

City of Carrollton

*1945 E. Jackson Road
Carrollton, TX 75006*



REGULAR WORKSESSION & MEETING

Tuesday, June 27, 2017

6:00 PM

CITY HALL, 2nd Floor

City Council

*Mayor Kevin Falconer
Mayor Pro Tem Doug Hrbacek
Councilmember James Lawrence
Councilmember Mike Hennefer
Councilmember Frances Cruz
Councilmember Glen Blanscet
Councilmember Young Sung
Councilmember John Sutter*

*****PRE-MEETING / EXECUTIVE SESSION*******6:00 P.M. – COUNCIL BRIEFING ROOM**

1. Receive **information and discuss Consent Agenda.**
2. Council will convene in Executive Session pursuant to Texas Government Code:
 - **Section 551.071** for private consultation with the City Attorney to seek legal advice with respect to pending and contemplated litigation and including all matters on this agenda to which the City Attorney has a duty under the Texas Rules of Discipline and Professional Conduct regarding confidential communication with the City Council.
3. Council will reconvene in open session to consider action, if any, on matters discussed in the Executive Session.

*****WORKSESSION*****

4. Discuss Strategic Planning Session Agenda.
5. Mayor and Council reports and information sharing.

*****REGULAR MEETING 7:00 PM*******INVOCATION****PLEDGE OF ALLEGIANCE****PUBLIC FORUM**

6. **Hearing of any citizen/visitor on items not listed on the regular meeting agenda. Citizens wishing to address the Council regarding items on the posted agenda will be called to speak during the Council's consideration of such items.**

Citizens/visitors should complete an appearance card located on the table at the entrance to the City Council Chambers. Speakers must address their comments to the presiding officer rather than to individual Council members or staff; Stand at the podium, speak clearly into the microphone and state your name and address prior to beginning your remarks; Speakers will be allowed between 2 and 5 minutes for testimony; Speakers making personal, impertinent, profane or slanderous remarks may be removed from the room; Unauthorized remarks from the audience, stamping of feet, whistles, yells and similar demonstrations will not be permitted; No placards, banners or signs will be permitted in the Chambers or in any other room in which the Council is meeting. In accordance with the State Open Meetings Act, the City Council is restricted from discussing or taking action on items not listed on the agenda. Action can only be taken at a future meeting.

CONSENT AGENDA

*(*All items marked with a single asterisk are part of a Consent Agenda and require no deliberation by the Council. Each Council member has the prerogative of removing an item from this agenda so that it may be considered separately. Contracts and agreements are available in the City Secretary's Office.)*

BIDS & PURCHASES

- *7. Consider Approval Of The Purchase Of Ammunition For The Police Department From Multiple Vendors In An Amount Not To Exceed \$65,000.00.
- *8. Consider Approval Of The Purchase Of Travel Services For The Carrollton Senior Center From Premier World Discovery In An Amount Not To Exceed \$97,000.00.
- *9. Consider Approval Of The Purchase Of Travel Services For The Carrollton Senior Center From Collette In An Amount Not To Exceed \$115,000.00
- *10. Consider Approval Of The Purchase Of Security Cameras And Installation By Stealth Monitoring For Oak Hills Park In An Amount Not To Exceed \$14,775.00
- *11. Consider Approval For The Painting Of Various Facilities From Premier Metroplex Painting In An Amount Not To Exceed \$30,000.00.
- *12. Consider Approval Of The Purchase To Replace Lights At Mill Valley Tennis Court By Musco Lighting Through An Inter-Local Agreement With BuyBoard In An Amount Not To Exceed \$69,500.00

CONTRACTS & AGREEMENTS

- *13. Consider Authorizing The City Manager To Approve A Construction Contract With McMahon Contracting, LP, For The Vandergriff Drive Drainage Improvements Project (Broadway To IH-35E) In An Amount Not To Exceed \$1,170,952.78.

ORDINANCE

- *14. Consider An Ordinance To Vacate And Abandon Carroll Avenue, West From Myers Street To The Existing Alley To The South, And To Vacate And Abandon The Alley South Of Belt Line Road Between Myers Street And Main Street, To The Adjacent Property Owners, And Authorizing The City Manager To Convey The Properties.

RESOLUTIONS

- *15. Consider A Resolution Appointing A Mayor Pro Tem And A Deputy Mayor Pro Tem.
- *16. Consider A Resolution Authorizing The City Manager To Execute A Professional Services Contract With BW2 Engineers For Engineering Surveying Services In An Amount Not To Exceed \$45,000.

OTHER BUSINESS

17. Consider A Resolution Authorizing The City Manager To Negotiate And Execute An Amendment To The Disposition And Development Agreement With TCC High Street Development For A Mixed-Use Development In Historic Downtown Carrollton And Providing Funding For The Myers Street Reconstruction In An Amount Not To Exceed \$723,000.00.

ADJOURNMENT

CERTIFICATE - I certify that the above agenda giving notice of meeting was posted on the bulletin board at the City Hall of Carrollton, Texas on the 23rd day of June 2017 at 12:00pm.

Laurie Garber

Laurie Garber, City Secretary

This building is wheelchair accessible. For accommodations or sign interpretive services, please contact City Secretary's Office at least 72 hours in advance at 972-466-3005. Opportunities and services are offered by the City of Carrollton without regard to race, color, age, national origin, religion, sex or disability.

Pursuant to Section 551.071 of the Texas Government Code, the City Council reserves the right to consult in a closed meeting with its attorney and to receive legal advice regarding any item listed on this agenda. Further, the Texas Open Meetings Act, codified in Chapter 551 of the Texas Government Code, does not require an agenda posting where there is a gathering of a quorum of the City Council at a regional, state or national convention or workshop, social function, convention, workshop, ceremonial event or press conference. The City Secretary's Office may occasionally post agendas for social functions, conventions, workshops, ceremonial events or press conference; however, there is no legal requirement to do so and in the event a social function, convention, workshop, ceremonial event or press conference is not posted by the City Secretary's Office, nothing shall preclude a quorum of the City Council from gathering as long as "deliberations" within the meaning of the Texas Open Meetings Act do not occur.

FIREARMS PROHIBITED at City Council meetings pursuant to Texas Penal Code Sections 46.035(c) and 30.05.



City of Carrollton

Agenda Memo

File Number: 3359

Agenda Date: 6/27/2017

Version: 1

Status: Work Session

In Control: City Council

File Type: Work Session Item

Agenda Number: 4.

CC MEETING: June 27, 2017

DATE: June 21, 2017

TO: Erin Rinehart, City Manager

FROM: Laurie Garber, City Secretary/Admin. Services Director

Discuss Strategic Planning Session Agenda.



City of Carrollton

Agenda Memo

File Number: 3271

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Bid/Purchases

Agenda Number: *7.

CC MEETING: June 27, 2017

DATE: June 6, 2017

TO: Erin Rinehart, City Manager

FROM: Rex D. Redden, Chief of Police

Consider Approval Of The Purchase Of Ammunition For The Police Department From Multiple Vendors In An Amount Not To Exceed \$65,000.00.

BACKGROUND:

The Police Department annually purchases ammunition for training and arming Police personnel. These purchases are made through established State contracts. Various calibers of ammunition are purchased depending on the function in which they are used.

FINANCIAL IMPLICATIONS:

The ammunition will be purchased from budgeted funds for the cost center and amount as listed below.

<u>COST CENTER</u>	<u>LINE ITEM</u>	<u>BUDGET AMOUNT</u>
POLICE - 201001	60800 - OPERATIONAL SUPPLIES	\$65,000.00

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends City Council authorize the purchase of ammunition in an amount not to exceed \$65,000.00. These purchases will be processed through various vendors through State contracts.



City of Carrollton

Agenda Memo

File Number: 3347

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Bid/Purchases

Agenda Number: *8.

CC MEETING: June 27, 2017

DATE: June 14, 2017

TO: Erin Rinehart, City Manager

FROM: Heather Smith, Leisure Services Manager

Consider Approval Of The Purchase Of Travel Services For The Carrollton Senior Center From Premier World Discovery In An Amount Not To Exceed \$97,000.00.

BACKGROUND:

The Carrollton Senior Center has provided a Trip program for approximately 28 years. At the request of many seniors, the Senior Center began offering extended stay trips to both domestic and international locations in 2007. Destinations have included: Ireland, Italy, Alaska, Switzerland, California, Arizona and more. All trips are fully cost recovered.

This memo is to request approval for purchase of travel services from Premier World Discovery for the Great Trains and Grand Canyons trip. The date for travel is March 18-23, 2018, with final payment due December 29, 2017. The cost is \$2,150.00/person double occupancy. Single occupancy is also available.

Staff obtained three quotes for the trip. When selecting a tour company, staff considered several areas such as cost, exact location of tour, excursions during the tour, and customer evaluations on previous trips. There was no HUB vendor available.

FINANCIAL IMPLICATIONS:

The Enterprise Account is Seniors on Tour-Long Trips

Premier World Discovery \$97,000.00

Revenue collected from the participants covers the cost of the program.

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends approval of the purchase of travel services for Parks and Recreation Carrollton Senior Center from Premier World Discovery in an amount not to exceed \$97,000.00.



City of Carrollton

Agenda Memo

File Number: 3348

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Bid/Purchases

Agenda Number: *9.

CC MEETING: June 27, 2017

DATE: June 14, 2017

TO: Erin Rinehart, City Manager

FROM: Heather Smith, Leisure Services Manager

Consider Approval Of The Purchase Of Travel Services For The Carrollton Senior Center From Collette In An Amount Not To Exceed \$115,000.00

BACKGROUND:

The Carrollton Senior Center has provided a Trip program for approximately 28 years. At the request of many seniors, the Senior Center began offering extended stay trips to both domestic and international locations in 2007. Destinations have included: Ireland, Italy, Alaska, Switzerland, California, Arizona and more. All trips fully cost recover.

This memo is to request approval for purchase of travel services from Collette for the Spotlight on Tuscany trip. The date for travel is October 11-19, 2018 with final payment due July 30, 2018. The cost is \$3,199.00/person double occupancy. Single occupancy is also available.

Staff obtained three quotes for the trips. When selecting a tour company, staff considered several areas such as cost, exact location of tour, excursions, and customer evaluations on previous trips. There was no HUB vendor.

FINANCIAL IMPLICATIONS:

The Enterprise Account is Seniors on Tour-Long Trips

Funds requested \$115,000.00

Revenue collected from the participants covers the cost of the program.

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends approval of the purchase of travel services for Parks and Recreation Carrollton Senior Center from Collette in an amount not to exceed \$115,000.00.



City of Carrollton

Agenda Memo

File Number: 3351

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Bid/Purchases

Agenda Number: *10.

CC MEETING: June 27, 2017

DATE: June 19, 2017

TO: Erin Rinehart, City Manager

FROM: Kim Bybee, Athletics Manager & Scott Whitaker, Parks and Recreation Director

Consider Approval Of The Purchase Of Security Cameras And Installation By Stealth Monitoring For Oak Hills Park In An Amount Not To Exceed \$14,775.00

BACKGROUND:

The Parks and Recreation Department researched companies that provided the installation of security cameras with monitoring services in 2015. Stealth Monitoring, an Addison based company, offered the services the staff was looking for and installed security cameras at Thomas Splash Park. Staff began to see a dramatic decrease in after-hours loitering, graffiti and park damages once the cameras were operational. In December 2016, cameras were installed at Mary Heads Carter Park. With the opening of the splash park, staff would like to have security cameras installed at Oak Hills Park with after-hours monitoring due to potential vandalism.

Staff is requesting council's approval since payments to Stealth Monitoring for prior installations and monthly monitoring services at all three locations exceeds \$25,000.00 in a fiscal year.

City of Frisco recently awarded a bid to Stealth Monitoring for equipment and monitoring services. Due to the City of Carrollton inter-local agreement with the City of Frisco, through the Collin County Governmental Forum, we are able to use the City of Frisco contract with Stealth Monitoring.

FINANCIAL IMPLICATIONS:

The security cameras for Oak Hills Park will be funded out of the CIP Security Cameras for Parks account.

