

Minutes



Arlington City Council Regular Meeting

City Hall Council Chamber 101 W. Abram St.

March 25, 2025

6:30 P.M.

The City Council of the City of Arlington, Texas, convened in Regular Session on March 25, 2025, at 6:30 p.m. in the City Hall Council Chamber, 101 W. Abram St., with the meeting being open to the public and notice of said meeting, giving the date, place and subject thereof, having been posted as prescribed by V.T.C.A., Government Code, Chapter 551, with the following members present, to-wit:

Mayor J. Ross
Councilmember M. Galante
Councilmember R. Gonzalez
Councilmember N. Hunter
Councilmember R. Boxall
Councilmember L. Pham
Councilmember B. Hogg
Councilmember B. Odom-Wesley

Absent: Councilmember A. Piel

Trey Yelverton, City Manager
Molly Shortall, City Attorney
Alex Busken, City Secretary

I) CALL TO ORDER

Mayor J. Ross called the meeting to order at 6:30 p.m.

II) INVOCATION AND PLEDGE OF ALLEGIANCE TO U.S. AND TEXAS FLAGS

Grey Key, Renewed Life Church, gave the invocation and the Pledge of Allegiance to the U.S. and Texas Flags were recited.

III) SPECIAL PRESENTATIONS

Mayor J. Ross proclaimed March 25, 2025, as Green Oaks Founders Day. This proclamation was presented by Mayor J. Ross, and accepted by Jean Jewell, Executive Director, and Leigh Weedman, Director of Education.

Mayor J. Ross recognized the commencement of Ramadan. Morgan Altawil, Yaman Subei, Sam Mahrouq, and Walid Joulani accepted the proclamation.

IV) SPEAKER GUIDELINES AND GENERAL DECORUM

Alex Busken, City Secretary, recited the speaker guidelines and general decorum.

V) APPOINTMENTS TO BOARDS AND COMMISSIONS

Councilmember R. Gonzalez made a motion to approve the following resolutions appointing memberships to Boards and Commissions. Seconded by Councilmember B. Hogg, the motion carried with 7 ayes and 0 nays.

Planning and Zoning Commission

Tracy Winkles, Place 6 - Term ending 6/30/2026

RESOLUTION NO. 25-057

Zoning Board of Adjustment

Brent Holm, Place 3 - Place 6 - Term ending 6/30/2025

RESOLUTION NO. 25-058

VI) CONSIDERATION OF MINUTES

- 6.1. March 4, 2025, Afternoon Meeting
March 4, 2025, Evening Meeting

Councilmember B. Odom-Wesley made a motion to approve the minutes from the March 4, 2025, Afternoon and Evening meetings. Seconded by Councilmember N. Hunter, the motion carried with 7 ayes and 0 nays.

VII) CONSIDERATION OF CONSENT AGENDA

Councilmember B. Hogg made a motion to approve all items from the Consent Agenda. Seconded by Councilmember L. Pham, the motion carried with 8 ayes and 0 nays.

CONSENT AGENDA - MINUTE ORDERS

- 7.1. Annual Requirements Contract for Rental Vehicles for the Arlington Police Department, Project 25-0197 **(MO#03252025-001)**
 Authorize the City Manager or his designee to execute an annual requirements contract for rental vehicles for the Arlington Police Department with ACME Auto Leasing, LLC, of North Haven, Connecticut, through an interlocal agreement with the City of Plano, in the estimated amount of \$133,560, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Police Covert Investigations Account No. CC810803-SC0531 and are subject to FY2026 budget approval.
- 7.2. Annual Requirements Contract for the Purchase & Delivery of Athletic Infield Supplies, Project 25-0153 **(MO#03252025-002)**
 Authorize the City Manager or his designee to execute an annual requirements contract for the purchase and delivery of athletic infield supplies with Gail's Flags and Golf Course Accessories, Inc., of Haltom City, Texas, in the estimated amount of \$128,615, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Field Enhancement Account No. CC500801-SC0511 [\$77,169] and Field Maintenance - Parks & Rec Account No. CC502702-SC0511 [\$51,446] and are subject to FY 2026 budget approval.
- 7.3. Annual Requirements Contract for Professional Veterinary Services for Arlington Animal Services, Project 25-0216 **(MO#03252025-003)**

Authorize the City Manager or his designee to approve an annual requirements contract for professional veterinary services for Arlington Animal Services with Patterson Veterinary Supply, Inc., dba RSVP Services, LLC, of St. Paul, Minnesota, in the estimated amount of \$119,600, and execute any and all documents necessary to carry out such contract. Funds are budgeted in the Animal Services Account No. CC410401-SC0574 and are subject to FY2026 budget approval.

