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**CITY SECRETARY
DALLAS, TEXAS**

City of Dallas

*1500 Marilla Street
Council Chambers, 6th Floor
Dallas, Texas 75201*

Public Notice

250450

POSTED CITY SECRETARY
DALLAS, TX



City Plan Commission

May 8, 2025

Briefing - 9:00 AM

Public Hearing - 12:30 PM



CITY OF DALLAS
CITY PLAN COMMISSION MEETING
THURSDAY, MAY 8, 2025
AGENDA

BRIEFINGS: **Videoconference/Council Chambers*** **9:00 a.m.**

(The City Plan Commission may be briefed on any item on the agenda if it becomes necessary.)

PUBLIC HEARINGS: **Videoconference/Council Chambers*** **12:30 p.m.**
Public hearings will not be heard before 12:30 p.m.

PURPOSE: To consider the attached agendas.

[New City Plan Commission webpage.](#)

*** All meeting rooms and chambers are located in Dallas City Hall, 1500 Marilla, Dallas, Texas**

The City Plan Commission meeting will be held by videoconference and in the Council Chambers, 6th Floor at City Hall. Individuals who wish to listen to the meeting, may participate by video by joining Cisco Webex Link: <https://bit.ly/CPC-050825> or by calling the following phone number: **Webinar number:** (Webinar 2488 729 9285) password: dallas (325527 from phones)) and by **phone:** +1-469-210-7159 United States Toll (Dallas) or +1-408-418-9388 United States Toll (Access code: 2488 729 9285 **Password (if required)** 325527).

Individuals and interested parties wishing to speak must register with the Planning and Development Department by registering online at <https://dallascityhall.com/government/Boards-and-Commissions/City-Plan-and-Zoning-Commission/Pages/Meetings.aspx> or call (214) 670-4209, by 3:00 p.m., Wednesday, May 7, 2025, eighteen (18) hours prior to the meeting date and time.

Las personas y las partes interesadas que desean hablar deben registrarse con en el Departamento de Planificación y Desarrollo registrándose en línea en <https://dallascityhall.com/government/Boards-and-Commissions/City-Plan-and-Zoning-Commission/Pages/Meetings.aspx> o llamando al (214) 670-4209, antes de las 3:00 p.m. del miércoles, 7 de mayo de 2025, dieciocho (18) horas antes de la fecha y hora de la reunión.

The public may attend the meeting virtually; however, City Hall is available for those wishing to attend the meeting in person. The City of Dallas will make "Reasonable Accommodations/Modifications" to programs and/or other related activities to ensure any and all residents have access to services and resources to ensure an equitable and inclusive meeting. Anyone requiring auxiliary aid, service, and/or translation(interpreter) to fully participate in the meeting should notify the Planning and Development Department by emailing yolanda.hernandez@dallas.gov, calling (214) 670-4209 or TTY (800) 735-2989, at least seventy-two (72) hours (3 days) prior to the scheduled meeting. A video stream of the meeting will be available twenty-four (24) hours after adjournment by visiting <https://dallastx.new.swagit.com/views/113>.

Se anima al público a asistir a la reunión virtualmente; sin embargo, la audiencia está disponible para aquellos que deseen asistir en persona. La ciudad de Dallas llevará a cabo "Adecuaciones/Modificaciones Razonables" a los programas y/u otras actividades relacionadas para asegurar que todos y cada uno de los residentes tengan acceso a los servicios y recursos para asegurar una reunión equitativa e inclusiva. Cualquier persona que requiera asistencia adicional, servicio, y/o traducción (intérprete) para poder participar de forma íntegra en la reunión debe notificar a Departamento de Planificación y Desarrollo enviando un correo electrónico a yolanda.hernandez@dallas.gov, llamando al (214) 670-4209 o TTY (800) 735-2989, por lo menos setenta y dos (72) horas (3 días) antes de la reunión programada. Una transmisión en video de la reunión estará disponible dos días hábiles luego de la finalización de la reunión en <https://dallastx.new.swagit.com/views/113>.

**AGENDA
CITY PLAN COMMISSION MEETING
THURSDAY, MAY 8, 2025
ORDER OF BUSINESS**

The City Plan Commission meeting will be held by videoconference and in the Council Chambers, 6th Floor at City Hall. Individuals who wish to speak in accordance with the City Plan Commission Rules of Procedure must sign up with the Planning and Development Department's Office.

The public may attend the meeting virtually; however, City Hall is available for those wishing to attend the meeting in person.