FUNDS REQUESTED: \$14,775.00

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends approval of the installation of security cameras for Oak Hills Park by Stealth Monitoring in an amount not to exceed \$14,775.00.



City of Carrollton

Agenda Memo

File Number: 3353

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Bid/Purchases

Agenda Number: *11.

CC MEETING: June 27, 2017

DATE: June 22, 2017

TO: Erin Rinehart, City Manager

FROM: Dwayne Bianco Fleet/Facilities Manager

Consider Approval For The Painting Of Various Facilities From Premier Metroplex Painting In An Amount Not To Exceed \$30,000.00.

BACKGROUND:

The service to be purchased will be used by the Facilities Department.

The following facilities are included in this specification: Indian Creek Golf Course maintenance shed fence repair and staining, Indian Creek Golf Course pavilion painting, Gravley Center clock faces painted and new logo added, Senior Center restrooms, Downtown parking lot bollards and an allotment of \$2,450 for other miscellaneous painting at multiple facilities.

A request for quotes was sent out to seven painting contractors and two vendors responded.

The low quote for the Indian Creek Golf Course and Gravley Center was provided by Premier Metroplex Painting for \$24,900. After the quote for painting was awarded for Indian Creek and the Gravley Center, other departments requested additional painting. Premier Metroplex Painting provided additional proposals for the Senior Center \$1,990 and Downtown parking lot bollards \$660

FINANCIAL IMPLICATIONS:

Painting services will be purchased from budgeted funds for the cost centers and amounts as listed below.

<u>DEPARTMENT</u>	<u>LINE ITEM</u>	<u>BUDGET</u>
Facilities Account 161001	Maintenance Special Projects	\$30,000.00

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends an amount of \$27,550.00, for painting of the Pavilion and fence at Indian

Creek, the Gravelly Clocks, Senior Center restrooms, Downtown Parking Bollards, and an additional amount of \$2,450.00 for additional miscellaneous painting at multiple facilities for a total not to exceed \$30,000.00.



City of Carrollton

Agenda Memo

File Number: 3354

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Bid/Purchases

Agenda Number: *12.

CC MEETING: June 27, 2017

DATE: June 19, 2017

TO: Erin Rinehart, City Manager

FROM: Kim Bybee, Athletics Manager & Scott Whitaker, Parks and Recreation Director

Consider Approval Of The Purchase To Replace Lights At Mill Valley Tennis Court By Musco Lighting Through An Inter-Local Agreement With BuyBoard In An Amount Not To Exceed \$69,500.00

BACKGROUND:

Staff is seeking approval to replace the lights at Mill Valley Tennis Court. The lights on this court are outdated quartz lights which are in need of constant repair and replacement. The new lights would match the lighting systems currently in use at other satellite courts and athletic facilities throughout the city. Lights are scheduled and activated remotely and also come with a 25-year warranty and maintenance program for labor and materials.

FINANCIAL IMPLICATIONS:

The lights will be funded out of the CIP Mill Valley Park Lights account.

FUNDS REQUESTED: \$69,500.00

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends approval for replacing the lights at Mill Valley Tennis Court by Musco Lighting using the City's existing agreement with BuyBoard in an amount not to exceed \$69,500.00.



City of Carrollton

Agenda Memo

File Number: 3349

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type:
Contracts/Agreements

Agenda Number: *13.

CC MEETING: June 27, 2017

DATE: June 19, 2017

TO: Erin Rinehart, City Manager

FROM: Cesar J. Molina, Jr., P.E., Director of Engineering

Consider Authorizing The City Manager To Approve A Construction Contract With McMahon Contracting, LP, For The Vandergriff Drive Drainage Improvements Project (Broadway To IH-35E) In An Amount Not To Exceed \$1,170,952.78.

BACKGROUND:

In July 2014, City Council authorized the design contract for the replacement of the box culverts from immediately east of Broadway on Vandergriff Drive to IH-35E. This was a continuation of the regional drainage system installed as part of The Union project and replacement of an old, undersized box culvert. A change order for \$17,800 was authorized by Council in September, 2015 to address additional subsurface exploration to locate franchise utility lines on Vandergriff and add sidewalks along Broadway between Vandergriff and 5th Avenue.

The design was completed last year, but the construction of the project was delayed because of the traffic impacts of the IH-35E construction to the Downtown area. To minimize the cost of the delay, some of the lower sections of the boxes were constructed by TxDOT. This section connects the downstream section with the section completed as part of The Union project east of Broadway on Vandergriff. This system is in accordance with the Drainage Master Plan for the Downtown area and will reduce flooding impacts and risks in the area.

FINANCIAL IMPLICATIONS:

Eleven bids were received, ranging from \$1.171 million to \$2.161 million. The engineer's estimate for the project was \$988,000. The difference between the actual bids and the engineer's estimate is likely due to the construction being performed in the Downtown area with limited record drawing data for City and franchise utilities, and the current construction market.

McMahon Contracting, LP submitted the low bid. They are currently working on another project for the City and performing acceptably. Funding for this project is available in the Streets Consolidated and Drainage Consolidated accounts.

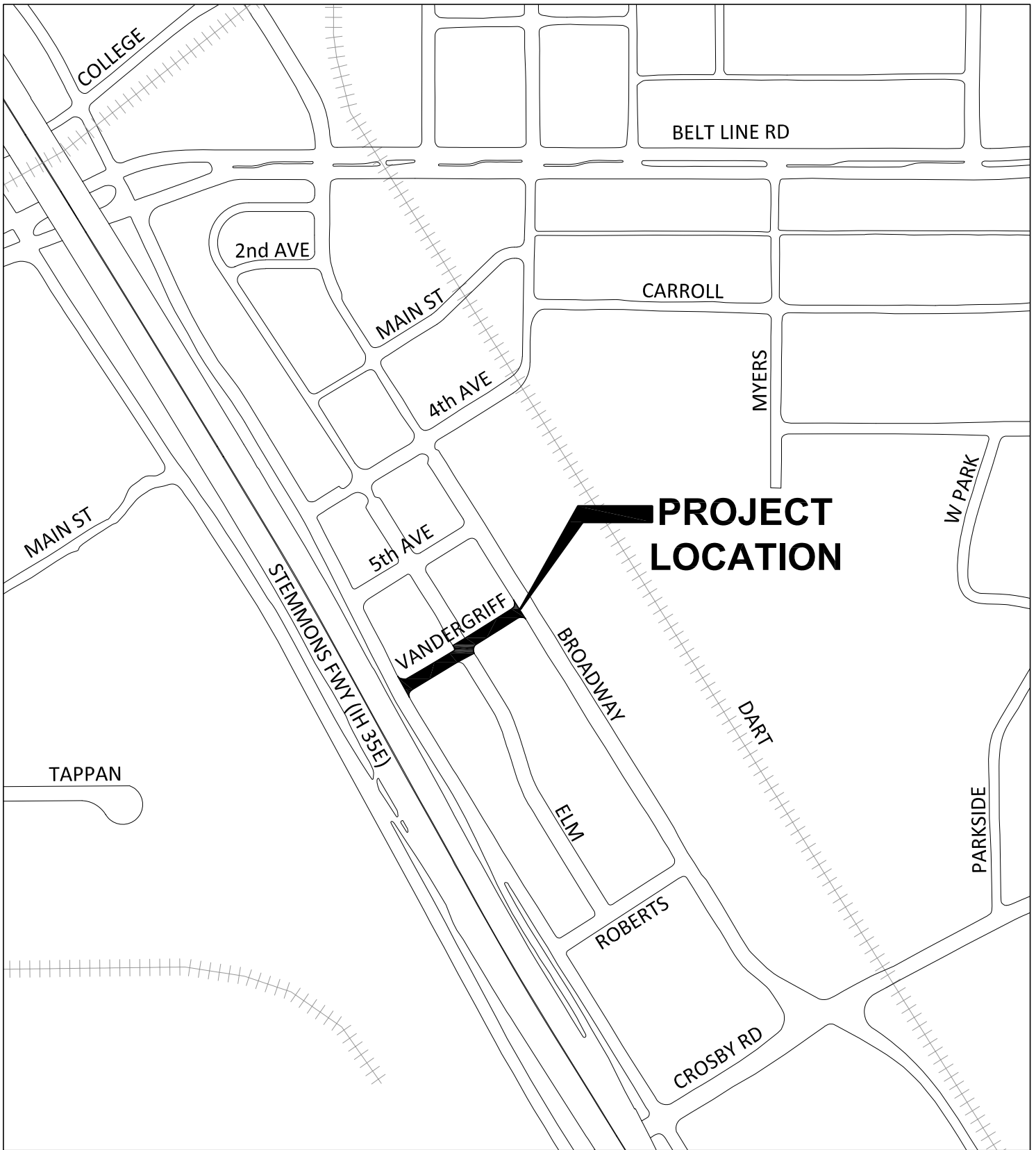
IMPACT ON COMMUNITY SUSTAINABILITY:

This project will contribute to community sustainability by:

- Reducing the potential for flooding in the Historic Downtown and TOD area.

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends City Council authorize the City Manager to enter into a contract for construction services for the Vandergriff Drive Drainage Improvements Project (Broadway To IH-35E) with McMahon Contracting, LP in an amount not to exceed \$1,170,952.78.



6/19/17 J:\WORKSPACE\COUNCIL DRAWINGS\2017\VANDERGRIF.DWG



Where Connections Happen

VANDERGRIF DRIVE DRAINAGE IMPROVEMENTS (BROADWAY TO IH35E)

ENGINEERING DEPARTMENT



SCALE: N.T.S.

DATE: 06/17

BIDDERS LIST

PROJECT: Drainage Improvements - Vandergriff DATE: June 14, 2017

DAYS/COMPLETE: 270 ESTIMATED COST: \$988,000.00

CONTRACTOR	BID AMOUNT
McMahon Contracting, LP	\$1,170,952.78
Quality Excavation	\$1,197,645.50
Klutz Construction	\$1,330,651.00
SYB Construction Co., Inc.	\$1,334,047.50
Camino Construction, LP	\$1,347,277.00
FNH Construction, LLC	\$1,454,507.00
Jeske Construction Co.	\$1,504,861.00
Ark Contracting Services	\$1,595,270.00
Reyes Group	\$1,649,997.20
RKM Utility Services, Inc.	\$1,669,442.00
MACVAL Associates, LLC	\$1,784,650.00
Atkins Bros.	\$2,160,739.00



City of Carrollton

Agenda Memo

File Number: 3355

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Ordinance

Agenda Number: *14.

CC MEETING: June 27, 2017

DATE: June 20, 2017

TO: Erin Rinehart, City Manager

FROM: Cesar J. Molina, Jr., P.E., Director of Engineering

Consider An Ordinance To Vacate And Abandon Carroll Avenue, West From Myers Street To The Existing Alley To The South, And To Vacate And Abandon The Alley South Of Belt Line Road Between Myers Street And Main Street, To The Adjacent Property Owners, And Authorizing The City Manager To Convey The Properties.

BACKGROUND:

The City has received a request from Mohammed S. Walizada and Rona Walizada (owners of lots 12, 13 and 14, Block A, Neighborhood Service Center Addition) and Todd Bascou, ET UX (owner of Lot 15, Block A, Neighborhood Service Center Addition) to vacate and abandon the right-of-way of Carroll Avenue, west from Myers Street to the existing alley to the south and to vacate and abandon the alley south of Belt Line Road between Myers Street and Main Street to the adjacent property owners. New easements would be reserved with this ordinance to facilitate the utilities. The right-of-way for Carroll Avenue and the alley were dedicated by the D.C. Perry Addition plat and the Blanton Addition plat, according to the plats recorded in Dallas County.

The abandoned right-of-way will be conveyed to these adjacent property owners by deed without warranty.

FINANCIAL IMPLICATIONS:

There is no financial implication to this abandonment. The entire right-of-way is part of the sale agreement between the City of Carrollton and Trammel Crow.

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends the City Council approve the attached ordinance directing the City Manager to vacate and abandon the street and alley rights-of-way.

