circle to Barnes Bridge Road



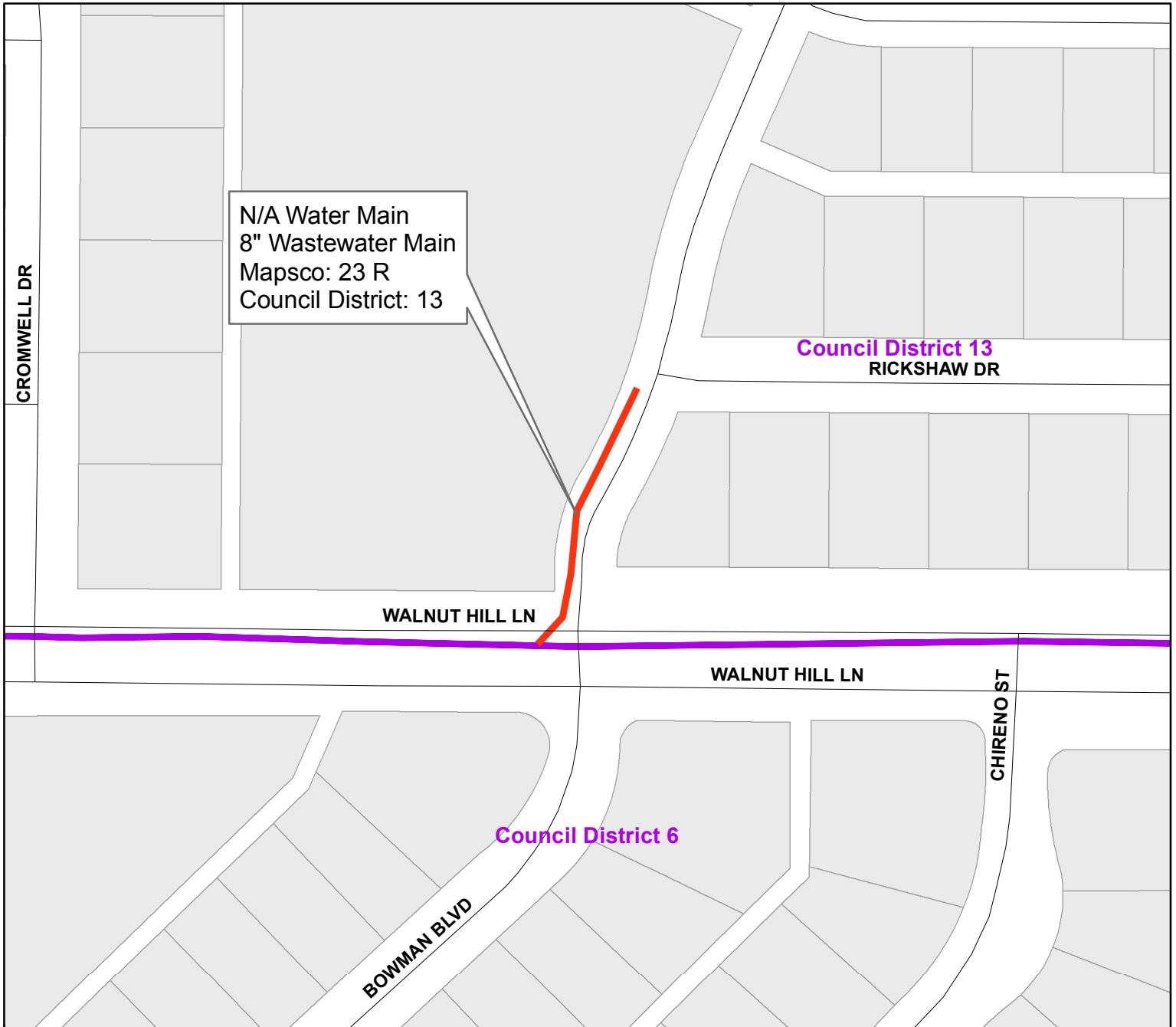
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Liptonshire Drive
at Liptonshire cul-de-sac



**Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**

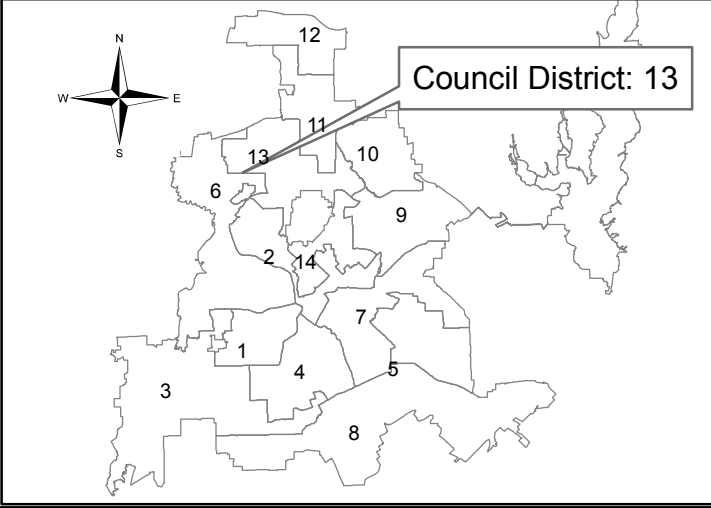


N/A Water Main
 8" Wastewater Main
 Mapsco: 23 R
 Council District: 13

Council District 13
 RICKSHAW DR

Council District 6

Bowman Boulevard
 from Rickshaw Drive to Walnut Hill Lane

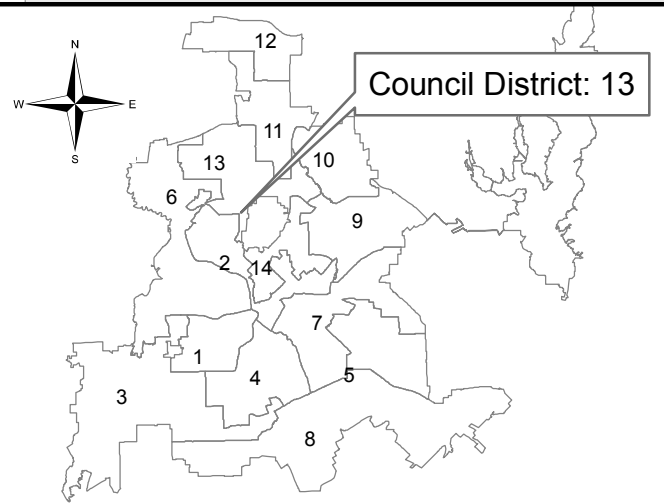


Council District: 13

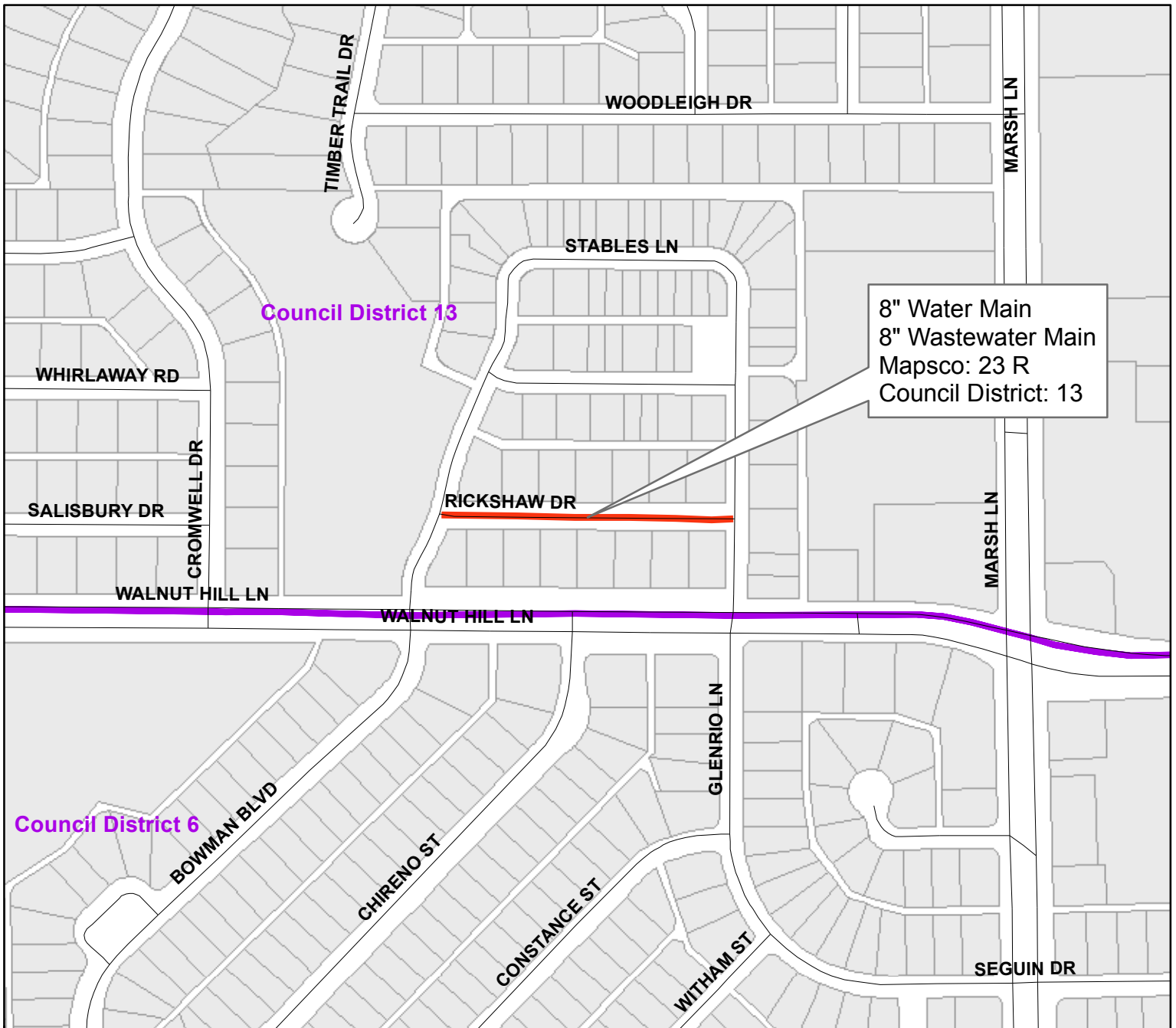
**Dallas Water Utilities
 Contract No. 17-003/004
 Water and Wastewater Main Installations
 at 31 Locations**



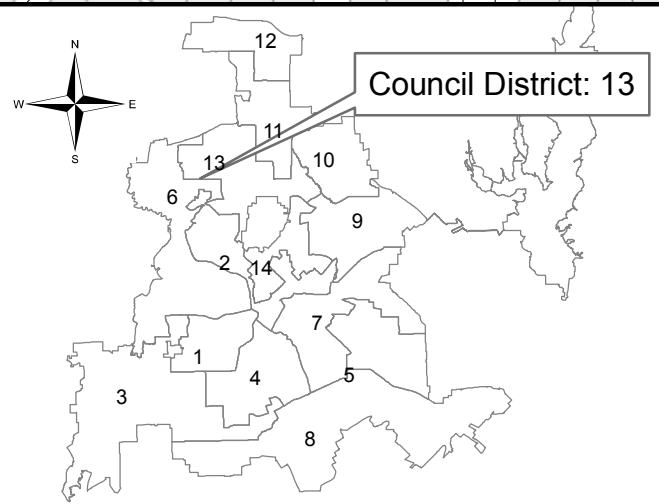
Preston Park Drive
from Stanford Avenue to Lovers Lane



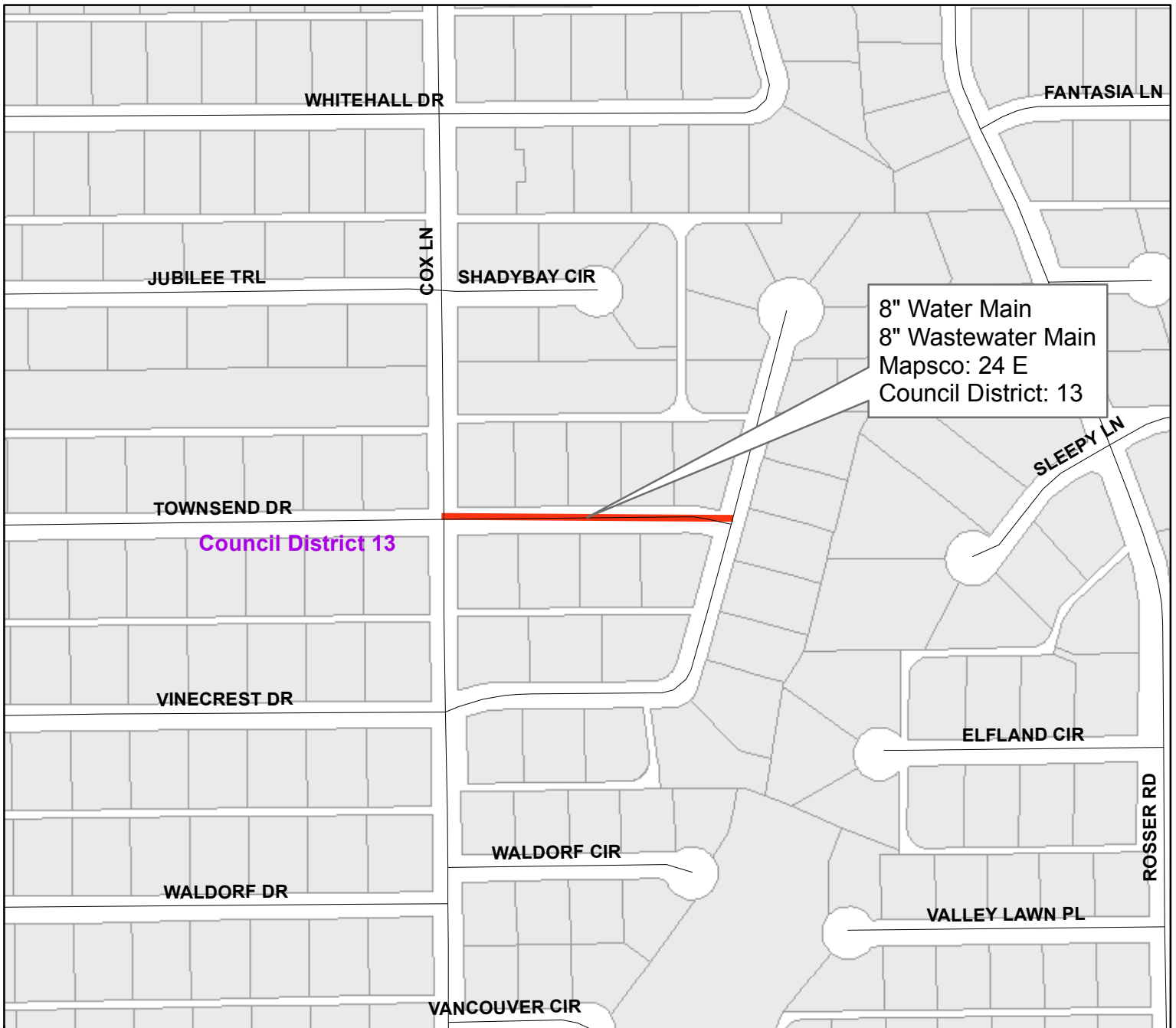
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