7.4. Renewal of Annual Requirements Contract for Roof Repair of City-Owned Buildings, Project 21-0065 **(MO#03252025-004)**

Authorize the City Manager or their designee to execute the fourth and final, one-year renewal option in the annual requirements contract for roof repair of City-owned buildings with Crimson Construction Management, LLC, of Duncanville, Texas, in an estimated amount of \$80,000, and execute any and all documents necessary to carry out such contract. Funding is budgeted in Facility Repair/Renovation Account No. CC370105 - SC0583 and are subject to FY 2026 budget approval.

7.5. Renewal of Annual Requirements Contract for the Testing of Construction Materials and Geotechnical Services, Project 24-0056 **(MO#03252025-005)**

Authorize the City Manager or his designee to exercise the first of two, one-year renewal options for the annual requirements contract for the testing of construction materials and geotechnical services with Team Consultants, Inc., of Dallas, Texas, in an estimated amount of \$2,000,000, and execute any and all documents necessary to carry out such contract. Funds are budgeted in various departmental accounts.

7.6. Renewal of Annual Requirements Contract for Emergency Hazardous Cleanup, Project 24-0023 **(MO#03252025-006)**

Authorize the City Manager or his designee to exercise the first of four, one-year renewal options for the annual requirements contract for emergency hazardous cleanup with EnviroServe, Inc., of Sandy, Utah, in an estimated amount of \$55,000, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Stormwater Utility Fund Environmental Management Special Services Account No. CC300103-SC0533.

7.7. Renewal of Annual Requirements Contract for Printing Services, Project 22-0046 **(MO#03252025-007)**

Authorize the City Manager or his designee to exercise the third of four, one-year renewal options for the annual requirements contract for printing services with J-Peam, LLC, dba John Sons Press, of Fort Worth, Texas, for an estimated amount of \$500,000, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Document Services Account No. CC180101-SC0533 and are subject to FY2026 budget approval.

7.8. Purchase of Replacement Vehicles for the Public Works Department, Project 25-0222 **(MO#03252025-008)**

Authorize the City Manager or his designee to approve the purchase of replacement vehicles for the Public Works Department with Rush Truck Centers of Texas, LP, of San Antonio, Texas, through the Texas Local Government Purchasing Cooperative, in an amount not to exceed \$347,908, and execute any and all documents necessary to carry out such purchase. Funds are budgeted in Fleet Services Administration Account No. CC790101-SC2021.

7.9. Purchase of Replacement Vehicles for the Fire Department, Project 25-0219 **(MO#03252025-009)**

Authorize the City Manager or his designee to approve the purchase of replacement vehicles for the Fire Department with Silsbee Ford, Inc., of Silsbee, Texas, through the Interlocal Purchasing System TIPS/TAPS, in an amount not to exceed \$196,918, and execute any and all documents necessary to carry out such purchase. Funds are budgeted in the Grant Year 2024 UASI EOD Sustainment Account No. CC228601-SC2021-GR000806.

7.10. Sole Source Requirements Contract for the Purchase of Traffic Signal and Streetlight Poles, Project 25-0163 **(MO#03252025-010)**

Authorize the City Manager or his designee to approve the sole source requirements contract for the purchase of traffic signal and streetlight poles with Valmont Industries, Inc., of Omaha, Nebraska, in an estimated amount of \$500,000, and execute any and all documents necessary to carry out such purchase. Funding is available in Street Maintenance Account No. CC720106-SC0582 [\$100,000] and Traffic Bond Capital Projects Account No. CC358505-PJPWTE21001-SC0683 [\$400,000].

7.11. Sole Source Contract for eBuilder Integration Services, Project 25-0200 **(MO#03252025-011)**

Authorize the City Manager or his designee to execute a sole source contract for eBuilder integration services with e-Builder, Inc., of Sunrise, Florida, in an amount not to exceed \$131,125, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Information Technology Account No. CC930902-SC0533 [\$65,563], Water Account No. CC600101-SC0533 [\$32,781], and Parks and Recreation Account No. CC502705-SC0533 [\$32,781].

