



MINUTES

CALL TO ORDER

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

Present

Chairman Mike Del Bosque

Council Member Jacquin Headen

Council Member Tony Shotwell

STAFF PRESENTATIONS

1. Goodland Development Overview

Rylan Yowell of Provident Development presented to the committee an update on Goodland including long-range plan, next annexation phase, character imagery, parks/open space imagery and noting once all phases are constructed it would comprise about 5,000 acres; the development is double the size of downtown Dallas; adds 50,000 residents, which are more than the entire population of Cedar Hill, Texas; and this development will likely move Grand Prairie from the 16th largest population in Texas to around the 10th largest.

Council Member Shotwell noted his concern is housing being in place first before the industrial. Chairman Del Bosque inquired on the quantity of farm roads/county roads that need to build out. Council Member Headen said asked for a breakdown of the properties, multifamily and single family. The committee thanked Mr. Yowell for update.

2. 2025 Federal Legislative Initiatives for Infrastructure Projects

Managing Director Lisa Norris presented to the committee a proposed list for 2025 Legislative Initiatives for key infrastructure projects for the city. This information will be shared with Federal legislators to highlight the city's needs.

Chairman Del Bosque mentioned the one pager prepared last year was effective and added this year he would like to include Hensley Field. Council Member Shotwell said he is in agreement to include Hensley Field as long as there is no cost to Grand Prairie. Council Member Headen said she like the idea proposed by Chairman Del Bosque to include the master plan, possibly separate from the one pager. The committee will circle back with staff to discuss further.

3. Mobile Libraries Schedule Update

Not Presented - Moved to the February 18, 2024 Meeting

CONSENT AGENDA

Chairman Del Bosque asked the committee if they had any questions on the Consent Agenda items. Motion to approve consent agenda item four including motion to recommend approval to City Council of consent agenda items five through ten made by Council Member Headen, seconded by Council Member Shotwell. The motion carried unanimously.

4. Minutes of the December 17, 2024 City Council Development Committee Meeting

Approved on Consent Agenda

5. Construction Manager at Risk (CMAR) Contract with CMC Development & Construction Corporation LLC for Initial Pre-Construction Services regarding Water Utility Facilities Renovations in the amount of \$2,000; Approval of a Construction Manager's Fee of 2.0% of the Cost of Work

Approved on Consent Agenda

6. Annual contract for Reinforced Concrete Cylinder Pipe (RCCP) welding services from Rangeline Pipeline Services, LLC in an amount not to exceed \$100,000.00 annually. This contract will be for one year with the option to renew for four additional one-year periods totaling \$500,000.00, if all extensions are exercised

Approved on Consent Agenda

7. Reject all bids from RFB #25027 for the SH 180 at Jefferson Street Roundabout Project

Approved on Consent Agenda

8. Resolution approving the 2025 Grand Connection Public Transportation Agency Safety Plan (PTASP) and authorizing the City Manager to submit the 2025 Grand Prairie PTASP and related documentation to the Texas Department of Transportation (TXDOT) and the Federal Transit Administration (FTA) for compliance with federal safety requirements

Approved on Consent Agenda

9. Purchase Fire Hydrant Repair and Replacement Services from Southern Trenchless Solutions, LLC in the amount of \$514,160.55 for the Repair and/or Replacement of 29 Fire Hydrants through a national cooperative agreement with BuyBoard

Approved on Consent Agenda

10. Annual contract for the purchase of water meter boxes and lids from Bass & Hays Foundry, Inc. in an amount of up to \$150,000.00 annually. This contract will be for one year with the option to renew for four additional one-year periods totaling \$750,000.00 if all extensions are exercised

Approved on Consent Agenda

ITEMS FOR INDIVIDUAL CONSIDERATION

Chairman Del Bosque asked the committee if they had any questions on the Items for Individual Consideration eleven through fourteen and if they could be considered together. Motion to recommend approval of the items eleven through fourteen made to City Council made by Council Member Shotwell, seconded by Council Member Headen. The motion carried unanimously.

11. Amendment #1 to Professional Services Contract with Garver, LLC for additional engineering design services for the Shady Grove Road Phase 1 from State Highway 161 Northbound Freeway to Belt Line Road reconstruction project in the amount of \$1,734,578.86, for a total contract amount of \$2,607,340.86

Approved

12. Construction contract with McMahon Contracting and Construction, LLC dba McMahon Contracting, L.P. for West Tarrant Road at Arbor Creek Paving, Drainage, Water and Wastewater Improvements in the total amount of \$ 9,001,285.14 for Base Bid; materials testing with Alliance Geotechnical Group for \$44,887.00; in-house engineering in the amount of \$450,064.26; and a 5% construction contract contingency in the amount of \$450,064.26 for a total project cost of \$9,946,300.66

Approved

13. Purchase of VT Supervisory Control and Data (SCADA) Upgrade Services from Prime Controls, L.P. in the amount of \$324,306.00

Approved

14. Annual contract for maintenance and repair services of the Supervisory Control and Data (SCADA) system with Prime Controls, L.P. as primary and Super Tech Automation, LLC dba Supertech Automation as secondary in an amount not to exceed \$150,000.00 annually. This contract will be for one year with the option to renew for four additional one-year periods totaling \$750,000.00 if all extensions are exercised

Approved

EXECUTIVE SESSION

No executive session was held.

CITIZEN COMMENTS

There were no citizen comments.

ADJOURNMENT

The meeting adjourned at 4:17 p.m.

Chairman Mike Del Bosque