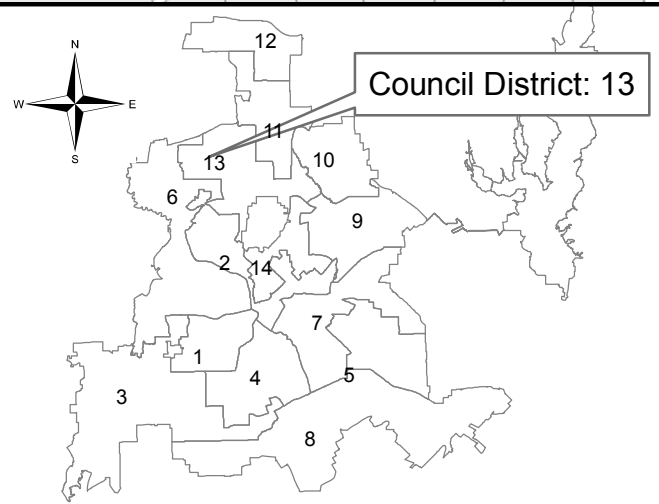
Rickshaw Drive
from Bowman Boulevard to Glenrio Lane



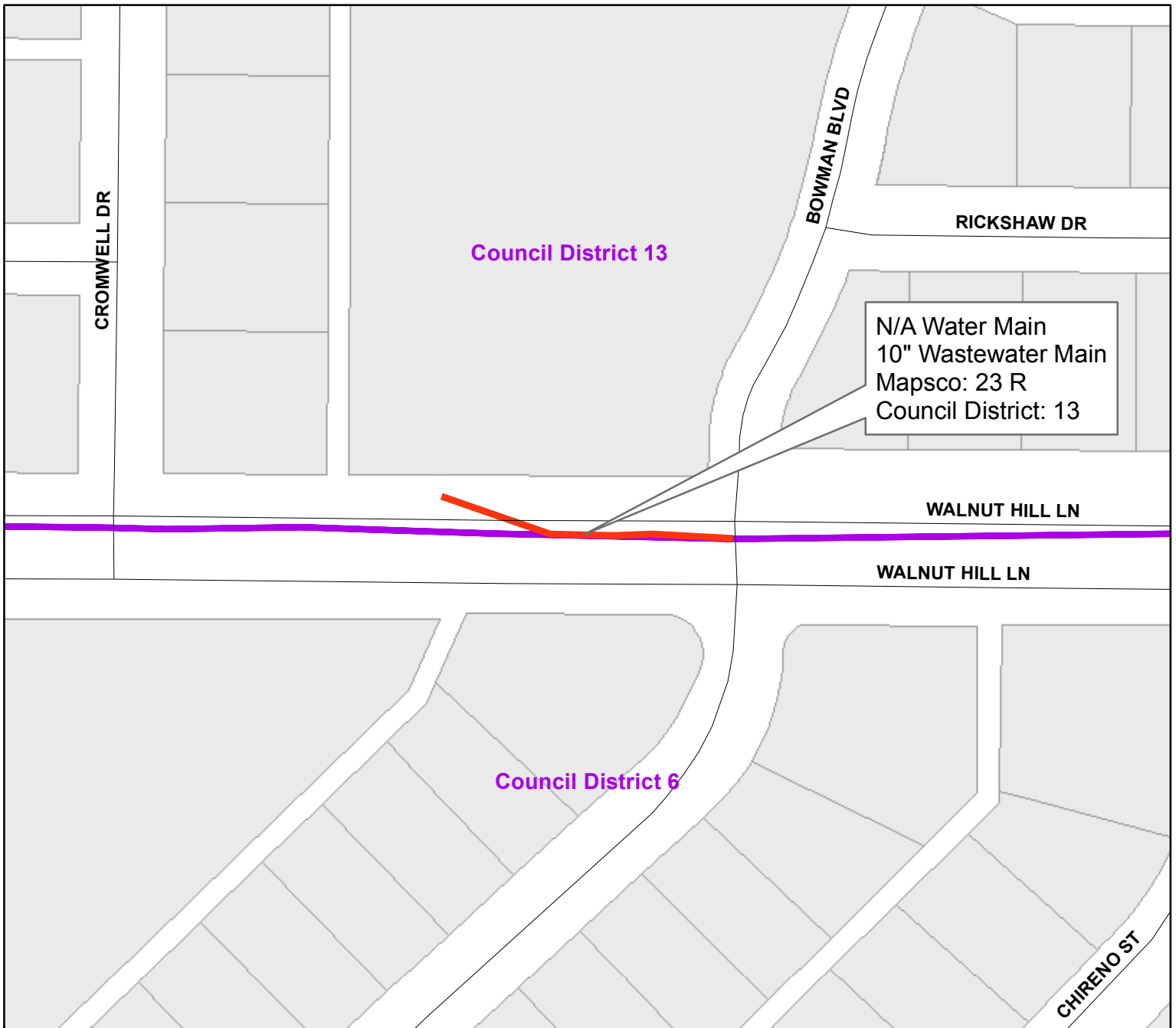
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



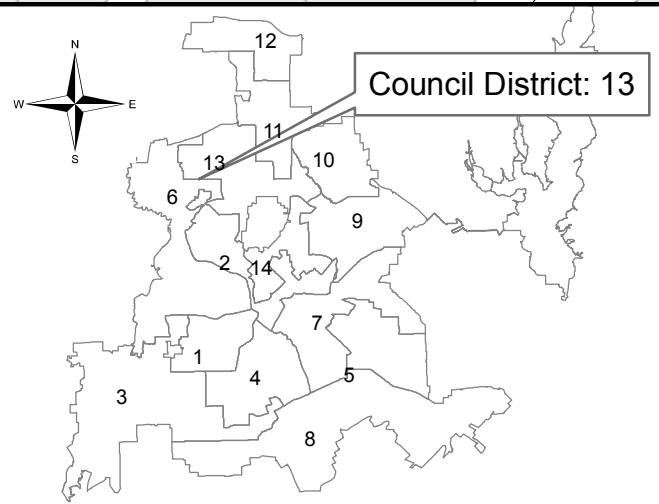
Townsend Drive
from Cox Lane to Vinecrest Drive