The following videoconference link is available to the public to listen to the meeting and Public Affairs and Outreach will also stream the City Plan Commission meeting on Spectrum Cable Channel 16 and bit.ly/cityofdallastv:

<https://dallascityhall.webex.com/dallascityhall/j.php?MTID=mc1ddb237dfa8de069080cfa1383735bd>

Public hearings will not be heard before 12:30 p.m.

BRIEFING ITEMS

APPROVAL OF MINUTES

ACTION ITEMS:

ZONING DOCKET:

| | |
|---------------------------------|-------------|
| ZONING CASES – CONSENT | Items 1-10 |
| ZONING CASES – UNDER ADVISEMENT | Items 11-13 |
| ZONING CASES – INDIVIDUAL | Items 14-16 |

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|---|---------|
| <u>AUTHORIZED HEARING – ZONING CASES</u> | Item 17 |
|---|---------|

SUBDIVISION DOCKET:

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|-----------------------------|-------------|
| SUBDIVISION CASES – CONSENT | Items 18-24 |
|-----------------------------|-------------|

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| <u>THOROUGHFARE PLAN AMENDMENT – UNDER ADVISEMENT</u> | Item 25 |
|--|---------|

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|--------------------------|---------|
| <u>AREA PLANS</u> | Item 26 |
|--------------------------|---------|

OTHER MATTERS:

CONSIDERATION OF APPOINTMENTS TO CPC COMMITTEES

ADJOURNMENT

Handgun Prohibition Notice for Meetings of Governmental Entities

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistol oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."

"Pursuant to Section 46.03, Penal Code (places weapons prohibited), a person may not carry a firearm or other weapon into any open meeting on this property."

"De conformidad con la Sección 46.03, Código Penal (coloca armas prohibidas), una persona no puede llevar un arma de fuego u otra arma a ninguna reunión abierta en esta propiedad."

CALL TO ORDER**BRIEFINGS:****PUBLIC TESTIMONY:****APPROVAL OF MINUTES:**

Approval of Minutes of the February 6, 2025 City Plan Commission Hearing, the February 20, 2025 City Plan Commission Hearing, the March 4, 2025 City Plan Commission Hearing, the March 6, 2025 City Plan Commission Hearing, and the April 24, 2025 City Plan Commission Hearing.

ACTIONS ITEMS:**Zoning Docket:****Zoning Cases - Consent:**

1. [25-1562A](#) An application for a Planned Development District for residential and nonresidential uses on property zoned IR Industrial Research District, on the east line of North Beckley Avenue, north of East Comstock Street.

Staff Recommendation: **Approval**, subject to a development plan and conditions

Applicant: Arthur Clay Development Group N. Beckley Ave Project, LLC

Representative: Baldwin Associates - Rob Baldwin

Planner: Liliana Garza

Council District: 6

Z234-219(LG)

Attachments: [Z234-219\(LG\) Case Report](#)
[Z234-219\(LG\) Development Plan](#)

2. [25-1563A](#) An application for a new Planned Development Subarea for residential and nonresidential uses on property zoned Subarea 3 within Planned Development No. 316, the Jefferson Area Special Purpose District, on the southeast corner of West 12th Street and South Madison Avenue.

Staff Recommendation: **Approval**, subject to conditions.

Applicant: Ionna, LLC

Representative: Baldwin Associates - Rob Baldwin

Planner: Liliana Garza

Council District: 1

Z245-119(LG)

Attachments: [Z245-119\(LG\) Case Report](#)

3. [25-1564A](#) An application for removal of a D Liquor Control Overlay, with consideration given to a D-1 Liquor Control Overlay with a Specific Use Permit, on property zoned Planned Development District No. 9 with a D Liquor Control Overlay, on the northeast line of Fairmont Street, southeast of Mahon Street.
Staff Recommendation: **Approval** of the removal of the D Liquor Control Overlay.
Applicant: Arrels Hospitality Concepts, LLC - Remington Bruce
Representative: Winstead PC - Tommy Mann
Planner: Liliana Garza
Council District: 14

Z245-169(LG)

Attachments: [Z245-169\(LG\) Case Report](#)

4. [25-1565A](#) An application for a Specific Use Permit for an alcoholic beverage establishment limited to a bar, lounge, or tavern on property zoned CR Community Retail District, on the northeast line of North Fitzhugh Avenue, northwest of Bryan Street.
Staff Recommendation: **Approval** for a three-year period, subject to site plan and conditions.
Applicant: 1410 Nfitz, LLC - Mohsen Heidari
Representative: Permitted Development - Audra Buckley
Planner: Liliana Garza
Council District: 2