7.12. Sole Source Contract for ProphetPay Software and Purchase of Twenty-Five Card Reader Authenticators, Project 25-0189 **(MO#03252025-012)**

Authorize the City Manager or his designee to execute a sole source contract for ProphetPay software and purchase of twenty-five card reader authenticators with Fullsteam Operations, LLC, of Carrollton, Texas, in the estimated amount of \$8,986 and a fee of 1.96% plus \$0.07 per credit card transaction, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Golf Administration Account No. CC500901-SC0533.

7.13. Sole Source Purchase of the Vector Scheduling Software for the Fire Department, Project 25-0221 **(MO#03252025-013)**

Authorize the City Manager or his designee to approve the sole source purchase of the Vector Scheduling software for the Arlington Fire Department, retroactively beginning on January 1, 2025, with TargetSolutions Learning, LLC, dba Vector Solutions of Tampa, Florida, in an amount not to exceed \$89,062, and execute any and all documents necessary to carry out such purchase. Funds are budgeted in Liquidated Damages Account No. CC790201-SC0522.

7.14. Reject All Bids for the Parking Lot Paving Improvements at Ott Cribbs Safety Center, Project 25-0018 & PJ000174 **(MO#03252025-014)**

Reject all bids relative to Project 25-0018 & PJ000174 for the parking lot paving improvements at Ott Cribbs Safety Center and authorize the City Manager or his designee to execute any and all documents necessary to carry out the action.

7.15. Eight-Month Requirements Contract for HVAC and Boiler Maintenance, Repairs, and Replacement, Project 25-0169 **(MO#03252025-015)**

Authorize the City Manager, or their designee, to execute an eight-month requirements contract for HVAC and boiler maintenance, repairs, and replacement through the Texas Local Government Purchasing Cooperative (TLGPC) with:

The Brandt Companies, LLC, of Carrollton, Texas, in the estimated amount of \$100,000 and; Carrier Enterprise, LLC, of East Syracuse, New York, in the estimated amount of \$110,000;

for a total estimated amount of \$210,000, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Asset Management Account No. CC370105-SC0591 and are subject to FY2026 budget approval.

7.16. Ten-Month Sole Source Contract for Software Licensing, Maintenance, and Support of the Records Management System (RMS) Solution, Project 25-0196 **(MO#03252025-016)**

Authorize the City Manager or his designee to execute a ten-month sole source contract for software licensing, maintenance, and support of the Records Management System (RMS) solution, with Tyler

Technologies, Inc., of Plano, Texas, in an amount not to exceed \$369,334, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Police Technology Account No. CC810903-SC0624.

- 7.17. Engineering Services Contract for Downtown Storm Drain Design, Project No. PWDR23008 **(MO#03252025-017)**

Authorize the City Manager or his designee to execute an engineering services contract for the Downtown Storm Drain Design with Freese and Nichols, Inc., of Fort Worth, Texas, in an amount not to exceed \$595,619. Funding is available in the Sanitary Sewer Pay Go Fund Account No. CC668501-PJPWDR23008-SC0574 [\$24,042] and Stormwater Utility Fund Account No. CC308501-PJPWDR23008-SC0674 [\$571,577].

- 7.18. Engineering Services Contract for Stream Johnson Creek, Tributary 9 (JC-9) Drainage Improvements (Areas 1 and 2), Project No. PWDR20001 **(MO#03252025-018)**

Authorize the City Manager or his designee to execute an engineering services contract for the Stream Johnson Creek, Tributary 9 (JC-9) Drainage Improvements with Halff Associates, Inc., of Fort Worth, Texas, in an amount not to exceed \$1,219,292.26. Funding is available in the Water Pay Go Fund Account No. CC678501-PJPWDR20001-SC0574 [\$17,422.50] and Stormwater Utility Fund Account No. CC308501-PJPWDR20001-SC0574 [\$1,201,869.76].