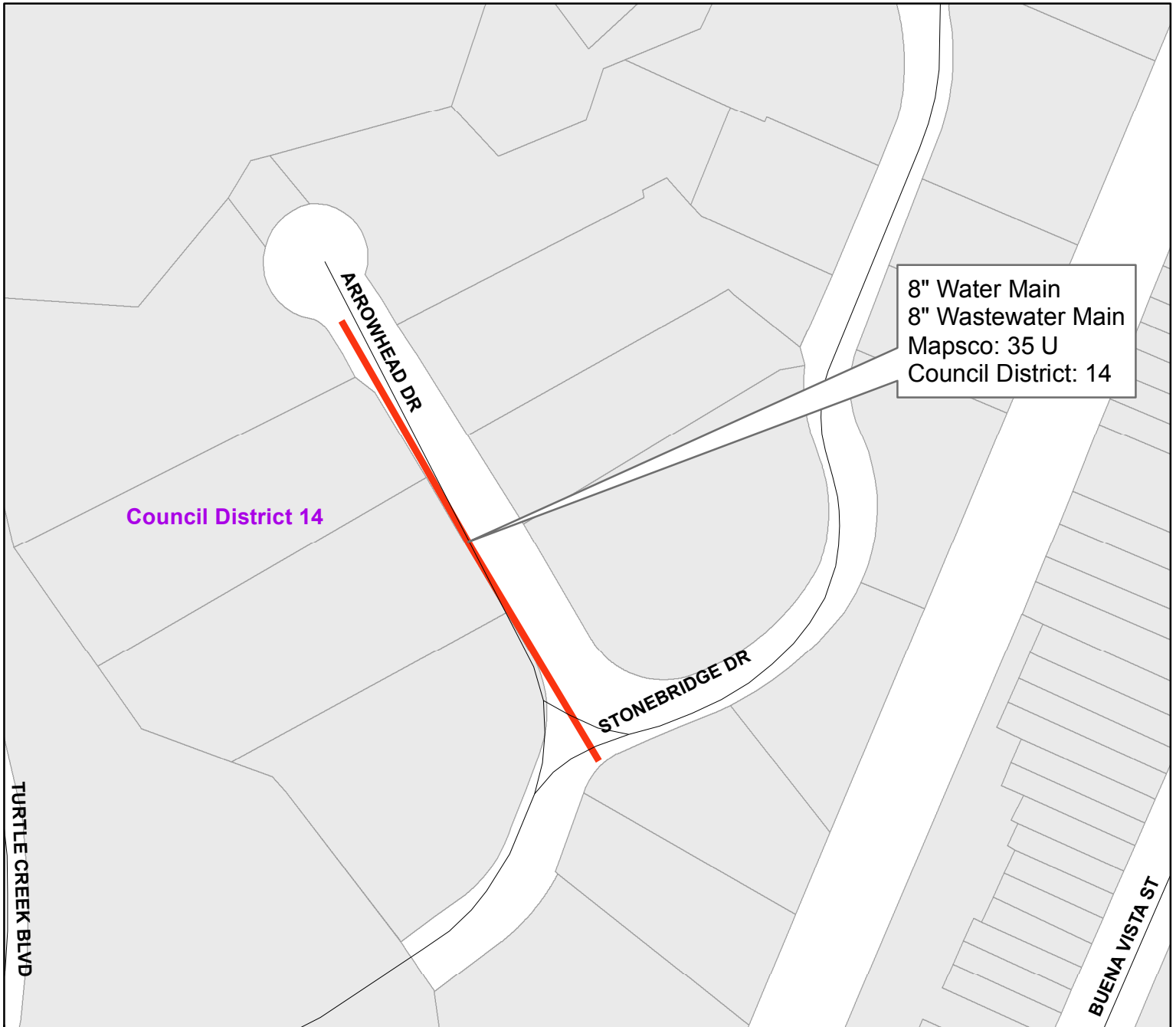
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



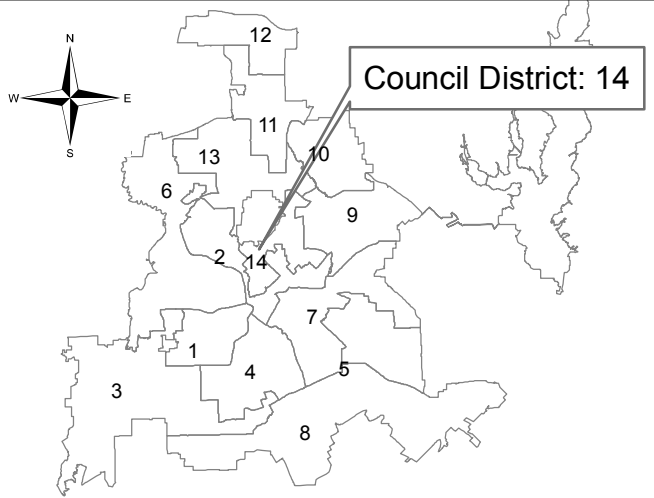
Walnut Hill Lane
from Bowman Boulevard west



Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



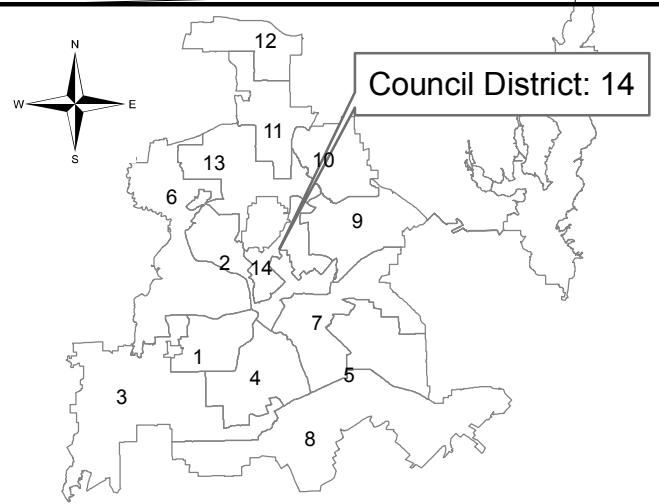
Arrowhead Drive
from Stonebridge Drive northwest



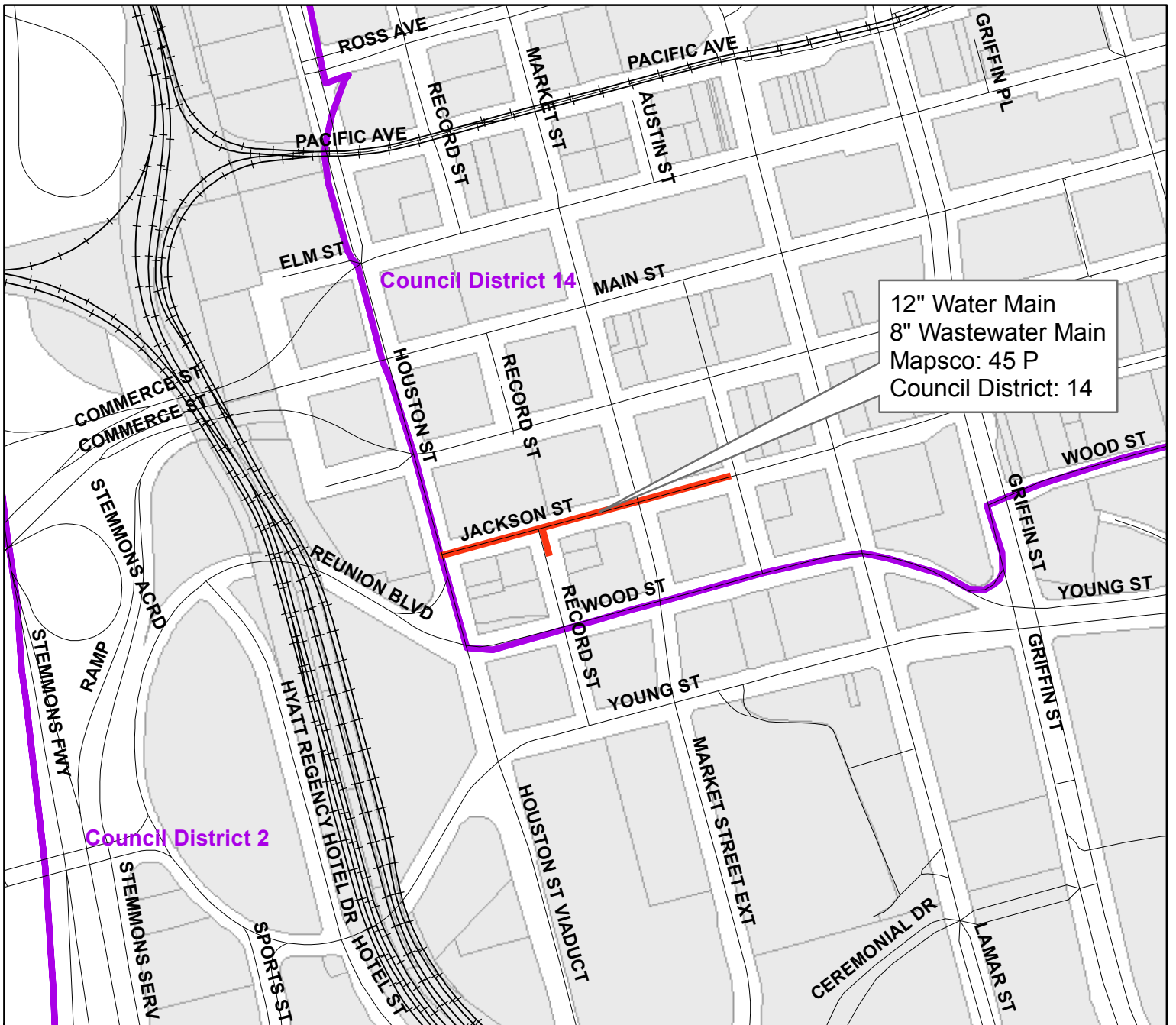
Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