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CARROLLTON, TEXAS, AUTHORIZING THE VACATION AND ABANDONMENT OF A PORTION OF THE RIGHT-OF-WAY FOR CARROLL AVENUE AND A PORTION OF AN ALLEY RIGHT-OF-WAY LOCATED BETWEEN MYERS DRIVE AND SOUTH MAIN STREET, SAID RIGHT-OF-WAYS BEING RECORDED IN DALLAS COUNTY OFFICIAL PUBLIC RECORDS BY PLAT THEREOF RECORDED IN VOLUME 274, PAGE 75 MAP RECORDS OF DALLAS COUNTY, TEXAS (M.R.D.C.T.) AND BY PLAT THEREOF RECORDED IN VOLUME 10, PAGE 221 (M.R.D.C.T); AUTHORIZING THE CITY MANAGER TO EXECUTE ALL NECESSARY DOCUMENTS TO EFFECTUATE THE PURPOSES OF THIS ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, property described and shown in Exhibit A represents City of Carrollton right-of-way for Carroll Avenue located between Myers Street and Main Street (“Street”) and situated in the D.C. Perry’s Addition of the William Larner Survey, Abstract Number 799, and filed of record in Map Records of Dallas County, Texas, Volume 274, Page 75, attached hereto as Exhibit C and in the Blanton Addition, of the William Larner Survey, Abstract Number 799, and filed of record in Map records of Dallas County, Texas, Volume 10, Page 221, attached hereto as Exhibit D;

WHEREAS, property described and shown in Exhibit B represents City of Carrollton right-of-way for an alley located south of Belt Line Road between Myers Street and Main Street (“Alley”) situated in the D.C. Perry’s Addition of the William Larner Survey, Abstract Number 799, and filed of record in Map Records of Dallas County, Texas, Volume 274, Page 75, attached hereto as Exhibit C;

WHEREAS, the City of Carrollton is the property owner on both sides of Carroll Avenue and has requested to have the Street abandoned;

WHEREAS, the City of Carrollton is the property owner of the Alley and has requested to have the Alley abandoned;

WHEREAS, Mohammad S. Walizada, Rona Walizada and Todd Bascou, ET UX (“Requestors”) are property owners located on the north side of the Alley, have also requested the abandonment of the alley, and descriptions of the portions to be abandoned to Requestors are attached hereto as Exhibits E and F (“North Alley”);

WHEREAS, Requestors have agreed to convey all easements, including utility easements, necessary to the City to be located in the North Alley, and said easements will be reserved in the conveyance deed to Requestors;

WHEREAS, Section 272.001 of the Texas Local Government Code provides for the conveyance, sale or exchange of a property interest by the City to an abutting property owner;

WHEREAS, Section 311.007 of the Texas Transportation Code provides a home-rule municipality authority to vacate, abandon, or close a street or alley;

WHEREAS, a development agreement has been executed between Trammel Crow and the City of Carrollton providing for compensation to the City for the right-of-way abandonments;

WHEREAS, the City shall no longer have any responsibility for any improvement or maintenance of the Street or Alley (collectively referred to as Right-of-Ways);

WHEREAS, all necessary easements including water and sanitary sewer easement in the Alley will be reserved upon the conveyance of the property to a new owner in order to maintain the existing water line and a new sanitary sewer line;

WHEREAS, this abandonment shall extend only to the title and interest which the City of Carrollton, Texas may have in and to the Right-of-Ways, and shall be construed to extend only to such interest that the governing body of the City of Carrollton may legally and lawfully abandon; and

WHEREAS, the City Council of the City of Carrollton has determined the Right-of-Ways are no longer needed as a public use, and should be abandoned.

NOW THEREFORE BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CARROLLTON, TEXAS, THAT:

Section 1.

All of the above premises to be true and correct legislative and factual findings of the City Council, and they are hereby approved, ratified and incorporated into the body of this Ordinance as if copied in their entirety.

Section 2.

The Right-of-Ways as shown and described in Exhibits A and B are no longer needed for public use and are hereby abandoned in their entirety. The City retains all rights in the remainder of any property, including right of way or easements not expressly abandoned herein.

Section 3.

The City Manager or his designee is hereby authorized to execute all necessary documents for the abandonment and conveyance of the Right-Of-Ways in accordance with the intent of this Ordinance and with all applicable laws.

Section 4.

If any section, sub-section, paragraph, clause, phrase, or provisions of this ordinance shall be adjudged invalid or held unconstitutional, the same shall not affect the validity of this ordinance as a whole or any part or provisions hereof, other than the part so decided to be invalid or unconstitutional.

Section 5.

This ordinance shall become effective after its passage and approval by the City Council and its publication.

PASSED AND APPROVED this the ____ day of _____, 2017.

CITY OF CARROLLTON, TEXAS

By: _____
Kevin Falconer, Mayor

ATTEST:

Laurie Garber, City Secretary

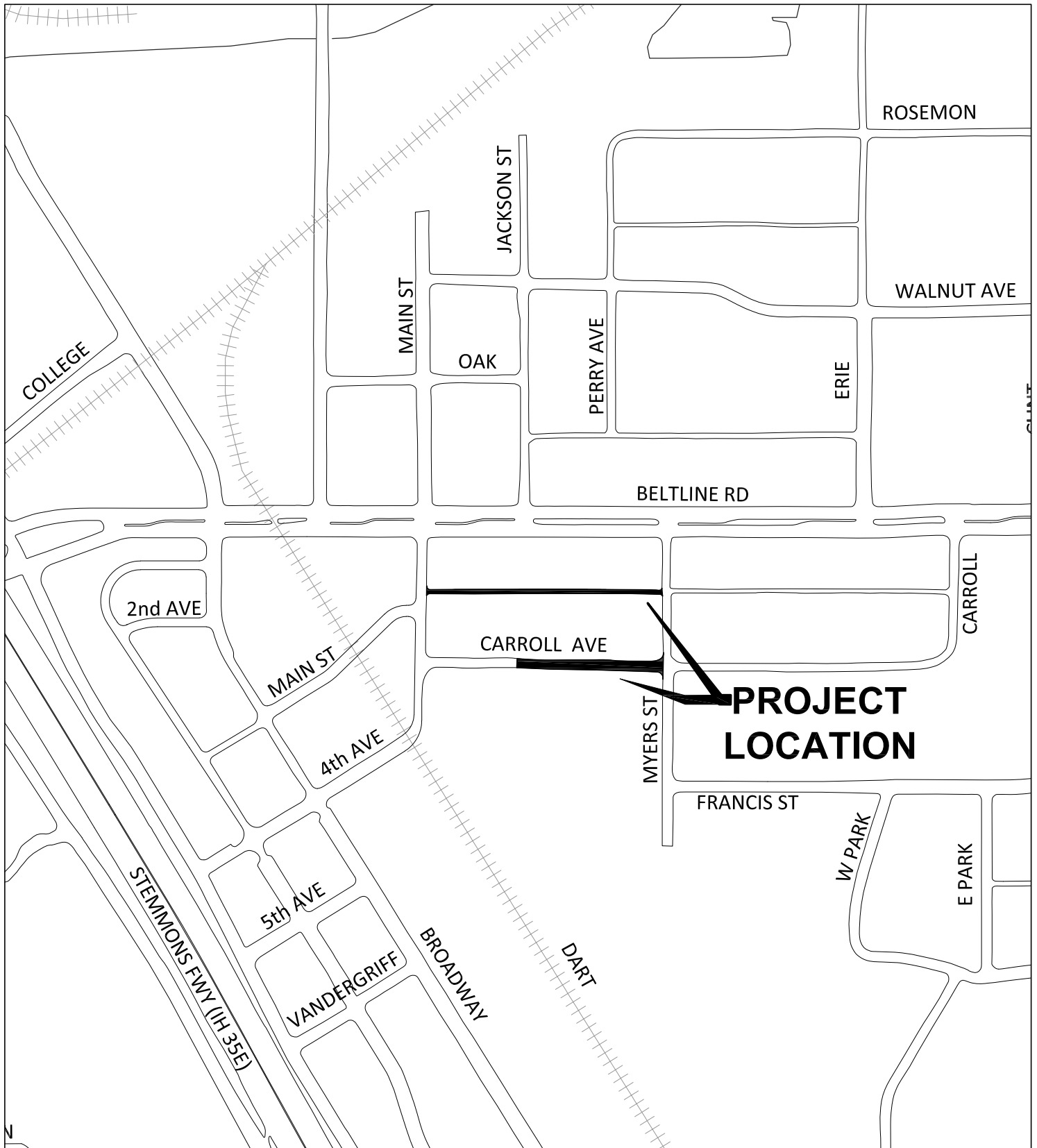
Approved as to form:

Approved as to content:

Susan Keller
Assistant City Attorney

Cesar J. Molina, Jr., P.E.
Director of Engineering

6/20/17 J:\WORKSPACE\COUNCIL DRAWINGS\2017\CARROLL ALLEY.DWG



Where Connections Happen

ALLEY AND CARROLL AVE. ROW ABANDONMENT (MAIN STREET TO MYERS STREET)

ENGINEERING DEPARTMENT



SCALE: N.T.S.

DATE: 06/17

EXHIBIT "A"
STREET RIGHT-OF-WAY ABANDONMENT
WILLIAM LARNER SURVEY, ABSTRACT NO. 799
CITY OF CARROLLTON, DALLAS COUNTY, TEXAS

BEING A 0.3356 ACRE (14,619 SQUARE FEET) TRACT OF LAND SITUATED IN THE WILLIAM LARNER SURVEY, ABSTRACT NUMBER 799, CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, BEING A PORTION OF CARROLL AVENUE (A VARIABLE WIDTH PUBLIC RIGHT-OF-WAY), DEDICATED BY D.C. PERRY'S ADDITION, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 274, PAGE 75, MAP RECORDS OF DALLAS COUNTY, TEXAS, (M.R.D.C.T.), AND THE BLANTON ADDITION, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10, PAGE 221, M.R.D.C.T.; SAID 0.3356 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A CUT "X" FOUND FOR THE NORTHEAST CORNER OF A RIGHT-OF-WAY DEDICATION BY THE FOXWORTH-GALBRAITH ADDITION, PHASE THREE, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN INSTRUMENT NUMBER 201100198248, OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS, (O.P.R.D.C.T.), AND BEING AN ANGLE POINT IN THE WEST RIGHT-OF-WAY LINE OF MYERS STREET (VARIABLE WIDTH PUBLIC RIGHT-OF-WAY);

THENCE, NORTH 00°11'46" WEST, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET, AT A DISTANCE OF 20.00 FEET PASSING A CUT "X" FOUND FOR THE SOUTHEAST CORNER OF LOT 1, BLOCK 1 OF SAID BLANTON ADDITION, SAME BEING THE POINT OF INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET WITH THE NORTH LINE OF A 20-FOOT ALLEY, CONTINUING ALONG THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET IN ALL FOR A TOTAL DISTANCE OF 124.98 FEET TO A CUT "X" FOUND FOR THE NORTHEAST CORNER OF SAID LOT 1, BLOCK 1 AND BEING THE POINT OF INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET WITH THE SOUTH LINE OF SAID CARROLL AVENUE;

THENCE, NORTH 89°58'14" WEST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID CARROLL AVENUE, A DISTANCE OF 8.04 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR THE **POINT OF BEGINNING**;

THENCE, NORTH 89°58'14" WEST, CONTINUING ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID CARROLL AVENUE, A DISTANCE OF 324.80 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR THE NORTHWEST CORNER OF LOT 4, BLOCK 1 OF SAID BLANTON ADDITION;

THENCE, NORTH 00°01'46" EAST, OVER AND ACROSS SAID CARROLL AVENUE, A DISTANCE OF 45.00 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR CORNER IN THE NORTH RIGHT-OF-WAY LINE OF SAID CARROLL AVENUE, AND THE SOUTH LINE OF LOT 6, BLOCK 1 OF SAID D.C. PERRY'S ADDITION;

THENCE, SOUTH 89°58'14" EAST, ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID CARROLL AVENUE, A DISTANCE OF 324.93 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR CORNER IN THE SOUTH LINE OF LOT 11, BLOCK 1 OF SAID D.C. PERRY'S ADDITION;

EXHIBIT "A"
STREET RIGHT-OF-WAY ABANDONMENT
WILLIAM LARNER SURVEY, ABSTRACT NO. 799
CITY OF CARROLLTON, DALLAS COUNTY, TEXAS

THENCE SOUTH 00°11'46" WEST, OVER AND ACROSS SAID CARROLL AVENUE, A DISTANCE OF 45.00 FEET TO THE POINT OF BEGINNING CONTAINING A COMPUTED AREA OF 14,619 SQUARE FEET OR 0.3356 ACRES OF LAND.