Z245-173(LG)

Attachments: [Z245-173\(LG\) Case Report](#)
[Z245-173\(LG\) Site Plan](#)

5. [25-1566A](#) An application for an amendment and renewal of Specific Use Permit No. 1661 for an open-enrollment charter school use on property zoned an IR Industrial Research District with Deed Restrictions (Z823-131), on property bounded by Beckleymeade Avenue, South Hampton Road, Westfall Drive, and Stoneview Street.
Staff Recommendation: **Approval**, subject to an amended site plan and amended conditions.
Applicant: Uplift Education
Representative: Baldwin Associates - Rob Baldwin
Planner: Lori Levy
Council District: 8

Z234-253(LL)

Attachments: [Z234-253\(LL\) Case Report](#)
[Z234-253\(LL\) Site Plan](#)
[Z234-253\(LL\) Traffic Management Plan](#)

6. [25-1567A](#) An application for a Specific Use Permit for a private school on property within R-10(A) and R-1ac(A) Single Family Districts, on the south line of West-Northwest Highway, the west line of Midway Road, and the north line of Cochran Chapel Road.
Staff Recommendation: **Approval** for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan, a traffic management plan, and conditions.
Applicant: Oak Hill Academy
Representative: Baldwin Associates - Rob Baldwin
Planner: Lori Levy
Council District: 13
Z245-172(LL)

Attachments: [Z245-172\(LL\) Case Report](#)
[Z245-172\(LL\) Site Plan](#)
[Z245-172\(LL\) Traffic Management Plan](#)
7. [25-1568A](#) An application for a LI Light Industrial District on Property zoned A(A) Agricultural District, on the southeast line of Telephone Road, east of North Dallas Avenue.
Staff Recommendation: **Approval.**
Applicant: HSM Equity Partners, Inc.
Representative: Elsie Thurman, Land Use Planning & Zoning Services
Planner: Teaseia Blue
Council District: 8
Z245-166(TB)

Attachments: [Z245-166\(TB\) Case Report](#)
8. [25-1569A](#) An application for an NO(A) Neighborhood Office District on property zoned an R-7.5(A) Single Family District, on the north line of West Jefferson Boulevard, east of North Tennant Street.
Staff Recommendation: **Approval.**
Applicant: Bishop House, LC - Leighton Durham III
Representative: Audra Buckley
Planner: Martin Bate
Council District: 1
Z245-175(MB)

Attachments: [Z245-175\(MB\) Case Report](#)

9. [25-1570A](#) An application for an amendment to Tracts C and C-1 within Planned Development District No. 24 on the southeast corner of Rolling Hills Lane and Waterfall Way, and on the west line of Waterfall Way, between Rolling Hills Lane and Brookgreen Drive.

Staff Recommendation: **Approval**, subject to amended conditions.

Applicant: Dallas County

Representative: Baldwin Associates LLC

Planner: Jenniffer Allgaier, M. Arch, AICP

Council District: 11

Z245-201(JA/TZ)

Attachments: [Z245-201\(JA/TZ\) Case Report](#)

10. [25-1571A](#) An application for the renewal of Specific Use Permit No. 2238, for an alcoholic beverage establishment limited to a private club-bar, on a property zoned Subdistrict 6C in Planned Development District 830, on the east line of North Tyler Street, north of West Davis Street.

Staff Recommendation: **Approval** for a five-year period, with eligibility for automatic renewals for additional five-year periods, subject to site plan and conditions.

Applicant: David Space, Good Space X LLC

Representative: Carlos Talison, La Sierra Planning Group

Planner: Cherrell Caldwell

Council District: 1

Z234-245(CC)

Attachments: [Z234-245\(CC\) Case Report](#)

Zoning Cases - Under Advisement:

11. [25-1572A](#) An application for a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store less than 3,500 square feet on property zoned a CR-D-1 Community Retail with a D-1 Liquor Control Overlay, on the southeast corner of North Masters Drive and Tokowa Drive.

Staff Recommendation: **Approval** of a two-year period, subject to a site plan and conditions.

Applicant: Pervez Plasticwala

Representative: Robert Nunez, Alchemi DP

Planner: Cherrell Caldwell

U/A From: April 2, 2025.