- 7.19. Contract for Maintenance and Support of the MiTel Voice-over-Internet-Protocol (VoIP) Phone System, Project 25-0201 **(MO#03252025-019)**

Authorize the City Manager or his designee to approve a contract for maintenance and support of the MiTel Voice-over-Internet-Protocol (VoIP) phone system with Peak Methods, Inc., of Tulsa, Oklahoma, through the State of Texas Department of Information Resources, which is part of the State of Texas Cooperative Purchasing Program, for an amount not to exceed \$125,000, and execute any and all documents necessary to carry out such contract. Funds are budgeted in Information Technology Account No. CC930601-SC0598.

- 7.20. Contract for Document Scanning and Software Configuration Services, Project 25-0212 **(MO#03252025-020)**

Authorize the City Manager or his designee to execute a contract for a document scanning configuration services for the Information Technology Department with V.P. Imaging, Inc., dba DocuNav Solutions, of Frisco, Texas, through the Texas Local Government Purchasing Cooperative (TLGPC) in an amount not to exceed \$289,200, and execute any and all documents necessary to carry out such contract. Funds are budgeted in the Information Technology Account No. CC930701-SC0624.

- 7.21. Professional Services Contract for the Fixed-Base Operator (FBO) Building Remodel Project Manager, Project 25-0206 **(MO#03252025-021)**

Authorize the City Manager, or their designee, to approve a professional services contract for the Fixed-Base Operator (FBO) Building Remodel Project Manager with Hill Building Group, LLC, of Arlington, Texas, in an amount not to exceed \$111,000, and execute any and all documents necessary to carry out such contract. Funds are budgeted in the Airport Bond Account No. CC358501-SC0533-PJ000185.

- 7.22. Two-year Agreement with Our Rescue for Funding of One Human Exploitation and Trafficking Unit Detective **(MO#03252025-022)**

Authorize the City Manager or his designee to execute a two-year agreement for the funding of one detective position for the Human Exploitation and Trafficking Unit with Our Rescue, of Salt Lake City, Utah, in the estimated amount of \$140,000 per year.

CONSENT AGENDA - ORDINANCES FINAL READING

- 7.23. Zoning Case ZA24-10 (2015 Loyd Drive)

Final reading of an ordinance changing the zoning classification on certain property known as 2015

Lloyd Drive to Residential Single-Family-5 (RS-5); amending the Zoning District Map accordingly.

ORDINANCE NO. 25-021

- 7.24. Zoning Case PD24-24 (712 East Randol Mill Road and 701 Slaughter Street)
Final reading of an ordinance changing the zoning classification on certain property known as 712 East Randol Mill Road and 701 Slaughter Street to Planned Development (PD) for Entertainment District Overlay (EDO) -Residential Multi-Family-22 (RMF-22) uses, with a Development Plan; amending the Zoning District Map accordingly.

ORDINANCE NO. 25-022

- 7.25. Zoning Case PD24-30 (7708 South Cooper Street - The Preserve at Wanda Way)
Final reading of an ordinance changing the zoning classification on certain property known as 7708 South Cooper Street to Planned Development (PD) for Residential Single-Family-5 (RS-5) uses, with a Development Plan; amending the Zoning District Map accordingly.

ORDINANCE NO. 25-023

- 7.26. Zoning Case PD24-34 (1918 and 1922 South Cooper Street)
Final reading of an ordinance changing the zoning classification on certain property known as 1918 and 1922 South Cooper Street to Planned Development (PD) for Light Industrial uses (LI) uses for an Electric Utility Substation, with a Development Plan; amending the Zoning District Map accordingly.

ORDINANCE NO. 25-024

- 7.27. Zoning Case PD24-35 (5510 Matlock Road)
Final reading of an ordinance changing the zoning classification on certain property known as 5510 Matlock Road to Planned Development (PD) for Residential Single-Family 7.2 (RS-7.2) uses, with a Development Plan for a Telecommunications Tower greater than 75-feet; amending the Zoning District Map accordingly.

One individual registered in support of the proposed ordinance.

ORDINANCE NO. 25-025

- 7.28. Zoning Case PD24-39 (1501 Mansfield Webb Road)
Final reading of an ordinance changing the zoning classification on certain property known as 1501 Mansfield Webb Road to Planned Development (PD) for Residential Medium Density (RM-12) uses, with a Development Plan; amending the Zoning District Map accordingly.