NOTES:

A SKETCH WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS DESCRIPTION.

THE BEARINGS CALLED FOR HEREIN ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM (NORTH CENTRAL ZONE, NAD 83) BASED ON LEICA GEOSYSTEMS NORTH TEXAS SMARTNET NETWORK, DISTANCES ADJUSTED TO SURFACE USING AN AVERAGE COMBINED SCALE FACTOR OF 0.99985686993.



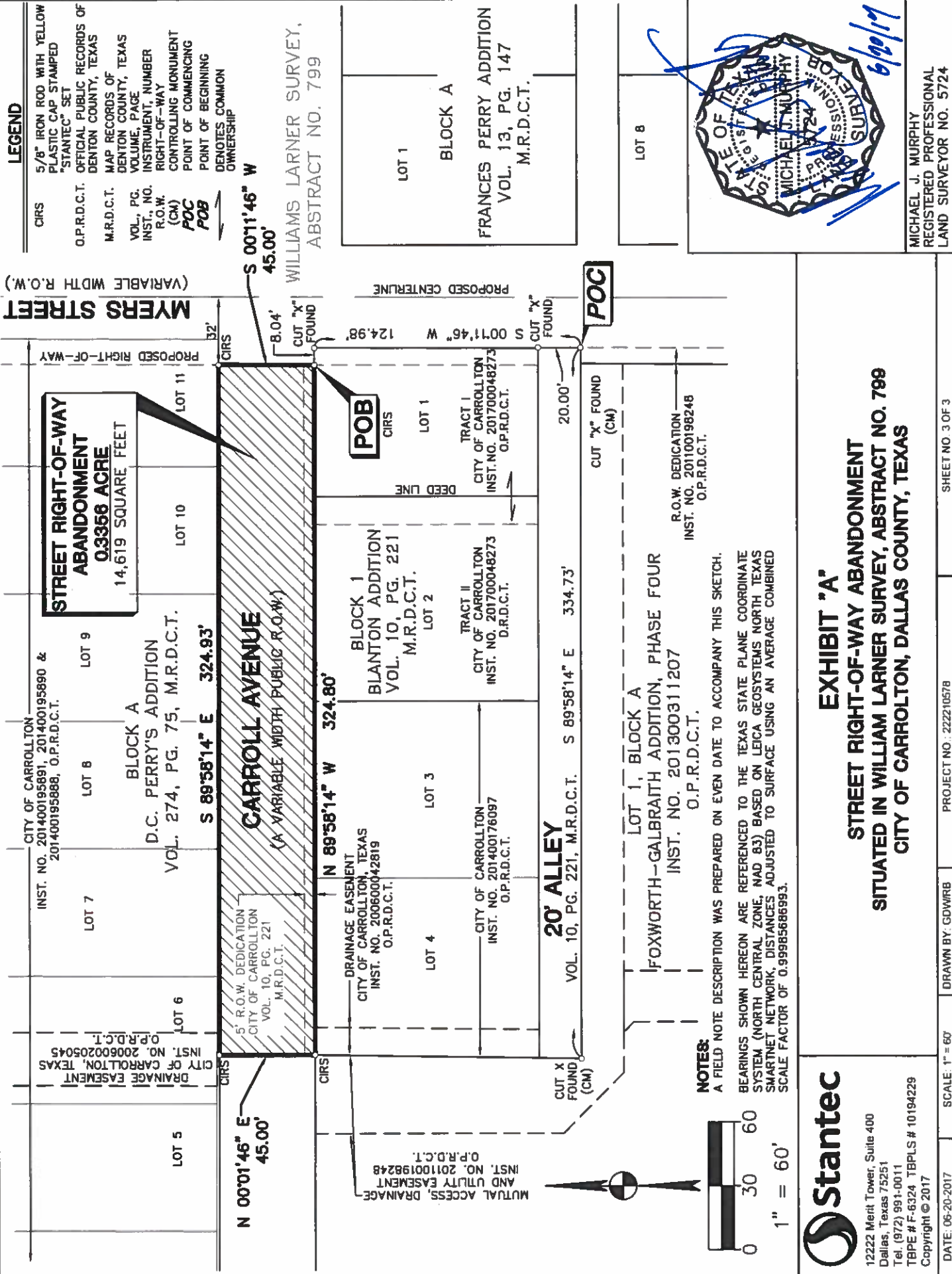


EXHIBIT "B"
PARTIAL ALLEY RIGHT-OF-WAY ABANDONMENT
WILLIAM LARNER SURVEY, ABSTRACT NO. 799
CITY OF CARROLLTON, DALLAS COUNTY, TEXAS

BEING A 0.2461 ACRE (10,719 SQUARE FEET) TRACT OF LAND SITUATED IN THE WILLIAM LARNER SURVEY, ABSTRACT NUMBER 799, CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, AND BEING A PORTION OF A 20-FOOT ALLEY DEDICATED BY D.C. PERRY'S ADDITION, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 274, PAGE 75, MAP RECORDS OF DALLAS COUNTY, TEXAS, (M.R.D.C.T.); SAID 0.2461 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "BW2" FOUND FOR THE NORTHEAST CORNER OF THE REMAINDER OF LOT 16, BLOCK A OF SAID D.C. PERRY ADDITION, SAME BEING THE NORTHWEST CORNER OF THE REMAINDER OF LOT 15, BLOCK A OF SAID D.C. PERRY ADDITION, AND BEING IN THE SOUTH RIGHT-OF-WAY LINE OF BELTLINE ROAD, (VARIABLE WIDTH RIGHT-OF-WAY).

THENCE, SOUTH 89°48'14" EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID BELTLINE ROAD, A DISTANCE OF 220.02 FEET TO THE NORTH END OF A CORNER CLIP AT THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY LINE OF SAID BELTLINE ROAD WITH THE WEST RIGHT-OF-WAY LINE OF MYERS STREET, (VARIABLE WIDTH PUBLIC RIGHT-OF-WAY);

THENCE, SOUTH 44°50'44" EAST, ALONG SAID CORNER CLIP, A DISTANCE OF 28.30 FEET TO THE SOUTH END OF SAID CORNER CLIP;

THENCE, SOUTH 00°11'46" WEST, ALONG THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET, A DISTANCE OF 85.54 FEET TO THE SOUTHEAST CORNER OF THE REMAINDER OF LOT 1, BLOCK A OF NEIGHBORHOOD SERVICE CENTER, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 86054, PAGE 1060, DEED RECORDS OF DALLAS COUNTY, TEXAS, (D.R.D.C.T.), SAME BEING THE POINT OF INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET WITH THE NORTH LINE OF SAID 20-FOOT ALLEY, AND FROM WHICH A 3/8-INCH IRON ROD WITH PLASTIC CAP BEARS SOUTH 65°06'13" WEST, A DISTANCE OF 1.84 FEET;

THENCE, NORTH 89°48'14" WEST, DEPARTING THE WEST RIGHT-OF-WAY LINE OF SAID MYERS STREET ALONG THE COMMON LINE OF SAID 20-FOOT ALLEY AND SAID LOT 1, BLOCK A, A DISTANCE OF 12.00 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR THE POINT OF BEGINNING;

THENCE, SOUTH 00°11'46" WEST, DEPARTING SAID COMMON LINE OVER AND ACROSS SAID 20-FOOT ALLEY, A DISTANCE OF 20.00 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR CORNER IN THE SOUTH LINE OF SAID 20-FOOT ALLEY;

THENCE, NORTH 89°48'14" WEST, ALONG THE SOUTH LINE OF SAID 20-FOOT ALLEY, AT A DISTANCE OF 228.00 FEET PASSING A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "BW2" FOUND FOR THE NORTHWEST CORNER OF LOT 8, BLOCK A, OF SAID D.C. PERRY'S ADDITION, SAME BEING THE NORTHEAST CORNER OF LOT 7, BLOCK A, OF SAID D.C. PERRY'S ADDITION, CONTINUING ALONG THE SOUTH LINE OF SAID 20-FOOT ALLEY, IN ALL FOR A TOTAL DISTANCE OF 535.99 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR CORNER IN THE NORTH LINE OF THE REMAINDER OF LOT 2, BLOCK A OF SAID D.C. PERRY'S ADDITION;

THENCE, NORTH 00°16'21" EAST, DEPARTING THE SOUTH LINE OF SAID 20-FOOT ALLEY, OVER AND ACROSS SAID 20-FOOT ALLEY, A DISTANCE OF 20.00 FEET TO A 5/8-INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET FOR CORNER IN THE NORTH LINE OF SAID 20-FOOT ALLEY

EXHIBIT "B"
PARTIAL ALLEY RIGHT-OF-WAY ABANDONMENT
WILLIAM LARNER SURVEY, ABSTRACT NO. 799
CITY OF CARROLLTON, DALLAS COUNTY, TEXAS

SAME BEING THE SOUTH LINE OF THE REMAINDER OF LOT 21, BLOCK A OF SAID D.C. PERRY'S ADDITION;

THENCE, SOUTH 89°48'14" EAST, ALONG THE NORTH LINE OF SAID 20-FOOT ALLEY A DISTANCE OF 535.96 FEET TO THE POINT OF BEGINNING;

CONTAINING A COMPUTED AREA OF 10,719 SQUARE FEET OR 0.2461 ACRES OF LAND.

NOTES:

A SKETCH WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS DESCRIPTION.

THE BEARINGS CALLED FOR HEREIN ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM (NORTH CENTRAL ZONE, NAD 83) BASED ON LEICA GEOSYSTEMS NORTH TEXAS SMARTNET NETWORK, DISTANCES ADJUSTED TO SURFACE USING AN AVERAGE COMBINED SCALE FACTOR OF 0.99985686993.



JOSHUA B. LEE SURVEY
ABSTRACT NO. 798
WILLIAM LARNER SURVEY
ABSTRACT NO. 799

BELT LINE ROAD (VARIABLE WIDTH R.O.W.)

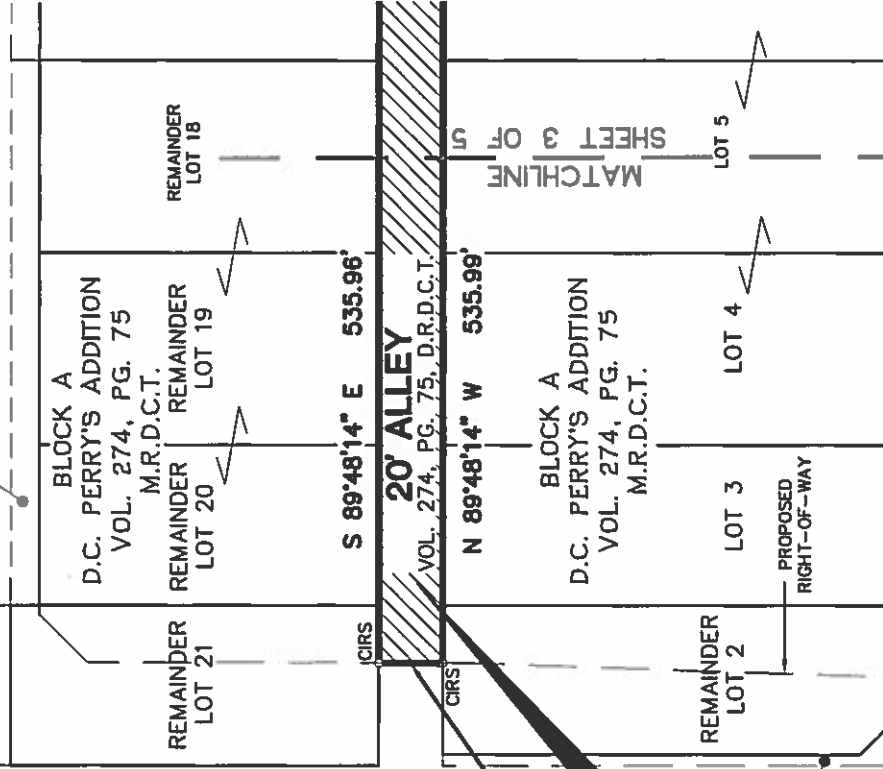
APPROXIMATE LOCATION OF SURVEY LINE
ORIGINAL CENTERLINE OF BELT LINE RD.