Council District: 5

Z245-115(CC)

Attachments: [Z245-115\(CC\) Case Report](#)
[Z245-115\(CC\) Site Plan](#)

12. [25-1573A](#) An application for an R-5(A) Single Family District on property zoned an A(A) Agricultural District with deed restrictions [Z845-372], on the northeast line of Haymarket Road, southeast of South Saint Augustine Road.
Staff Recommendation: **Approval**.
Applicant: TMM Development, LLC
Representative: Karl A. Crawley, Masterplan
Planner: Liliana Garza
U/A From: March 20, 2025 and April 24, 2025.
Council District: 8
Z245-124(LG)

Attachments: [Z245-124\(LG\) Case Report](#)

13. [25-1574A](#) An application for an R-5(A) Single Family District on property zoned an A(A) Agricultural District, on the south line of South St. Augustine Road, east of Middlefield Road.
Staff Recommendation: **Approval**.
Applicant: Lakeview Homes, LLP
Representative: Luke Spicer, P.E., CCM Engineering
Planner: Teaseia Blue, MBA
U/A From: February 20, 2025 and April 10, 2025.
Council District: 8
Z245-122(TB)

Attachments: [Z245-122\(TB\) Case Report](#)

Zoning Cases - Individual:

14. [25-1575A](#) An application for a new subdistrict on property zoned Subdistrict 1A within Planned Development District No. 714, the West Commerce Street/Fort Worth Avenue Special Purpose District, an A(A) Agricultural District, and an IM Industrial Manufacturing District, on the west line of North Beckley Avenue, between West Commerce Street and West Main Street; also on the north line of West Main Street, between North Beckley Avenue and Herbert Street; and the northeast corner of North Beckley Avenue and West Commerce Street.
Staff Recommendation: **Approval**, subject to staff's recommended conditions.
Applicant: Trinity Park Conservancy
Representative: Andrew Ruegg, Masterplan
Planner: Martin Bate
Council District: 6
Z234-262(MB)

Attachments: [Z234-262\(MB\) Case Report](#)

15. [25-1576A](#) An application for a Specific Use Permit for a metal salvage facility on property zoned an IM Industrial Manufacturing District, on the north side of Singleton Boulevard between Pluto Street and Norwich Street.
Staff Recommendation: **Approval** for a five-year period, subject to a site plan and staff's recommended conditions.
Applicant: Neal Rifkin, MetalX
Representative: Rob Baldwin
Planner: Martin Bate
Council District: 6
Z245-159(LC/MB)

Attachments: [Z245-159\(LC/MB\) Case Report](#)
[Z245-159\(LC/MB\) Site Plan](#)

16. [25-1577A](#) An application for the renewal and amendment of Specific Use Permit (SUP) No. 2078 for an industrial (outside) potentially incompatible use limited to concrete or asphalt crushing and to add concrete or asphalt batching on property zoned an IM Industrial Manufacturing District, on the east line of Luna Road, north of Ryan Road.
Staff Recommendation: **Approval** for a five-year period, subject to amended site plan and amended conditions.
Applicant: ALMC Recycling Ventures, LLC
Representative: Tina Y. Sohne
Planner: Teaseia Blue, MBA
Council District: 6
Z234-337(TB)

Attachments: [Z234-337\(TB\) Case Report](#)
[Z234-337\(TB\) Existing Site Plan](#)
[Z234-337\(TB\) Proposed Site Plan](#)

Authorized Hearings - Zoning Case:

17. [25-1578A](#) A City Plan Commission authorized hearing to determine proper zoning on property zoned an IM Industrial Manufacturing District with Specific Use Permit (SUP) No. 2078 for an industrial (outside) potentially incompatible use limited to concrete or asphalt crushing, on the east line of Luna Road, north of Ryan Road; and with consideration to be given to evaluating whether SUP No. 2078 is compatible with adjacent property and consistent with the character of the neighborhood.
Staff Recommendation: **Approval** for a five-year period, subject to amended conditions.
Planner: Teaseia Blue, MBA
Council District: 6
Z234-288(TB)

Attachments: [Z234-288\(TB\) Case Report](#)
[Z234-288\(TB\) Site Plan](#)

SUBDIVISION DOCKET:**Consent Items:**

18. [25-1579A](#) An application to create one 37.812-acre lot from a tract of land in City Block 7212 on property located between Stone Mesa Drive and Pinnacle Park Boulevard, north of Rock Quarry Road.
 Applicant/Owner: City of Dallas
 Surveyor: City of Dallas, Public Works
 Application Filed: April 9, 2025
 Zoning: PD 525, IR
 Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
 Planner: Hema Sharma
 Council District: 1
 S245-142