ORDINANCE NO. 25-026

- 7.29. Wrecker Operations Chapter Amendment
Final reading of an ordinance amending the Wrecker Operations Chapter of the Code of the City of Arlington, Texas, 1987, through the amendment of Article I, General Provisions, Section 1.02, Definitions, by the amendment of the definition of "Police Service Assistant" and the deletion of the definitions of "Applicant" and "Inspection Certificate or Certificate of Inspection"; Section 1.03, Findings, by the deletion of Subsection (C) and the relettering of the remaining subsections; Article II, Operating Rules for Police Pulls, Section 2.02, Authority for Police Pulls, Subsection (B); Section 2.04, Dispatch Procedures; Article III, Miscellaneous Provisions, Section 3.01, No Wrecker at Scene Unless Called by Police; Section 3.14, Use of Safety Chains and Wheel Straps, Subsection (I); Article IV, Nonconsent Tows, by the deletion of Sections 4.02-4.21, and the renumbering of the remaining sections; and the amendment of Section 4.22, renumbered to Section 4.02, Subsection (D); relative to the wrecker

nonconsent towing license and permit programs, dispatch procedures, towing safety requirements, and the authority of Police Service Assistants to initiate a "Police Pull".

ORDINANCE NO. 25-027

CONSENT AGENDA - RESOLUTIONS

7.30. Addendum to North Texas Anti-Gang Center Interlocal Agreement

A resolution authorizing the execution of a Regional Asset Transfer Addendum B13 to the Local Administrative Agreement Between the Constituent Agencies of the Texas Anti-Gang Center - North Texas.

RESOLUTION NO. 25-059

7.31. Interlocal Agreement for Automatic Fire Protection Aid with the City of Dalworthington Gardens

A resolution authorizing the execution of an interlocal Agreement for Automatic Fire Protection Aid with the City of Dalworthington Gardens relative to the provision of available firefighting equipment and personnel in fire emergencies.

RESOLUTION NO. 25-060

7.32. Public Transportation Agency Safety Plan Update

A resolution adopting the City of Arlington Public Transportation Agency Safety Plan and authorizing the execution of documents relative to adopting and carrying out the Public Transportation Agency Safety Plan.

RESOLUTION NO. 25-061

7.33. National Park Service - Outdoor Recreational Legacy Partnership (ORLP) Program Grant

A resolution authorizing the submission of an Outdoor Recreation Legacy Partnership Program Grant application, and acceptance of the grant, if awarded, from the National Park Service for funding in the amount not to exceed \$3,000,000 for the completion of Meadowbrook Park Phase II Development and authorizing the execution of documents relative to the later acceptance of such grant.

RESOLUTION NO. 25-062

7.34. Consent to Assignment of Lease and Third Lease Amendment - Sage Natural Resources LLC; Lease No. 14-001

A resolution authorizing the City Manager, or his designee, to execute a Consent to Assignment of Lease and Third Lease Amendment of Oil and Gas Lease with Sage Natural Resources LLC, Marubeni Shale Investment LLC, EagleRidge Energy II LLC, and the City of Arlington, relative to the production of natural gas under approximately 57.722 acres of land being South Lake Arlington and 4418 Enchanted Oaks Drive, City of Arlington, Tarrant County, Texas.

RESOLUTION NO. 25-063

7.35. Consent to Assignment of Lease and Fourth Lease Amendment - Sage Natural Resources LLC; Lease No. 10-069

A resolution authorizing the City Manager, or his designee, to execute a Consent to Assignment of Lease and Fourth Lease Amendment of Oil and Gas Lease with Sage Natural Resources LLC, Marubeni Shale Investment LLC, EagleRidge Energy II LLC, and the City of Arlington, relative to the production of natural gas under approximately 20.653 acres of land being a portion of the Southwest Nature Preserve, City of Arlington, Tarrant County, Texas.

RESOLUTION NO. 25-064

7.36. Consent to Assignment of Lease and Fourth Lease Amendment - Sage Natural Resources LLC; Lease No. 10-062

A resolution authorizing the City Manager, or his designee, to execute a Consent to Assignment of Lease and Fourth Lease Amendment of Oil and Gas Lease with Sage Natural Resources LLC, Marubeni Shale Investment LLC, EagleRidge Energy II LLC and the City of Arlington, relative to the production of natural gas under approximately 35.8125 acres of land being a portion of Marti Van Ravenswaay Park, Lindberg Elevated Tank Site, Southwest Branch Library, Thora Hart Park, Fire Station No. 7 and other tracts, City of Arlington, Tarrant County, Texas.