CALLLED 0.029 ACRE
CITY OF CARROLLTON
VOL. 231, PG. 34
D.R.D.C.T.

CALLLED 1,530 SQ. FT.
PARCEL 7-S
CITY OF CARROLLTON
VOL. 98069, PG. 1660
D.R.D.C.T.

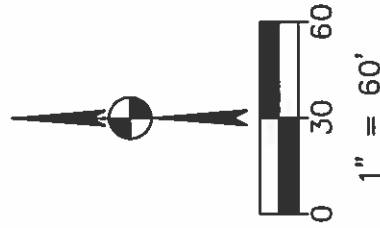
REVISED LOT 1, BLOCK A
D.C. PERRY'S ADDITION
VOL. 85051, PG. 3182
D.R.D.C.T.

MAIN STREET
(VARIABLE WIDTH R.O.W.)



ALLEY RIGHT-OF-WAY
ABANDONMENT
0.2461 ACRE
10,719 SQUARE FEET

CALLLED 725 SQ. FT.
PARCEL 4A-S
CITY OF CARROLLTON
VOL. 97143, PG. 2021
D.R.D.C.T.



LEGEND

CIRS	5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "STANTEC" SET
O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS OF DENTON COUNTY, TEXAS
M.R.D.C.T.	MAP RECORDS OF DENTON COUNTY, TEXAS
VOL., PG.	VOLUME, PAGE
INST., NO.	INSTRUMENT, NUMBER
R.O.W.	RIGHT-OF-WAY
(CM)	CONTROLLING MONUMENT
POC	POINT OF COMMENCING
POB	POINT OF BEGINNING
	DENOTES COMMON OWNERSHIP

SEE SHEET NUMBER 5 OF 5
FOR OWNERSHIP INFORMATION



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EXHIBIT "B" **PARTIAL ALLEY RIGHT-OF-WAY ABANDONMENT** **SITUATED IN WILLIAM LARNER SURVEY, ABSTRACT NO. 799** **CITY OF CARROLLTON, DALLAS COUNTY, TEXAS**

SHEET NO. 4 OF 5

PROJECT NO. 222210578

DRAWN BY GDW

SCALE 1" = 60'

DATE 06-20-2017

OWNERSHIP LIST

LOT 1/ BLOCK A
NEIGHBORHOOD SERVICE CENTER
VOL. 86054, PG. 1060, D.R.D.C.T.

LOT 12, 13 & 14
CALLED 0.440 ACRE
MOHAMMAD S. WALIZADA
AND RONA WALIZADA
VOL. 2005187, PG. 13292
D.R.D.C.T.

OWNERSHIP LIST

BLOCK A
D.C. PERRY'S ADDITION
VOL. 274, PG. 75, M.R.D.C.T.

LOT 2
CITY OF CARROLLTON
CASE NO. 08-10219-B
INST. NO. 200900106783
O.P.R.D.C.T.

LOT 11
CITY OF CARROLLTON
INST. NO. 201400195891
O.P.R.D.C.T.

LOT 3
CITY OF CARROLLTON
INST. NO. 200600132585
O.P.R.D.C.T.

LOT 15
TODD BASCOU, ET UX
VOL. 97192, PG. 330
D.R.D.C.T.

LOT 4, 5, 6 & 7
CITY OF CARROLLTON
INST. NO. 201400195888
O.P.R.D.C.T.

LOT 16
CALLED 6,330 SQ. FT.
CITY OF CARROLLTON
INST. NO. 201400180055
O.P.R.D.C.T.

LOT 8 & 9
CITY OF CARROLLTON
INST. NO. 201400195889
O.P.R.D.C.T.

LOT 17
CALLED 6,330 SQ. FT.
CITY OF CARROLLTON
INST. NO. 200600098109
O.P.R.D.C.T.

LOT 10
CITY OF CARROLLTON
INST. NO. 201400195890
O.P.R.D.C.T.

LOT 17, 18, 19 & 20
CALLED 17,935 SQ. FT.
CITY OF CARROLLTON
INST. NO. 201400188503
O.P.R.D.C.T.

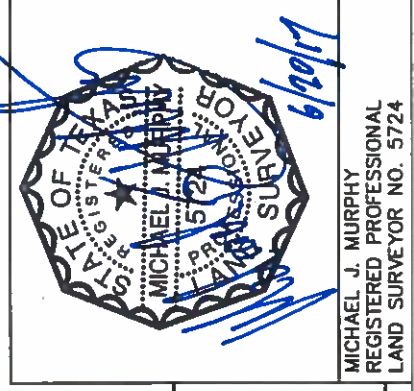
NOTES:

A FIELD NOTE DESCRIPTION WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS SKETCH.
BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE
SYSTEM (NORTH CENTRAL ZONE, NAD 83) BASED ON LEICA GEOSYSTEMS NORTH TEXAS
SMARTNET NETWORK, DISTANCES ADJUSTED TO SURFACE USING AN AVERAGE COMBINED
SCALE FACTOR OF 0.99985686993.



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EXHIBIT "B" PARTIAL ALLEY RIGHT-OF-WAY ABANDONMENT SITUATED IN WILLIAM LARNER SURVEY, ABSTRACT NO. 799 CITY OF CARROLLTON, DALLAS COUNTY, TEXAS



DATE: 06-20-2017

SCALE: 1" = 60'

DRAWN BY: GDWRB

PROJECT NO.: 222210578

SHEET NO. 5 OF 5

MICHAEL J. MURPHY
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 5724

*Map of D. C. Perry's Addition
To the Town of Carrollton, Dallas County, Texas.*

Scale: 60 feet = 1 inch

North Arrow

Carrollton and Richardson Road

Dallas and Denton Road

Worth Street

T.E. Ball's 1 Acre Tract

Carroll Avenue

22

21

20

19

18

17

16

15

14

13

12

2

3

4

5

6

7

8

9

10

11

1

A

The State of Texas } Know all men by these presents, that we O.C. Perry & F.S. Perry husband and wife
County of Dallas } of said County and State aforesaid do hereby adopt the within map as a true
and correct representation of O.C. Perry's Addition to the town of Carrollton, Dallas County, Texas,
Witness our hands this 21st day of October 1901.
O.C. Perry
F.S. Perry

The State of Texas } Know all men by these presents, that we W. C. Perry & F. S. Perry husband & wife
County of Dallas } of said County and State aforesaid do hereby adopt the within map as a true
and correct representation of W. C. Perry's Addition to the town of Carrollton, Dallas County, Texas.
Witness our hands this 21st day of October, 1901.
W. C. Perry
F. S. Perry

The State of Texas } Before me, John R. West a Notary Public of the
 County of Dallas } County of Dallas in the State of Texas, on this day
 personally appeared L. C. Perry and F. S. Perry his wife, both known to
 me to be the persons whose names are subscribed to the foregoing
 instrument and acknowledged to me that they each executed the same
 for the purposes and consideration therein expressed, And the said F. S.
 Perry wife of the said L. C. Perry having been examined by me privily
 and apart from her husband, and having the same fully explained to
 her, she, the said F. S. Perry acknowledged such instrument to be her act
 and deed, and declared that she had willingly signed the same for
 the purposes and consideration therein expressed, and that she did
 not wish to retract it. Given under my hand and seal of office
 this 21st day of Oct. A.D. 1901. <L.S> John R. West, Notary Public
 in and for Dallas Co. Texas.

Filed for Record Oct 22nd 1901, At 10:55 O'clock A. M.

As Jackson County Clerk Dallas County, Texas

By J. E. Record Deputy

Recorded Oct. 29th 1901. As Jackson County Clerk Dallas Co. Texas
 By H. M. Elliston Dy.

To { J. A. Pires et al. } State of Texas.
 { Real estate } County of Dallas. Whereas
 J. T. Trzyvant on the 9th day of December 1893 J. T. Trzyvant
 executed me promissory note, described as
 follows: for the principal sum of Seventeen
 hundred Dollars payable to the order of J. A.
 Pires on November 1, 1894 and to secure the
 payment of said notes, said J. T. Trzyvant
 executed a deed of trust to Sam P. Cochran
 Trustee, whereby he conveyed to said Trustee
 the land therein fully described, which deed
 of trust is of record in Book 75 Page 223 of
 the records of Dallas County, Texas, and
 Whereas, said note, has been fully paid
 off and discharged to the undersigned, the
 legal owner and holder of said note at
 the time of payment.
 Now Therefore, I, the undersigned, in
 presents: That the undersigned, in

APPROVED

R.H. CLINGER

COUNTY ENGINEER

9/19/46

BLANTON ADDITION

CARROLLTON TEXAS

IN THE

WILLIAM LARNER SURVEY

ABST. 799
DALLAS COUNTY TEXAS

WALTER BLANTON & L.F. BLANTON

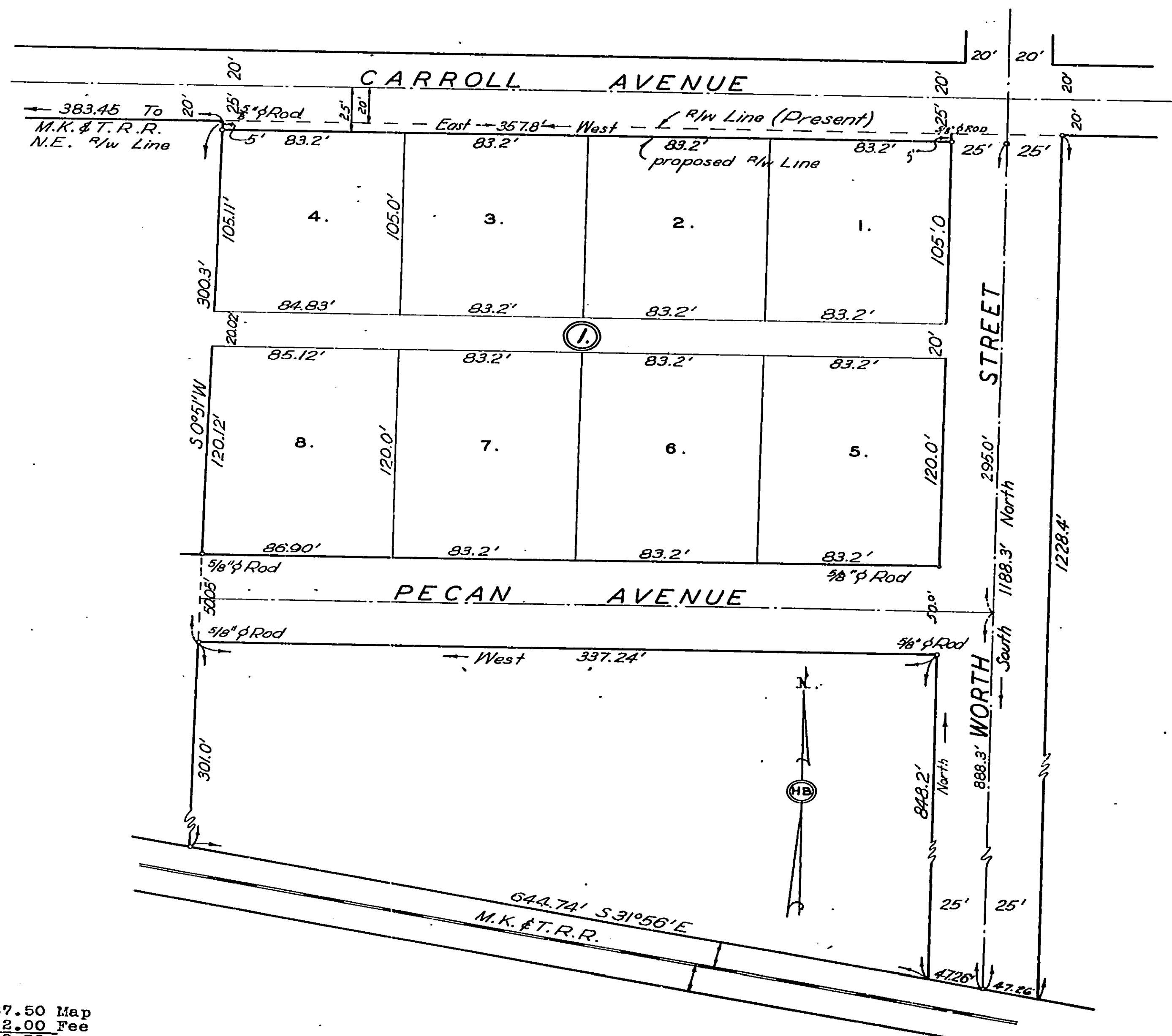
OWNERS & DEVELOPERS

AUG. 5, 1946

SCALE 1" = 30'