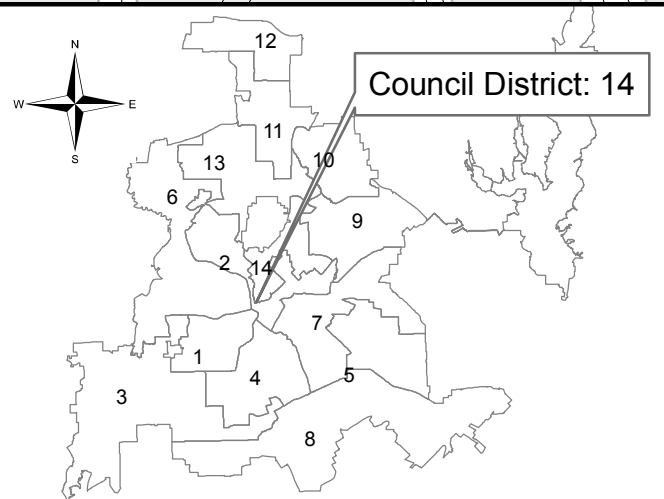
Homer Street
from alley north of Miller Avenue south



Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Jackson Street
from Houston Street to Austin Street

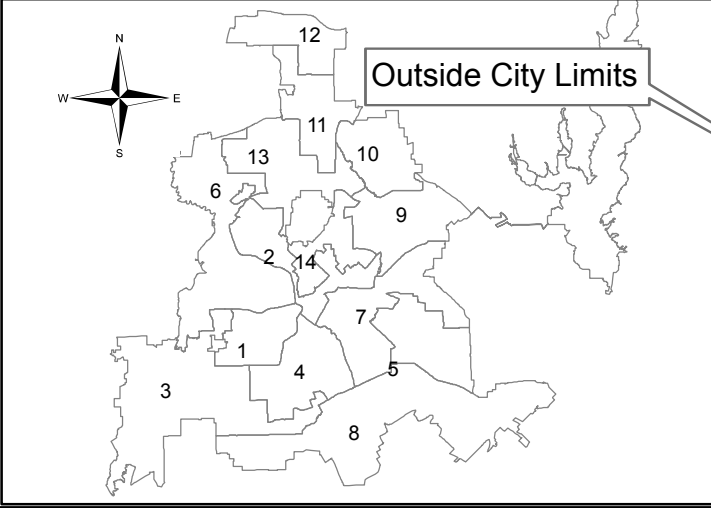


Water Utilities Department
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AEX, Getmapping, Aerogrid, IGN, IGP, swisstopo, and the GIS User Community

County Road 322 (future FM 3486)



**Dallas Water Utilities
Contract No. 17-003/004
Water and Wastewater Main Installations
at 31 Locations**

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize a contract for the installation of water and wastewater mains at 31 locations (list attached) - Ark Contracting Services, LLC, lowest responsible bidder of four - Not to exceed \$13,377,380 - Financing: Street and Alley Improvement Funds (\$673,745) and Water Utilities Capital Improvement Funds (\$12,703,635)

Ark Contracting Services, LLC is a non-local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-contractors.

PROJECT CATEGORY: Construction

LOCAL/NON-LOCAL CONTRACT SUMMARY

	<u>Amount</u>	<u>Percent</u>
Total local contracts	\$2,990,000.00	22.35%
Total non-local contracts	\$10,387,380.00	77.65%
TOTAL CONTRACT	\$13,377,380.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION

Local Contractors / Sub-Contractors

<u>Local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Reyes Group, Ltd	HMMB45079Y0818	\$550,000.00	18.39%
J & A Trucking, LLC	HMMB64410N0317	\$200,000.00	6.69%
LKT & Associates, LLC	WFDB02060Y1017	\$1,700,000.00	56.86%
Magnum Manhole & Underground Co.	WFDB06880Y0617	\$45,000.00	1.51%
Total Minority - Local		\$2,495,000.00	83.44%

Non-Local Contractors / Sub-Contractors

<u>Non-local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Partnering For Success, Inc.	HFMB42467Y0618	\$6,500.00	0.06%
Cowtown Redi-Mix, Inc.	WFWB06682Y0916	\$1,050,000.00	10.11%
Buyers Barricades, Inc.	WFDB52135Y0617	\$49,000.00	0.47%
A.N.A. Consultants, LLC	WFDB96312Y0617	\$44,000.00	0.42%
Brock Environmental Services, LLC	WFWB96114Y1118	\$8,200.00	0.08%
Total Minority - Non-local		\$1,157,700.00	11.15%

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY
Page 2

TOTAL M/WBE CONTRACT PARTICIPATION

	<u>Local</u>	<u>Percent</u>	<u>Local & Non-Local</u>	<u>Percent</u>
African American	\$0.00	0.00%	\$0.00	0.00%
Hispanic American	\$750,000.00	25.08%	\$756,500.00	5.66%
Asian American	\$0.00	0.00%	\$0.00	0.00%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$1,745,000.00	58.36%	\$2,896,200.00	21.65%
	-----	-----	-----	-----
Total	\$2,495,000.00	83.44%	\$3,652,700.00	27.31%

February 8, 2017

WHEREAS, bids were received on November 18, 2016 for the installation of water and wastewater mains at 31 locations, Contract No. 17-003/004, listed as follows:

<u>BIDDERS</u>	<u>BID AMOUNT</u>
Ark Contracting Services, LLC	\$13,377,380.00
SYB Construction Co., Inc.	\$14,485,185.50
John Burns Construction Company of Texas, Inc.	\$14,498,745.00
Omega Contracting, Inc.	\$14,778,656.00

WHEREAS, the bid submitted by Ark Contracting Services, LLC, 420 South Dick Price Road, Kennedale, Texas 76060, in the amount of \$13,377,380.00, is the lowest and best of all bids received.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the bid submitted by Ark Contracting Services, LLC, in the amount of \$13,377,380.00, for doing the work covered by the plans, specifications, and contract documents, Contract No. 17-003/004, be accepted.