RESOLUTION NO. 25-065

7.37. Consent to Partial Assignment of Lease and Seventh Lease Amendment - Sage Natural Resources LLC; Lease No. 06-005

A resolution authorizing the City Manager, or his designee, to execute a Consent to Partial Assignment of Lease and Seventh Lease Amendment of Oil and Gas Lease with Sage Natural Resources LLC, Marubeni Shale Investment LLC, EagleRidge Energy II LLC and the City of Arlington, relative to the production of natural gas under approximately 23.577 acres of land being various tracts around Lake Arlington, City of Arlington, Tarrant County, Texas.

RESOLUTION NO. 25-066

7.38. Division Street TxDOT Sidewalk Project (Cooper Street to Collins Street) - Boss Holdings, LLC; Project No. PWSW16003

A resolution authorizing the settlement of negotiations for fee simple ownership of 1,072 square feet being a portion of Lot 1R, Block 60, of the Original Town of Arlington, an addition to the City of Arlington, Tarrant County, Texas, otherwise known as 401 East Division Street, Arlington, Texas, for the public use of sidewalks and landscaping improvements, for the Division Street TxDOT Sidewalk Project (Cooper Street to Collins Street).

RESOLUTION NO. 25-067

7.39. Division Street TxDOT Sidewalk Project (Cooper Street to Collins Street) - Fadi M. Alawadat; Project No. PWSW16003

A resolution authorizing payment of the Award of Special Commissioners into the registry of the County Court at Law pursuant to condemnation case styled The State of Texas and The City of Arlington v. FADI M. ALAWADAT, and PLAINSCAPITAL BANK, Cause No. 2024-007261-1, relative to the acquisition of a 771 square foot fee acquisition across Lot 5, Block 7, of the Original Town of Arlington, an addition to the City of Arlington, Tarrant County, Texas according to the plat filed in Volume 388, Page 26, in the Plat Records of Tarrant County, Texas (P.R.T.C.T.), otherwise known as 210 East Division Street, City of Arlington, Texas.

RESOLUTION NO. 25-068

7.40. 2021 Intersection Improvements (Russell Curry Road to Turner Warnell Road) - Starpeach Texas, LP; Project No. PWTE21006

A resolution authorizing payment of the Award of Special Commissioners into the registry of the County Court at Law pursuant to condemnation case styled The City of Arlington v. Starpeach Texas, LP, Cause No. 2025-000391-1, relative to the acquisition of a 81,119 square foot street right-of-way easement across a tract of land situated in the William H. Curry Survey, Abstract Number 277, in the City of Arlington, Tarrant County, Texas, and being a portion of a tract of land described in a deed to Starpeach Texas, LP as recorded in Instrument Number D219113219, of the Official Public Records of Tarrant County, Texas, otherwise known as 8110 Russell Curry Road, Arlington, Texas.

RESOLUTION NO. 25-069

7.41. Service Pole Attachment License Agreement - Orange Barrel Media, LLC

A resolution authorizing the City Manager or his designee to execute a Service Pole Attachment License Agreement with Orange Barrel Media, LLC, relative to using four existing City street lights located in the public right-of-way to attach, install, operate, and maintain four cameras to monitor its two signage displays located at the corner of AT&T Way and Pennant Drive and within the traffic circle at East Road to Six Flags and Nolan Ryan Expressway, City of Arlington, Tarrant County, Texas.

RESOLUTION NO. 25-070

7.42. Fee Adjustment Associated with Small Cells within Public Right-of-Way

A resolution authorizing the adjustment of fees relative to small cells within the public right-of-way of the City of Arlington, Texas.

RESOLUTION NO. 25-071

7.43. Fourth Amendment to Lease Agreement - Taste Project - 200 North Cooper Street

A resolution authorizing the City Manager or his designee to execute a Fourth Amendment to Lease Agreement with Taste Project (Taste), a Texas nonprofit corporation, relative to a pay-what-you-can restaurant to be located at 200 North Cooper Street, City of Arlington, Texas, 76012.