BLOCKER & HUNDLEY

ARCHITECT -- ENGINEER



111531 ----- \$7.50 Map
2.00 Fee
\$9.50

WALTER & L. F. BLANTON
TO: PLAT & DEDICATION
BLANTON ADDITION

OWNERS' CERTIFICATE AND DEDICATION

STATE OF TEXAS)
COUNTY OF DALLAS) WHEREAS, we, WALTER & L. F. BLANTON, are the owners of a tract of land situated in
the Wm. Larner Survey, Abstract No. 799, Dallas County, Texas, and more particularly described as
follows:

Being a tract of land in Carrollton, Texas, lying in the Wm. Larner Survey, Abstract No. 799 and being more particularly described as follows:

Beginning at a point on the South line of Carroll Ave., said point being 383.45 ft. East of the point of intersection of the South line of Carroll Ave. with the Northeast line of the M.K. & T. R.R., said point also being the Northwest corner of a 7.45 ac. tract of land in the Wm. Lerner Survey, Abstract No. 799; THENCE East along the South line of Carroll Ave., 357.8 ft. to a point for a corner, said corner being the Northeast corner of the 7.45 ac. tract of land; THENCE South, with the East line of said 7.45 ac. tract of land, 1188.3 ft. to a point for a corner on the Northeast line of the M. K. & T. R.R., said corner being the Southeast corner of the 7.45 ac. tract of land; THENCE N. 31° 56' W. along the Northeast line of the M. K. & T. R.R., 47.26 ft. to a point for a corner; THENCE North, 848.2 ft. to a point for a corner; THENCE West, 337.24 ft. to a point for a corner on the West line of said 7.45 ac. tract of land; THENCE N 0° 51' E. 300.3 ft. to the point of beginning and containing 2.09 ac. of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That we, WALTER & L.F. BLANTON, do hereby adopt this plat designating the hereinabove described property as BLANTON ADDITION in the County of Dallas, Texas, and we hereby dedicate to the Public Use forever the streets, alleys and easements as shown thereon; that we, WALTER & L.F. BLANTON, as developers of said Blanton Addition, do hereby bind ourselves to grade, construct drainage structures satisfactory to the County Engineering Department, and gravel (20 feet wide, 6-in. compacted), all streets dedicated in said Addition.

WITNESS our hands at Dallas, Texas, this 7 day of AUG. A D 1946.

W. H. BLANTON
L. F. BLANTON
Owner

STATE OF TEXAS)
COUNTY OF DALLAS)

Before me, the undersigned, a Notary Public in and for the said County and State, on this day personally appeared W.H. & L.F. Blanton, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 7 day of AUG. A D 1946.

(L.S.)

JENNIE D. ROBERTS,
Notary Public in and for Dallas County, Texas.

SURVEYOR'S CERTIFICATE

STATE OF TEXAS)
COUNTY OF DALLAS)

That I, ALLEN P. HUNDLEY, JR. do hereby certify that I prepared this Plat from an actual and accurate survey of the land and that all block monuments were properly placed under my person supervision.

(L.S.)

ALLEN P. HUNDLEY, JR.
Surveyor.

STATE OF TEXAS)
COUNTY OF DALLAS)

Before me, the undersigned, a Notary Public in and for the said County and State, on this day personally appeared ALLEN P. HUNDLEY, JR., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 7th day of AUG. A D 1946.

(L.S.)

DORIS L. SMITH
Notary Public in and for Dallas County, Texas.

STATE OF TEXAS)
COUNTY OF DALLAS)

At a regular meeting of the Commissioners' Court of Dallas County, Texas, held on October 3, 1946, on motion made by BUCK FRANK, Commissioner of District No. 2, and seconded by LYNN V. LAWTHOR, Commissioner of District No. 1, the following order was unanimously adopted:

WHEREAS, on this date came on to be heard the application and petition of Walter & L.F. Blanton for an order of the Court, approving and adopting the Plat and Dedication of certain lands designated therein as Blanton Addition, situated in Dallas County, Texas, and described as follows:

Being a tract of land in Carrollton, Texas, lying in the Wm. Lerner Survey, Abstract No. 799 and being more particularly described as follows:

Beginning at a point on the South line of Carroll Ave., said point being 383.45 ft. East of the point of intersection of the South line of Carroll Ave. with the Northeast line of the M. K. & T. R.R., said point also being the Northwest corner of a 7.45 ac. tract of land in the Wm. L. Lerner Survey, Abstract No. 799; THENCE East along the South line of Carroll Ave., 357.8 ft. to a point for a corner, said corner being the Northeast corner of the 7.45 ac. tract of land; THENCE South, with the East line of said 7.45 ac. tract of land 1188.3 ft. to a point for a corner on the Northeast line of the M.K. & T. R.R., said corner being the Southeast corner of the 7.45 ac. tract of land; THENCE N. 31° 56' W. along the Northeast line of the M. K. & T. R.R. 47.26 ft. to a point for a corner; THENCE North 848.2 ft. to a point for a corner; THENCE West, 337.24 ft. to a point for a corner on the West line of said 7.45 ac. tract of land; THENCE N 0° 51' E 300.3 ft. to the point of beginning and containing 2.09 ac. of land.

The said plat and dedication being shown by and in said application and the Court having heard and considered said application and the arguments for and against the same; and the developers, Walter & L.F. Blanton, hereby agree and bind themselves to grade streets and construct drainage structures satisfactory to the County Engineering Department, and to place not less than six (6") inches of gravel, compacted, 20-feet wide, on all dedicated streets; is of the opinion and so finds, that said Plat and Dedication of said Subdivision are proper and there is no reasonable objection thereto and that the same should be approved by the Court and authorized to be filed in the Plat Records of Dallas County, Texas.

It is, therefore, ordered, adjudged and decreed that said Plat and Dedication of Blanton Addition, as more fully set out in said petition and application, be and the same are hereby in all things approved and adopted by the Court, and the County Clerk of Dallas County, Texas, is hereby authorized and directed to file and record the same in the Map Records of Dallas County, Texas, as provided by law.

Done in Open Court, all members present and voting.

AL TEMPLETON
County Judge.

FILED FOR RECORD THIS THE 3 DAY OF OCTOBER A D 1946 at 3:13 P.M. ED. H. STEGER, COUNTY CLERK BY A. E. GRUGETT, DEPUTY
RECORDED THIS THE 25 DAY OF JUNE A D 1947. ED. H. STEGER, COUNTY CLERK BY

Birdie Meyer
DEPUTY.

EXHIBIT "E"
FIELD NOTE DESCRIPTION
OF A 0.0386 ACRE TRACT OF LAND SITUATED IN THE
WILLIAM LARNER SURVEY, ABSTRACT NO. 799
CITY OF CARROLLTON, DALLAS COUNTY, TEXAS

BEING A 0.0386 ACRE (1,680 SQUARE FEET) TRACT OF LAND SITUATED IN THE WILLIAM LARNER SURVEY, ABSTRACT NUMBER 799, CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, AND BEING A PORTION OF A 20-FOOT ALLEY DEDICATED BY D.C. PERRY'S ADDITION, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 274, PAGE 75, MAP RECORDS OF DALLAS COUNTY, TEXAS, (M.R.D.C.T.); SAID 0.0386 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "BW2" FOUND FOR THE NORTHEAST CORNER OF THE REMAINDER OF LOT 16, BLOCK A OF SAID D.C. PERRY'S ADDITION, SAME BEING THE NORTHWEST CORNER OF THE REMAINDER OF LOT 15, BLOCK A OF SAID D.C. PERRY'S ADDITION, AND BEING IN THE SOUTH RIGHT-OF-WAY LINE OF BELTLINE ROAD, (VARIABLE WIDTH RIGHT-OF-WAY);

THENCE, SOUTH 00°11'46" WEST, ALONG THE COMMON LINE OF SAID LOT 15, BLOCK A AND SAID LOT 16, BLOCK A, A DISTANCE OF 105.50 FEET TO A POINT FOR THE SOUTHWEST CORNER OF SAID LOT 15, BLOCK A, SAME BEING THE SOUTHEAST CORNER OF SAID LOT 16, BLOCK A, BEING IN THE NORTH LINE OF SAID 20-FOOT ALLEY, AND FROM WHICH A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "BW2" FOUND FOR THE NORTHEAST CORNER OF LOT 7, BLOCK A OF SAID D.C. PERRY'S ADDITION, SAME BEING THE NORTHWEST CORNER OF LOT 8, BLOCK A OF SAID D.C. PERRY'S ADDITION, BEARS SOUTH 00°11'46" WEST, A DISTANCE OF 20.00 FEET;

THENCE, SOUTH 89°48'14" EAST, ALONG THE COMMON LINE OF SAID 20-FOOT ALLEY AND SAID LOT 15, BLOCK A, A DISTANCE OF 60.00 FEET TO THE **POINT OF BEGINNING** BEING THE SOUTHEAST CORNER OF SAID LOT 15, BLOCK A, SAME BEING THE SOUTHWEST CORNER OF THE REMAINDER OF LOT 1, BLOCK A OF NEIGHBORHOOD SERVICE CENTER, AN ADDITION TO THE CITY OF CARROLLTON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 86054, PAGE 1060, DEED RECORDS OF DALLAS COUNTY, TEXAS, (D.R.D.C.T.);

THENCE, SOUTH 89°48'14" EAST, ALONG THE COMMON LINE OF SAID 20-FOOT ALLEY AND SAID LOT 1, BLOCK A, A DISTANCE OF 168.00 FEET TO A POINT FOR CORNER;

THENCE, DEPARTING SAID COMMON LINE OVER AND ACROSS SAID 20-FOOT ALLEY THE FOLLOWING CALLS:

SOUTH 00°11'46" WEST, A DISTANCE OF 10.00 FEET TO A POINT FOR CORNER;

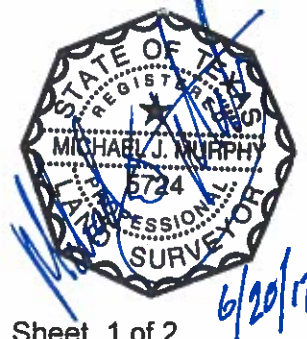
NORTH 89°48'14" WEST, A DISTANCE OF 168.00 FEET TO A POINT FOR CORNER;

NORTH 00°11'46" EAST, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING CONTAINING A COMPUTED AREA OF 1,680 SQUARE FEET OR 0.0386 ACRES OF LAND.

NOTES:

A SKETCH WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS DESCRIPTION.

THE BEARINGS CALLED FOR HEREIN ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM (NORTH CENTRAL ZONE, NAD 83) BASED ON LEICA GEROSYSTEMS NORTH TEXAS SMARTNET NETWORK, DISTANCES ADJUSTED TO SURFACE USING AN AVERAGE COMBINED SCALE FACTOR OF 0.99985686993.