Section 2. That the City Manager is hereby authorized to execute a contract with Ark Contracting Services, LLC, in the amount of \$13,377,380.00, for the installation of water and wastewater mains at 31 locations, after approval as to form by the City Attorney.

Section 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed \$13,377,380.00 from the Street and Alley Improvement Fund, Water Capital Improvement Fund, and Wastewater Capital Improvement Fund as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>ACT</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
0715	STS	W118	4510	STIM	STAL0001	CT-STSSTAL0001	VS0000017816

Ark Contracting Services, LLC - (Contract No. 17-003/004) - \$673,745.00

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
3115	DWU	PW40	4550	717003	CT-DWU717003CP	VS0000017816

Ark Contracting Services, LLC - (Contract No. 17-003) - \$8,486,929.00

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
3116	DWU	PS40	4560	717004	CT-DWU717004CP	VS0000017816

Ark Contracting Services, LLC - (Contract No. 17-004) - \$4,216,706.00

February 8, 2017

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

KEY FOCUS AREA: Economic Vibrancy

AGENDA DATE: February 8, 2017

COUNCIL DISTRICT(S): 6, 11, Outside City Limits

DEPARTMENT: Water Utilities

CMO: Ryan S. Evans, 671-9837

MAPSCO: 2 T 25 R 33 C G

SUBJECT

Authorize Supplemental Agreement No. 3 to the professional services contract with CH2M Hill Engineers, Inc. to provide additional construction management services for construction contracts related to water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant and improvements at the Walcrest Pump Station - Not to exceed \$2,397,035, from \$10,686,454 to \$13,083,489 - Financing: Water Utilities Capital Improvement Funds

BACKGROUND

This action consists of providing construction management services for year four of the water quality improvement construction contracts at the Elm Fork Water Treatment Plant and Bachman Water Treatment Plant. Construction management services are also being provided for the Walcrest Pump Station and Reservoir Improvements project located at Hillcrest Road and Walnut Hill Lane. This supplemental agreement will provide construction management services necessary to manage and coordinate approximately \$170 million of new and ongoing construction at these three sites. This construction management contract was planned as a phased approach to match each fiscal year's construction projects with construction management needs. The intent of the annual authorization via supplemental agreements is to assure continuity in management and review of services.

Construction management services under this contract will plan and coordinate construction projects as the City's representative. This contract will both partner with and augment current City staff assigned to these projects. The construction management firm will be responsible for ensuring that all work is accomplished in accordance with the project plans and specifications, in a manner that meets the operational objectives, negotiating change orders, and aiding in resolution of any conflicts.

BACKGROUND (Continued)

Construction management services are necessary to efficiently schedule and stage complex, simultaneous construction activities with multiple contractors. Additional construction management services include schedule and budget evaluations, value engineering, constructability reviews, accuracy checks on cost estimates, monitoring the quality of the construction work, and documenting the materials, labor, and equipment used.

ESTIMATED SCHEDULE OF PROJECT

Began Services September 2013
Complete Services September 2019

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized a professional services contract with CH2M Hill Engineers, Inc. to provide construction management services for construction contracts related to water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant, and relocation of a 48-inch wastewater main along Bachman Lake on August 28, 2013, by Resolution No. 13-1462.

Authorized Supplemental Agreement No. 1 to the engineering contract with CH2M Hill Engineers, Inc. for additional engineering services to provide construction management services for construction contracts related to (1) water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant; and (2) relocation of a 48-inch wastewater main just north of the Bachman Lake Dam on October 22, 2014, by Resolution No. 14-1825.

Authorized Supplemental Agreement No. 2 to the professional services contract with CH2M Hill Engineers, Inc. to provide additional construction management services for construction contracts related to water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant, and the Walcrest Pump Station Improvements on November 10, 2015, by Resolution No. 15-2097.

Information about this item will be provided to the Transportation & Trinity River Project Committee on January 23, 2017.

FISCAL INFORMATION

\$2,397,035.00 - Water Utilities Capital Improvement Funds

Design	\$ 3,611,650.00
Supplemental Agreement No. 1	\$ 3,963,775.00
Supplemental Agreement No. 2	\$ 3,111,029.00
Supplemental Agreement No. 3 (this action)	<u>\$ 2,397,035.00</u>
Total Project Cost	\$13,083,489.00

<u>Council District</u>	<u>Amount</u>
6	\$ 643,540.00
11	\$ 616,185.00
Outside City Limits	<u>\$1,137,310.00</u>
Total	\$2,397,035.00

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

CH2M Hill Engineers, Inc.

Hispanic Female	4	Hispanic Male	5
Black Female	4	Black Male	4
White Female	36	White Male	74
Other Female	1	Other Male	8

OWNER

CH2M Hill Engineers, Inc.

Edward M. Motley, Vice President

MAPS

Attached

BUSINESS INCLUSION AND DEVELOPMENT PLAN SUMMARY

PROJECT: Authorize Supplemental Agreement No. 3 to the professional services contract with CH2M Hill Engineers, Inc. to provide additional construction management services for construction contracts related to water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant and improvements at the Walcrest Pump Station - Not to exceed \$2,397,035, from \$10,686,454 to \$13,083,489 - Financing: Water Utilities Capital Improvement Funds

CH2M Hill Engineers, Inc. is a local, non-minority firm, has signed the "Business Inclusion & Development" documentation, and proposes to use the following sub-consultants.

PROJECT CATEGORY: Architecture & Engineering

LOCAL/NON-LOCAL CONTRACT SUMMARY - THIS ACTION ONLY

	<u>Amount</u>	<u>Percent</u>
Local contracts	\$2,362,035.00	98.54%
Non-local contracts	\$35,000.00	1.46%
TOTAL THIS ACTION	\$2,397,035.00	100.00%

LOCAL/NON-LOCAL M/WBE PARTICIPATION THIS ACTION

Local Contractors / Sub-Contractors

<u>Local</u>	<u>Certification</u>	<u>Amount</u>	<u>Percent</u>
Foster CM Group, Inc.	BMMB64036N0117	\$324,266.00	13.73%
KAI/Alliance, LLC dba KAI Texas	BMMB07213N0718	\$297,402.00	12.59%
Total Minority - Local		\$621,668.00	26.32%