RESOLUTION NO. 25-072

7.44. Fourth Amendment to the espace Inc Master Agreement

A resolution authorizing the execution of a Fourth Amendment to the Master Agreement between espace Inc., the Arlington Economic Development Corporation, and the City of Arlington, relative to the establishment of a North American headquarters and manufacturing facility at the Arlington Municipal Airport.

RESOLUTION NO. 25-073

7.45. Reimbursement Agreement between Arlington Economic Development Corporation and City of Arlington Relative to West Airport Development

A resolution authorizing the execution of a Reimbursement Agreement between the City of Arlington and Arlington Economic Development Corporation, relative to the development costs associated with the establishment of a manufacturing facility at the Arlington Municipal Airport.

RESOLUTION NO. 25-074

7.46. Center Street Gateway Chapter 380 Agreement

A resolution authorizing the City Manager or his designee to execute the Center Street Gateway Chapter 380 Agreement between the Arlington Economic Development Corporation and the City of Arlington, Texas relative to a property exchange used for local and regional economic development purposes; approving the Arlington Economic Development Corporation's entry into the agreement.

RESOLUTION NO. 25-075

7.47. Contract Modification No. 2 to Construction Services Contract for the Arlington Economic Development Corporation Office Relocation, Project 24-0219

A resolution accepting and approving the Arlington Economic Development Corporation Resolution No. 25-011 authorizing the execution of Contract Modification No. 2 to the Construction Contract for the Arlington Economic Development Corporation office relocation, retroactively beginning February 10, 2025, with Cowboys Roofing LLC, dba DSA Contractors, of Irving, Texas, in an amount not to exceed \$8,434.91.

RESOLUTION NO. 25-076**VIII) ITEMS TO BE WITHDRAWN FROM THE CONSENT AGENDA****IX) CONSIDER AND VOTE ON WITHDRAWN ITEMS****X) PUBLIC HEARINGS: CONSIDERATION OF ORDINANCES FIRST READING****10.1. Zoning Case PD24-9 (108 Hosack Street)**

Following the public hearing, consider Zoning Case PD24-9 to change the zoning from Residential Multi-family 22 (RMF-22) and Residential Medium-density 12 (RM-12) to Planned Development for Residential Medium-density 12 (RM-12) uses, with a Development Plan. First reading of an ordinance changing the zoning classification on certain property known as 108 Hosack Street to Planned Development (PD) for Residential Medium-density 12 (RM-12), with a Development Plan; amending the Zoning District Map accordingly.

ORDINANCE FIRST READING

An ordinance changing the zoning classification on certain property known as 108 Hosack Street to Planned Development (PD) for Residential Medium-density 12 (RM-12), with a Development Plan; amending the Zoning District Map accordingly.

The public hearing concerning Zoning Case PD24-9 (108 Hosack Street) opened at 6:47 p.m. Gincy Thoppil, Director, Planning and Development Services Department, introduced Kevin Bennett, Arlington 76016, who presented the proposed ordinance to Council. Three individuals registered in support of the proposed ordinance. There being no others, the public hearing was closed at 6:53 p.m.

PUBLIC HEARING CLOSED

Councilmember R. Boxall made a motion to approve first reading of an ordinance changing the zoning classification on certain property known as 108 Hosack Street to Planned Development (PD) for Residential Medium-density 12 (RM-12), with a Development Plan; amending the Zoning District Map accordingly. Seconded by Councilmember M. Galante, the motion carried with 8 ayes and 0 nays.

10.2. Zoning Case Z06-40R2/B06-40R2 (Boundary Adjustment of Ballpark Mixed-Use (formerly known as Glorypark) PD/ NMOHM)

Following the public hearing, consider Zoning Case Z06-40R2/B06-40R2, to adjust the Ballpark Mixed-Use (formerly known as Glorypark) Planned Development (PD) boundary to fully include the National Medal of Honor Museum site at 1111 AT&T Way, an inclusion of approximately 1.508 acres of land. First reading of an ordinance changing the zoning classification on a 1.508-acre portion of 1111 AT&T Way, zoned Entertainment District Overlay-Community Commercial (EDO-CC), to Planned Development (PD) for commercial, institutional, industrial, and mixed development uses, including major sports complex, by incorporating said land into Z06-40R1/B06-40R1; renaming the Glorypark PD to Ballpark Mixed-Use PD; amending the Zoning District Map accordingly.