V:\2222\active\222210578\Survey\Exhibits\10578v-ex_10_access_esmt_1.dwg Jun 20, 17 7:17 AM by: milkmurphy

EXHIBIT "F"
FIELD NOTE DESCRIPTION
OF A 0.0138 ACRE TRACT OF LAND SITUATED IN THE
WILLIAM LARNER SURVEY, ABSTRACT NO. 799
CITY OF CARROLLTON, DALLAS COUNTY, TEXAS

BEING A 0.0138 ACRE (600 SQUARE FEET) TRACT OF LAND SITUATED IN THE WILLIAM LARNER SURVEY, ABSTRACT NUMBER 799, CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, AND BEING A PORTION OF A 20-FOOT ALLEY DEDICATED BY D.C. PERRY'S ADDITION, AN ADDITION TO THE CITY OF CARROLLTON ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 274, PAGE 75, MAP RECORDS OF DALLAS COUNTY, TEXAS, (M.R.D.C.T.); SAID 0.0138 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "BW2" FOUND FOR THE NORTHEAST CORNER OF THE REMAINDER OF LOT 16, BLOCK A OF SAID D.C. PERRY'S ADDITION, SAME BEING THE NORTHWEST CORNER OF THE REMAINDER OF LOT 15, BLOCK A OF SAID D.C. PERRY'S ADDITION, AND BEING IN THE SOUTH RIGHT-OF-WAY LINE OF BELTLINE ROAD, (VARIABLE WIDTH RIGHT-OF-WAY);

THENCE, SOUTH 00°11'46" WEST, ALONG THE COMMON LINE OF SAID LOT 15, BLOCK A AND SAID LOT 16, BLOCK A, A DISTANCE OF 105.50 FEET TO THE POINT OF BEGINNING BEING THE SOUTHWEST CORNER OF SAID LOT 15, BLOCK A, SAME BEING THE SOUTHEAST CORNER OF SAID LOT 16, BLOCK A, BEING IN THE NORTH LINE OF SAID 20-FOOT ALLEY, AND FROM WHICH A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "BW2" FOUND FOR THE NORTHEAST CORNER OF LOT 7, BLOCK A OF SAID D.C. PERRY'S ADDITION, SAME BEING THE NORTHWEST CORNER OF LOT 8, BLOCK A OF SAID D.C. PERRY'S ADDITION, BEARS SOUTH 00°11'46" WEST, A DISTANCE OF 20.00 FEET;

THENCE, SOUTH 89°48'14" EAST, ALONG THE COMMON LINE OF SAID 20-FOOT ALLEY AND SAID LOT 15, BLOCK A, A DISTANCE OF 60.00 FEET TO A POINT FOR THE SOUTHEAST CORNER OF SAID LOT 15, BLOCK A, SAME BEING THE SOUTHWEST CORNER OF THE REMAINDER OF LOT 1, BLOCK A OF NEIGHBORHOOD SERVICE CENTER, AN ADDITION TO THE CITY OF CARROLLTON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 86054, PAGE 1060, DEED RECORDS OF DALLAS COUNTY, TEXAS, (D.R.D.C.T.);

THENCE, DEPARTING SAID COMMON LINE OVER AND ACROSS SAID 20-FOOT ALLEY THE FOLLOWING CALLS:

SOUTH 00°11'46" WEST, A DISTANCE OF 10.00 FEET TO A POINT FOR CORNER;

NORTH 89°48'14" WEST, A DISTANCE OF 60.00 FEET TO A POINT FOR CORNER;

NORTH 00°11'46" EAST, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING CONTAINING A COMPUTED AREA OF 600 SQUARE FEET OR 0.0138 ACRES OF LAND.

NOTES:

A SKETCH WAS PREPARED ON EVEN DATE TO ACCOMPANY THIS DESCRIPTION.

THE BEARINGS CALLED FOR HEREIN ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM (NORTH CENTRAL ZONE, NAD 83) BASED ON LEICA GERO SYSTEMS NORTH TEXAS SMARTNET NETWORK, DISTANCES ADJUSTED TO SURFACE USING AN AVERAGE COMBINED SCALE FACTOR OF 0.99985686993.





City of Carrollton

Agenda Memo

File Number: 3286

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Resolution

Agenda Number: *15

CC MEETING: June 27, 2017

DATE: June 21, 2017

TO: Erin Rinehart, City Manager

FROM: Laurie Garber, City Secretary/Admin. Services Director

Consider A **Resolution Appointing A Mayor Pro Tem And A Deputy Mayor Pro Tem.**

BACKGROUND:

The City Charter provides that the City Council shall appoint from among the City Council members, a Mayor Pro Tem and Deputy Mayor Pro Tem who shall act as mayor during the absence or disability of the Mayor. The Deputy Mayor Pro Tem shall represent the City at ceremonial functions in the event the Mayor and Mayor Pro Tem are absent, unavailable, or disabled from performing their duties.

STAFF RECOMMENDATIONS:

Staff requests Council select a Mayor Pro Tem and Deputy Mayor Pro Tem, and pass the attached Resolution confirming the appointment.

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARROLLTON, TEXAS ELECTING A MAYOR PRO TEMPORE AND A DEPUTY MAYOR PRO TEMPORE PURSUANT TO SECTION 2.05 OF THE CITY CHARTER.

WHEREAS, the City of Carrollton, Texas ("City") is a Home Rule municipality possessing the full power of local self-government pursuant to Article 11, Section 5 of the Texas Constitution, Section 51.072 of Texas Local Government Code and its Home Rule Charter; and

WHEREAS, Section 2.05 of the Carrollton City Charter provides that the City Council of the City of Carrollton, Texas ("City Council"), shall elect from among the City Council members, a Mayor Pro Tempore who shall act as mayor during the absence or disability of the Mayor, and;

WHEREAS, the Council Governance Policy And Rules of Procedure, Section IV also provides that the City Council shall elect from among the City Council members a Deputy Mayor Pro Tempore who shall represent the City at ceremonial functions in the event the Mayor and Mayor Pro Tempore are absent, unavailable, or disabled from performing their duties; and

WHEREAS, in the event both the Mayor and Mayor Pro Tempore are physically prevented from performing their official duties in a disaster or other event that necessitates an elected official perform duties required by law, the City Council shall convene at the earliest possible time and appoint a Deputy Mayor Pro Tempore to serve temporarily as Mayor Pro Tempore until such time as the Mayor or Mayor Pro Tempore are available and capable of resuming the duties of office.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CARROLLTON, STATE OF TEXAS, THAT:

SECTION 1

The above and foregoing premises are found to be true and correct and are incorporated herein and made a part hereof for all purposes.

SECTION 2

_____ is hereby elected Mayor Pro Tempore until July 2018, and shall act as Mayor during the disability or absence of the Mayor, or when directed by the Council if the Mayor refuses to act, and in this capacity shall have all the rights conferred upon the Mayor.

SECTION 3

_____ is hereby elected Deputy Mayor Pro Tempore until July 2018, and shall represent the city at ceremonial functions in the event the Mayor and Mayor Pro Tempore are absent, unavailable, or disabled from performing their duties.

SECTION 4

This Resolution shall take effect immediately upon its adoption.

DULY PASSED AND APPROVED by the City Council of the City of Carrollton, Texas this 27th day of June, 2017.

CITY OF CARROLLTON, TEXAS

Kevin Falconer, Mayor

ATTEST:

APPROVED AS TO FORM:

Laurie Garber, City Secretary

Meredith A. Ladd, City Attorney



City of Carrollton

Agenda Memo

File Number: 3344

Agenda Date: 6/27/2017

Version: 1

Status: Consent Agenda

In Control: City Council

File Type: Resolution

Agenda Number: *16.

CC MEETING: June 27, 2017

DATE: June 12, 2017

TO: Erin Rinehart, City Manager

FROM: Cesar J. Molina, Jr., P.E., Director of Engineering

Consider A **Resolution Authorizing The City Manager To Execute A Professional Services Contract With BW2 Engineers For Engineering Surveying Services** In An Amount Not To Exceed \$45,000.

BACKGROUND:

This contract will provide the topographical surveying for the in-house design of 17 alleys, totaling about 3.3 miles, including: Cemetery Hill (McCoy to Creekside), Northland #2 (McCoy to Canterbury), Robin Hill #1 (Arbor Creek to Robin Hill #2), Robin Hill #2 (Arbor Creek to Robin Hill), Sam Rayburn #2 (Sam Rayburn #3 to Sam Rayburn Run), Sam Rayburn #3 (Livingston #1 to Kelly), Sam Rayburn #4 (Peters Colony to Sam Rayburn #3), Livingston #3 (Livingston #4 to Livingston Drive), Livingston #4 (Livingston Drive to Livingston #1), Rose Hill #1 (Courtland #2 to Furneaux Lane), Belmeade Dr. #1 (Belmeade Dr. to Plumdale), Belmeade Dr. #2 (Dove Creek to Belmeade Dr. #1), Belmeade Dr. #3 (Belmeade Dr. #1 to Dove Creek Ln.), Shonka (Raleigh to Sugarbush), Ranchview #1 (Sugarbush to Raleigh), Robin Meadow (Vista Woods #2 to Vista Woods Drive) and Vista Woods #3 (Westminster to Robin Meadow).

Consultant selection was based on a request for qualifications (RFQ) whereby surveying firms submitted a Statement of Qualifications, which was evaluated by a three person committee.

FINANCIAL IMPLICATIONS:

BW2 Engineers, Inc. has submitted a proposal to the City to perform the engineering surveying services for the alley replacement project in an amount not to exceed \$45,000.00. Funding is available in the Utility Consolidated Accounts.

IMPACT ON COMMUNITY SUSTAINABILITY:

This project will contribute to community sustainability by:

Sustaining quality of life - Reconstruction of the alleys should improve the appearance of the

adjoining properties and promote residents to provide better upkeep of their property.

Sustaining day-to-day operations - The replacement of substandard alley pavement will reduce the need for non-scheduled or emergency repairs.

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends City Council approve a resolution authorizing the City Manager to negotiate and enter into an engineering surveying services contract with BW2 Engineers to perform topographical surveying services, in an amount not to exceed \$45,000.00.

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARROLLTON, TEXAS AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE A SERVICES CONTRACT WITH BW2 ENGINEERS FOR SURVEYING SERVICES; AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CARROLLTON, TEXAS, THAT:

SECTION 1:

The City Manager is authorized to negotiate and execute services contracts with BW2 Engineers for surveying services in an amount not to exceed \$45,000.

SECTION 2:

The City Manager, or designee, is authorized to take those steps reasonable and necessary to comply with the intent of this Resolution.

SECTION 3:

This Resolution shall take effect immediately from and after its passage.

PASSED and APPROVED on this 27th day of June, 2017.

CITY OF CARROLLTON, TEXAS

By: _____
Kevin Falconer, Mayor

ATTEST:

Laurie Garber, City Secretary

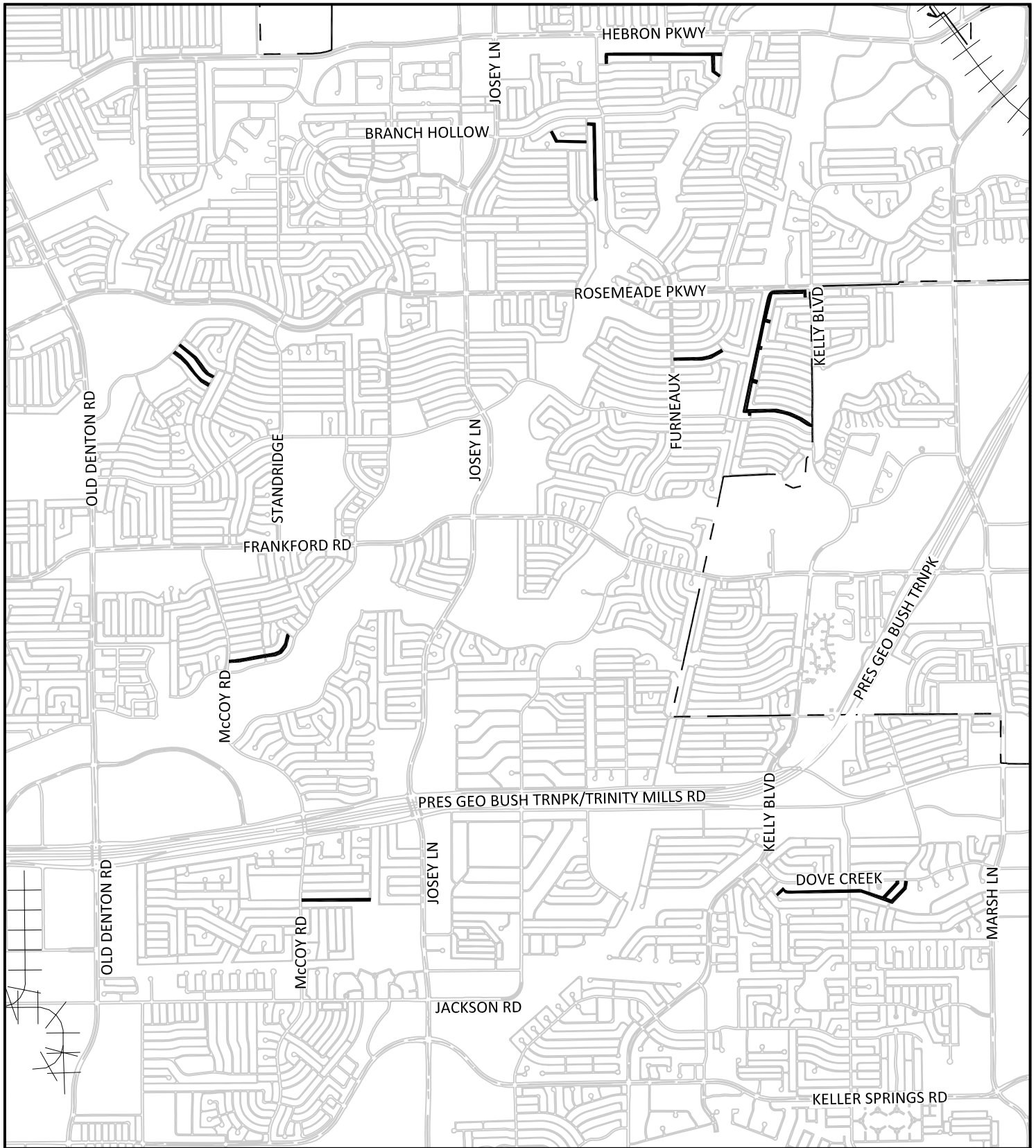
Approved as to form:

Approved as to content:

Meredith A. Ladd, City Attorney

Cesar J. Molina, Jr., P.E.,
Director of Engineering

5/31/17 4: WORKSPACE\COUNCIL DRAWINGS\2017\ALLEY REPLACEMENTS 2018.DWG



Where Connections Happen

ALLEY REPLACEMENTS 2018

ENGINEERING DEPARTMENT



SCALE: N.T.S.

DATE: 06/17



City of Carrollton

Agenda Memo

File Number: 3346

Agenda Date: 6/27/2017

Version: 1

Status: Other Business

In Control: City Council

File Type: Resolution

Agenda Number: 17.

CC MEETING: June 27, 2017

DATE: June 19, 2017

TO: Erin Rinehart, City Manager

FROM: Cesar Molina, Director of Engineering and Krystle Nelinson, Development Program Manager

Consider A **Resolution Authorizing The City Manager To Negotiate And Execute An Amendment To The Disposition And Development Agreement With TCC High Street Development For A Mixed-Use Development In Historic Downtown Carrollton And Providing Funding For The Myers Street Reconstruction** In An Amount Not To Exceed \$723,000.00.

BACKGROUND:

On August 2, 2016, the City Council approved a Disposition and Development Agreement with TCC High Street Development (a subsidiary of the Trammell Crow Company). The Agreement provides a contractual roadmap for the planning and construction of *The Union at Carrollton Square*, Phase III in Downtown Carrollton. The most recent plan submittal shows 330 units and 4,000 square feet of retail/commercial flex space, exceeding the minimum unit and flex space square footage amounts required by the Development Agreement. Plans also call for a multi-level structured parking garage similar in design and execution as Phases I and II.

The addition of Phase III to Downtown Carrollton will have a significant impact on the area's sanitary sewer and drainage system, which is located under Myers Street. Funds from the 2013 bond election have been allocated to the Myers Street drainage system improvements and street reconstruction, a project slated to begin in the next fiscal year.

Through the design review process, it was suggested that Trammell Crow's contractors complete the Myers Street reconstruction project as a part of the Phase III construction. This will negate the need for Trammell Crow to install a temporary drainage solution as they wait for the City to complete the Myers Street reconstruction next year. Further, Trammell Crow will pay a proportional share of the project based on the impact that Phase III will have on the new drainage system and street paving.

The attached resolution authorizes the negotiation and execution of an amendment to the Disposition and Development Agreement, which will detail the developer's and City's obligations related to the Myers Street reconstruction project. Further, it authorizes the expenditure of City funds for the project.

FINANCIAL IMPLICATIONS:

Preliminary estimates indicate that the City's portion of the project will be approximately \$723,000. Bond funds in the amount of \$415,000 have already been allocated for the Myers Street reconstruction project. The remaining \$308,000 will be funded from the Streets Consolidated Contingency Account. Trammell Crow will be contributing a proportional amount to this project based upon ten percent of the final cost of the street plus their portion of the surface drainage coming from their project. Trammel Crow will also be paying for the cost to design Myers Street, which provides a cost savings to the City.

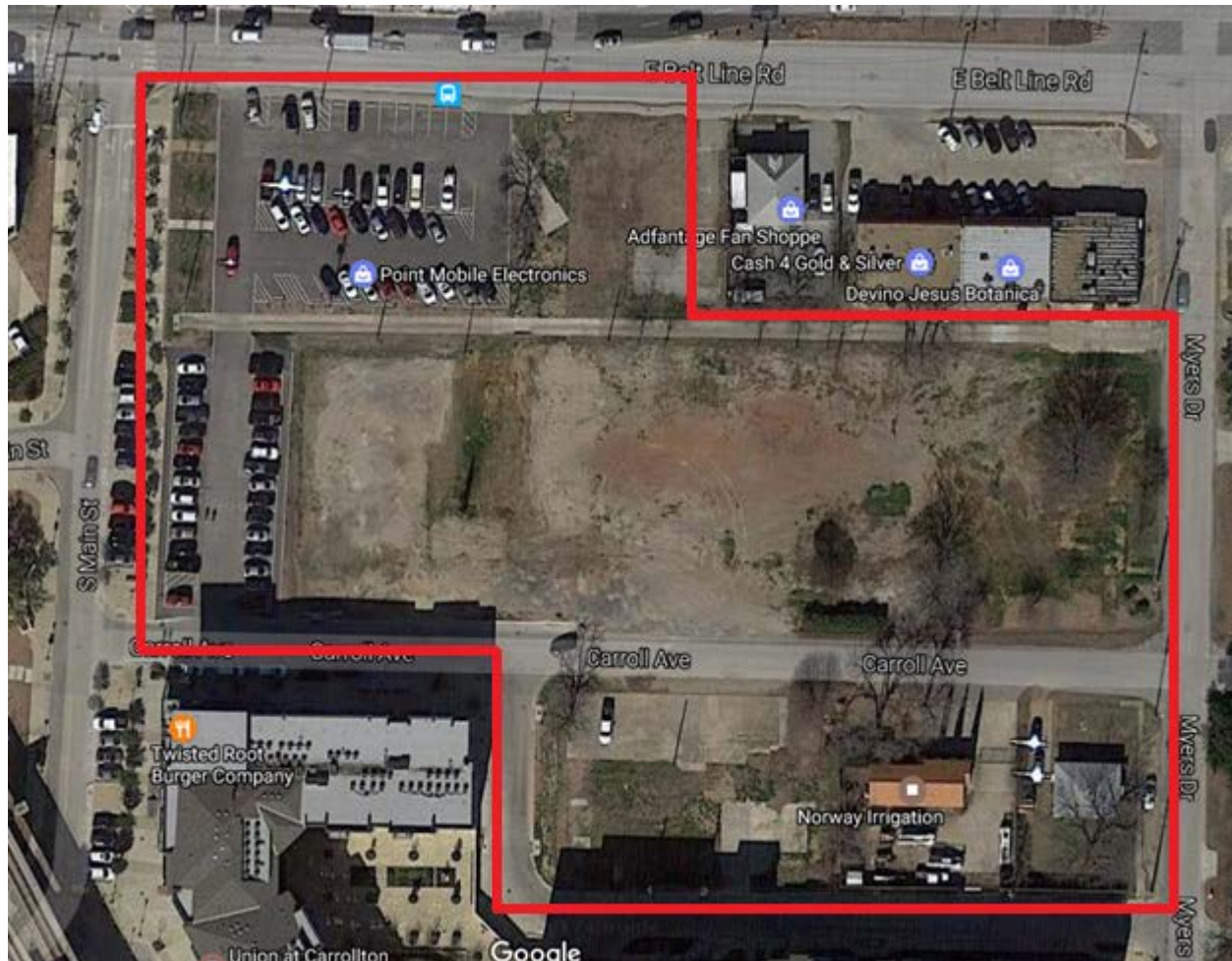
City funds will be dispersed to Trammell Crow on a receipt-reimbursable basis after the Engineering Department has inspected the work and ensured compliance with the City's General Design Standards.

STAFF RECOMMENDATION/ACTION DESIRED:

Staff recommends City Council approval of a resolution authorizing the City Manager to negotiate and execute an amendment to the Disposition and Development Agreement with TCC High Street Development for a mixed-use development in Downtown Carrollton and providing funding for the Myers Street reconstruction project, in an amount not to exceed \$723,000.00.

Location Map

Address: Generally located at 1101 S. Main Street in Historic Downtown Carrollton



RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARROLLTON, TEXAS, AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE AN AMENDMENT TO THE DISPOSITION AND DEVELOPMENT AGREEMENT WITH TCC HIGH STREET DEVELOPMENT FOR A MIXED-USE DEVELOPMENT IN HISTORIC DOWNTOWN CARROLLTON AND PROVIDING FUNDING FOR MYERS STREET RECONSTRUCTION; ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City Council of the City of Carrollton, Texas (“City Council”), entered into a Disposition and Development Agreement (“Agreement”) with TCC High Street Development (“Company”) on August 2, 2016 for the design and construction of Phase III of the Union at Carrollton Square mixed-use project (“Project”) within historic Downtown Carrollton; and

WHEREAS, under the terms of the Agreement, the Project shall include a minimum of 300 apartment units, 3,000 square feet of retail/commercial flex space, and a multi-level structured parking garage similar in design to Phase I of the Union at Carrollton Square; and

WHEREAS, the Project’s impact on the sanitary sewer and storm drain infrastructure on the existing systems and infrastructure in the areas will require improvements and the reconstruction of Myers Street prior to the Project’s construction; and

WHEREAS, the City of Carrollton, Texas (“City”) had previously allocated funds from the 2013 Bond Election for these improvements, and anticipated completing such improvements at a future date; and

WHEREAS, as a means to recognize cost savings for these improvements and to complete the infrastructure improvements in a manner that is complementary with the Project’s construction timeline, the City wishes to allocate the previously-designated funds for the reconstruction of Myers Street through the Agreement, based on work performed by the Company; and

WHEREAS, the City Council is of the opinion that the reconstruction of Myers Street will benefit Carrollton residents, and that the City Manager shall be authorized to negotiate and execute an amendment to the Disposition and Development Agreement on behalf of the City of Carrollton;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CARROLLTON, TEXAS, THAT:

Section 1

All of the above premises are found to be true and correct legislative and factual findings of the City Council, and they are hereby approved, ratified and incorporated into the body of this Resolution as if copied in their entirety.

Section 2

The City Manager is hereby authorized to negotiate and execute an amendment to the Disposition and Development Agreement with TCC High Street Development for a mixed-use development in historic Downtown Carrollton and providing funding for Myers Street reconstruction in an amount not to exceed \$723,000.00.

Section 3

This Resolution shall take effect upon passage.

PASSED AND APPROVED ON JUNE 27, 2017.

CITY OF CARROLLTON, TEXAS

Kevin Falconer, Mayor

ATTEST:

Laurie Garber, City Secretary

APPROVED AS TO FORM:

Meredith A. Ladd
City Attorney

APPROVED AS TO CONTENT:

Cesar J. Molina, Jr., PE
Director of Engineering

Ravi Shah
Director of Development Services