Non-Local Contractors / Sub-Contractors

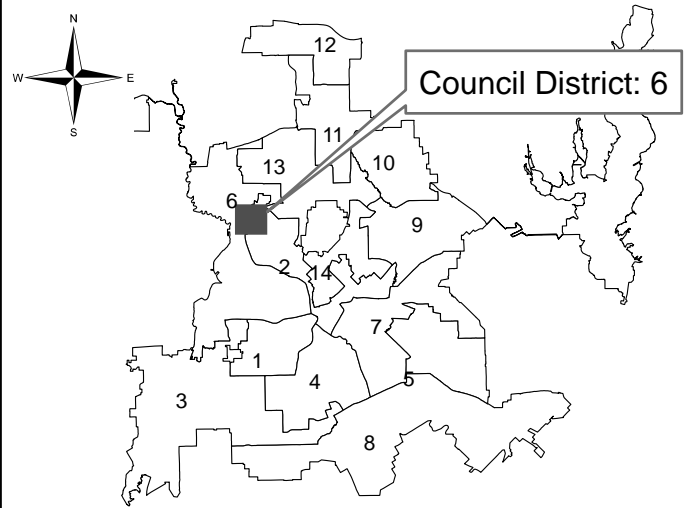
None

TOTAL M/WBE PARTICIPATION

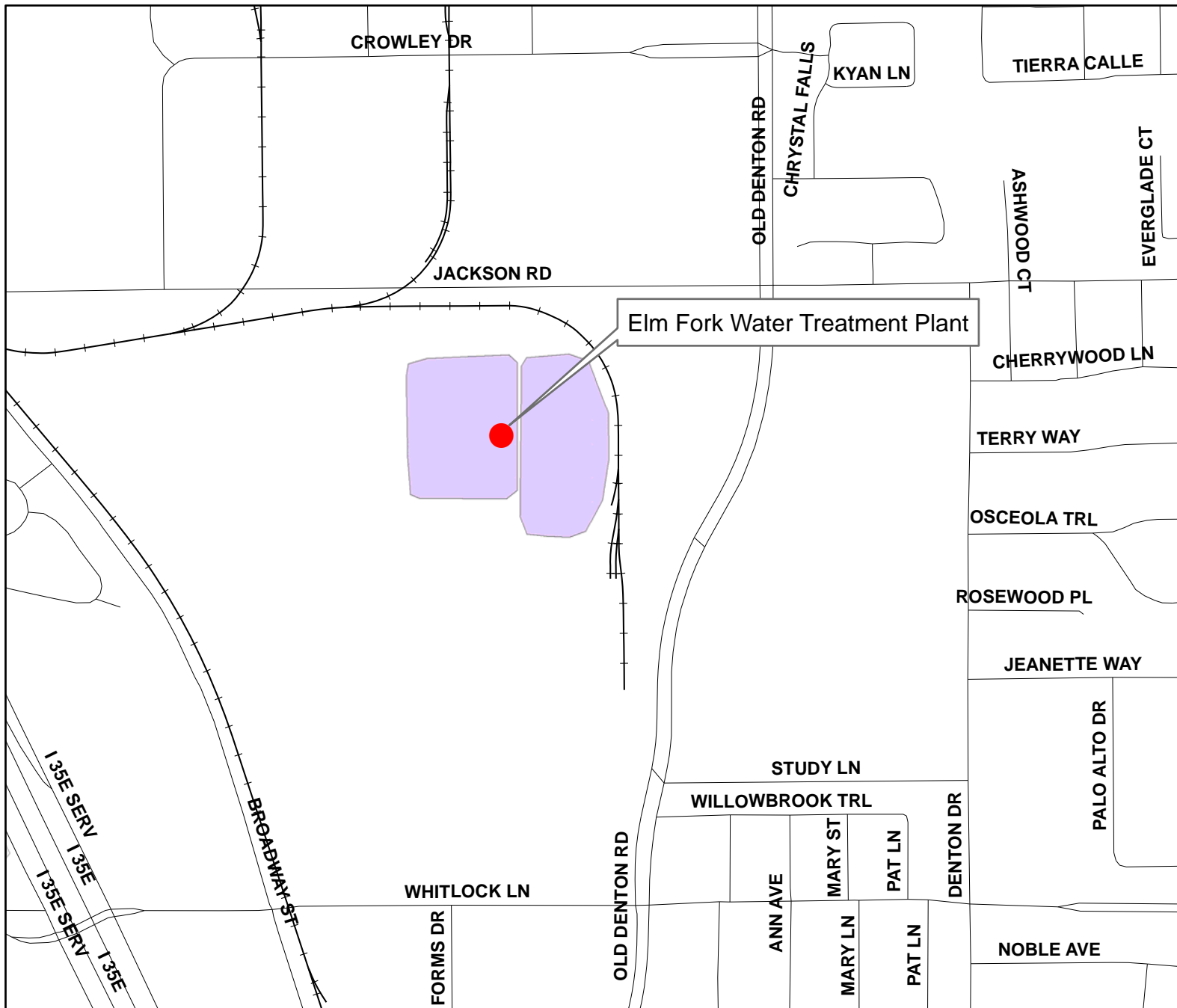
	<u>This Action</u>		<u>Participation to Date</u>	
	<u>Amount</u>	<u>Percent</u>	<u>Amount</u>	<u>Percent</u>
African American	\$621,668.00	25.93%	\$3,301,989.65	25.24%
Hispanic American	\$0.00	0.00%	\$0.00	0.00%
Asian American	\$0.00	0.00%	\$0.00	0.00%
Native American	\$0.00	0.00%	\$0.00	0.00%
WBE	\$0.00	0.00%	\$99,110.00	0.76%
Total	\$621,668.00	25.93%	\$3,401,099.65	26.00%