ORDINANCE FIRST READING

An ordinance changing the zoning classification on a 1.508-acre portion of 1111 AT&T Way, zoned Entertainment District Overlay-Community Commercial (EDO-CC), to Planned Development (PD) for commercial, institutional, industrial, and mixed development uses, including major sports complex, by incorporating said land into Z06-40R1/B06-40R1; renaming the Glorypark PD to Ballpark Mixed-Use PD; amending the Zoning District Map accordingly.

The public hearing concerning Zoning Case Z06-40R2/B06-40R2 (Boundary Adjustment of Ballpark Mixed-Use (formerly known as Glorypark) PD/ NMOHM) opened at 6:54 p.m. Gincy Thoppil, Director, Planning and Development Services

Department, presented the proposed ordinance to Council. There being no others, the public hearing was closed at 6:54 p.m.

PUBLIC HEARING CLOSED

Councilmember M. Galante made a motion to approve first reading of an ordinance changing the zoning classification on a 1.508-acre portion of 1111 AT&T Way, zoned Entertainment District Overlay-Community Commercial (EDO-CC), to Planned Development (PD) for commercial, institutional, industrial, and mixed development uses, including major sports complex, by incorporating said land into Z06-40R1/B06-40R1; renaming the Glorypark PD to Ballpark Mixed-Use PD; amending the Zoning District Map accordingly. Seconded by Councilmember B. Hogg, the motion carried with 8 ayes and 0 nays.

XI) CONSIDERATION TO CALL A PUBLIC HEARING

11.1. Zoning Case PD24-23 (2425 Northeast Green Oaks Boulevard)

A resolution calling a public hearing as soon as practicable for a Planned Development (PD) for Community Commercial (CC) uses plus Package Liquor Store, for the property located at 2425 Northeast Green Oaks Boulevard, after denial by the Planning and Zoning Commission.

Gincy Thoppil, Director, Planning and Development Services Department, presented the proposed resolution to Council. one individual registered in opposition of the proposed resolution.

Councilmember R. Gonzalez made a motion to approve a resolution calling a public hearing as soon as practicable for a Planned Development (PD) for Community Commercial (CC) uses plus Package Liquor Store, for the property located at 2425 Northeast Green Oaks Boulevard, after denial by the Planning and Zoning Commission. Seconded by Councilmember L. Pham, the motion failed with the following vote:

AYES: None

NAYS: Mayor J. Ross, Councilmember M. Galante, Councilmember R. Gonzalez, Councilmember N. Hunter, Councilmember R. Boxall, Councilmember L. Pham, Councilmember B. Hogg and Councilmember B. Odom-Wesley

ABSTAIN: None

DENIED

11.2. Zoning Case PD18-13R1 (101 South Center Street)

A resolution calling a public hearing as soon as practicable for a Planned Development (PD) for limited Downtown Business (DB) uses, with a Development Plan for a mixed-use building with a minimum of approximately 10% non-residential uses, with an allowance for flexibility in the use of the live-work units (accounting for additional 5% of the area) to be either occupied by residential/live-work/non-residential use, for the property located at 101 South Center Street, after denial by the Planning and Zoning Commission.

Gincy Thoppil, Director, Planning and Development Services Department, introduced Paris Rutherford, who presented the proposed resolution to Council.

Councilmember M. Galante made a motion to approve a resolution calling a public hearing as soon as practicable for a Planned Development (PD) for limited Downtown Business (DB) uses, with a Development Plan for a mixed-use building with a minimum of approximately 10% non-residential uses, with an allowance for flexibility in the use of the live-work units (accounting for additional 5% of the area) to be either occupied by residential/live-work/non-residential use, for the

property located at 101 South Center Street, after denial by the Planning and Zoning Commission. Seconded by Councilmember R. Boxall, the motion carried with 8 ayes and 0 nays.

RESOLUTION NO. 25-077

XII) CITIZEN PARTICIPATION

XIII) ANNOUNCEMENTS

There being no further business, the meeting was adjourned at 7:03 p.m.

APPROVED:

Jim Ross, Mayor

ATTEST:

Alex Busken, City Secretary