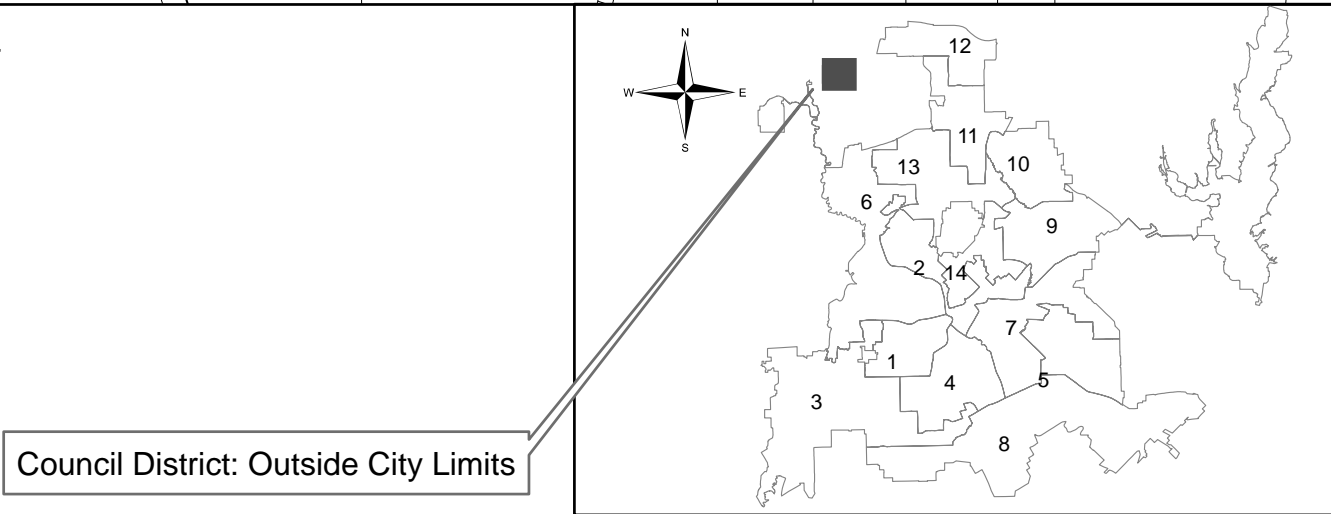
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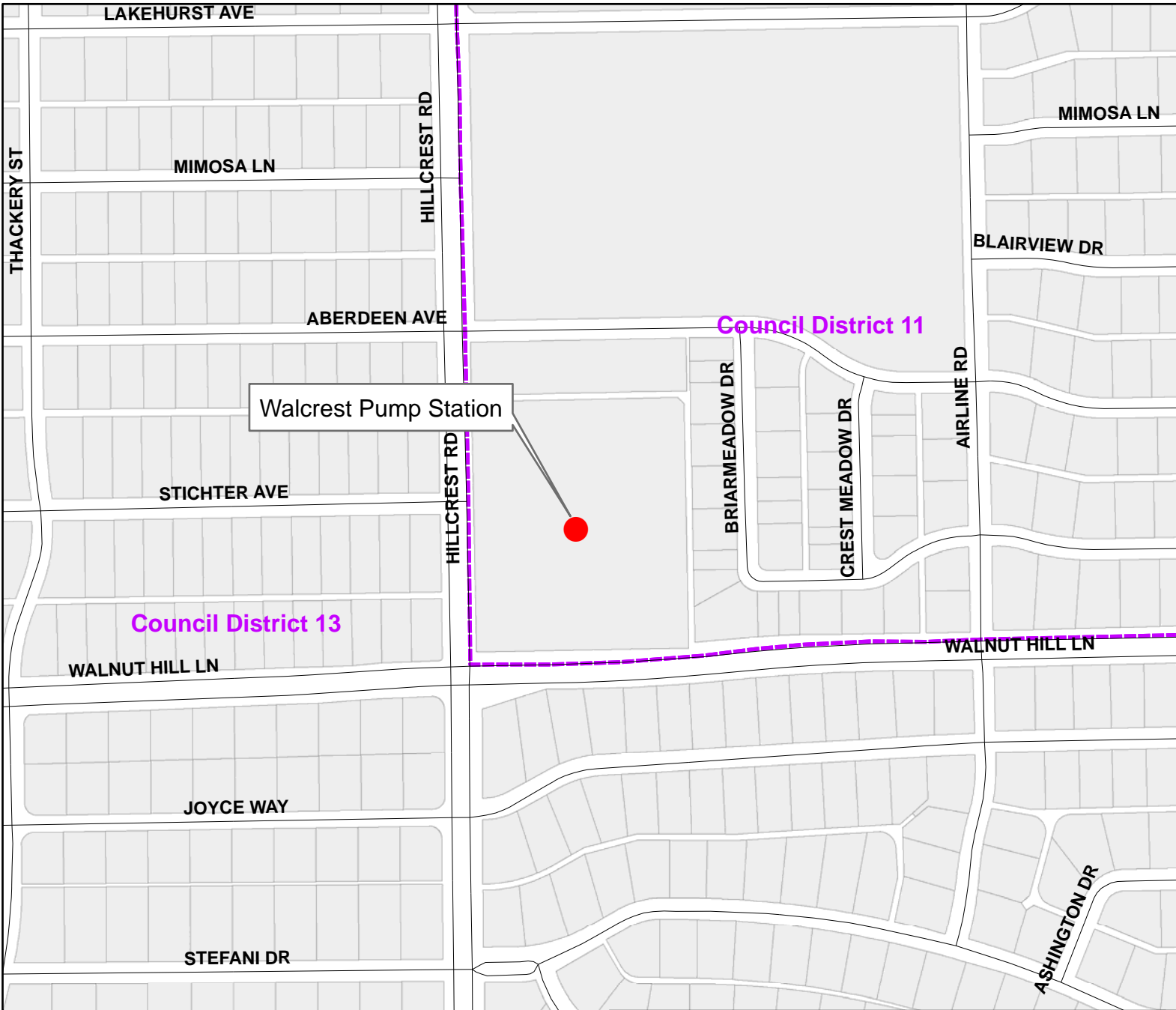
Dallas Water Utilities
Contract No. 12-079E, Supplemental Agreement No. 3
Bachman Water Treatment Plant
Construction Management Services for Water Quality Improvements



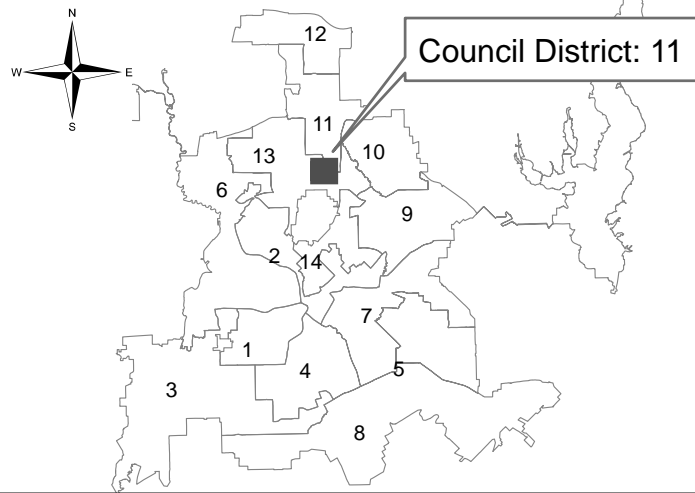
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Dallas Water Utilities
Contract No. 12-079E, Supplemental Agreement No. 3
Elm Fork Water Treatment Plant
Construction Management Services for Water Quality Improvements



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Dallas Water Utilities
Contract No. 12-079E, Supplemental Agreement No. 3
Walcrest Pump Station
Construction Management Services

February 8, 2017

WHEREAS, on August 28, 2013, the City Council awarded Contract No. 12-079E in the amount of \$3,611,650.00, by Resolution No. 13-1462, to CH2M Hill Engineers, Inc., to provide construction management services for construction contracts related to water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant; and,

WHEREAS, on October 22, 2014, the City Council awarded Supplemental Agreement No. 1 in the amount of \$3,963,775.00, by Resolution No. 14-1825, to CH2M Hill Engineers, Inc., for additional engineering services to provide construction management services for construction contracts related to (1) water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant; and (2) relocation of a 48-inch wastewater main just north of the Bachman Lake Dam; and,

WHEREAS, on November 10, 2015, the City Council awarded Supplemental Agreement No. 2 in the amount of \$3,111,029.00, by Resolution No. 15-2097, to CH2M Hill Engineers, Inc., to provide construction management services for construction contracts related to water quality improvements at the Elm Fork Water Treatment Plant and the Bachman Water Treatment Plant, and the Walcrest Pump Station Improvements; and,

WHEREAS, ongoing and new construction activities at the Elm Fork Water Treatment Plant, the Bachman Water Treatment Plant, and the Walcrest Pump Station and Reservoir total over \$170 million of new and ongoing construction at these sites; and,

WHEREAS, additional engineering services are required to closely supervise, coordinate, and manage the day-to-day activities of multiple contractors; and,

WHEREAS, CH2M Hill Engineers, Inc., 12750 Merit Drive, Suite 1100, Dallas, Texas 75251, has submitted an acceptable proposal to provide these engineering services; and,

WHEREAS, Dallas Water Utilities recommends that Contract No. 12-079E be increased by \$2,397,035.00, from \$10,686,454.00 to \$13,083,489.00.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

Section 1. That the proposed Supplemental Agreement No. 3 be accepted and that Contract No. 12-079E with CH2M Hill Engineers, Inc., be revised accordingly.

Section 2. That the City Manager is hereby authorized to execute the contract after it has been approved as to form by the City Attorney.

February 8, 2017

Section 3. That the Chief Financial Officer is hereby authorized to disburse funds in an amount not to exceed \$2,397,035.00 from the Water Capital Improvement Fund as follows:

<u>FUND</u>	<u>DEPT</u>	<u>UNIT</u>	<u>OBJ</u>	<u>PRO</u>	<u>ENCUMBRANCE</u>	<u>VENDOR</u>
2115	DWU	PW31	4116	712079	CT-DWU712079CP	VS0000065954

CH2M Hill Engineers, Inc. - (Contract No. 12-079E) - \$2,397,035.00

Section 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.