Attachments: [S245-142 Case Report](#)
 [S245-142 Plat Page No. 1](#)
 [S245-142 Plat Page No. 2](#)

19. [25-1580A](#) An application to replat 18.16-acre tract of land containing all of Lot 1 in City Block 8/8433 to create one lot, and to dedicate a right-of-way and easements, on property located between Lawler Road and Bunchberry Drive, east of Whispering Hills Drive.
 Applicant/Owner: Richardson Independent School District
 Surveyor: Raymond L. Goodson Jr. Inc.
 Application Filed: April 9, 2025
 Zoning: A(A)
 Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
 Planner: Hema Sharma
 Council District: 10
 S245-143

Attachments: [S245-143 Case Report](#)
 [S245-143 Plat](#)

20. [25-1581A](#) An application to create one 13.9355-acre lot from a tract of land in City Block 10/8916, and to dedicate right-of-way and easements, on property located between Arapaho Road and La Cosa Drive, east of Meandering Way.
Applicant/Owner: Richardson Independent School District
Surveyor: Raymond L. Goodson Jr. Inc.
Application Filed: April 9, 2025
Zoning: R-7.5(A)
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
Planner: Hema Sharma
Council District: 11
S245-144

Attachments: [S245-144 Case Report](#)
[S245-144 Plat](#)

21. [25-1582A](#) An application to replat a 3.809-acre tract of land containing all of Lots 1 through 36 and an abandoned alley in City Block 1/1355 to create one lot on property bounded by Al Lipscomb Way, Jeffries Street, Park Row Avenue and Malcom X Boulevard.
Owner: Dallas Independent School District
Surveyor: Dal-Tech Engineering
Application Filed: April 9, 2025
Zoning: PD-595 (MF-2(A))
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
Planner: Hema Sharma
Council District: 7
S245-145

Attachments: [S245-145 Case Report](#)
[S245-145 Plat](#)

22. [25-1583A](#) An application to create one 1.000-acre lot from a tract of land in City Block 6051 on property located on Hampton Road, south of Ledbetter Drive.
Applicant/Owner: Sameer Mohammed, Hampton Road 4323, LLC
Surveyor: Geonav LLC
Application Filed: April 9, 2025
Zoning: RR
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
Planner: Hema Sharma
Council District: 3
S245-146

Attachments: [S245-146 Case Report](#)
[S245-146 Plat](#)

23. [25-1584A](#) An application to create one 0.9817-acre lot and one 2.783-acre lot, and to dedicate a right-of-way and an alley from a 3.8165-acre tract of land in City Block 6049, on property located on Hampton Road, south of Ledbetter Drive/State Highway Loop No. 12.
Applicant/Owner: Rachel Hills; DFW Land Holdings, LLC
Surveyor: Summit Surveying, Inc.
Application Filed: April 9, 2025
Zoning: RR
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
Planner: Hema Sharma
Council District: 3
S245-147

Attachments: [S245-147 Case Report](#)
[S245-147 Plat](#)

24. [25-1585A](#) An application to create a 202-lot single family subdivision with lots ranging in size from 1,360 square feet to 3,400 square feet, one amenity lot, 9 common areas and to dedicate a right-of-way from 15.804-acre tract of land in City Block 6896, on property located on Crouch Road at Lancaster Road/State Highway No. 342, southwest corner.
Owners: City of Dallas, Tomfirm Camp Wisdom LP
Surveyor: Westwood Professional Services
Application Filed: April 10, 2025
Zoning: PD 625
Staff Recommendation: **Approval**, subject to compliance with the conditions listed in the docket.
Planner: Hema Sharma
Council District: 8
S245-148

Attachments: [S245-148 Case Report](#)
[S245-148 Plat](#)

Thoroughfare Plan Amendments - Under Advisement:

25. [25-1586A](#) An amendment to the City of Dallas Thoroughfare Plan to change (1) the designation of Grady Niblo Road between Mountain Creek Parkway and S. Merrifield Road from a standard six-lane divided principal arterial roadway in 107 feet of right-of-way (S-6-D) to a minimum four-lane divided minor arterial roadway in 80 feet of right-of-way (M-4-D(A)), and (2) the designated alignment of the unbuilt portion of the roadway.

Staff Recommendation: **Approval** to amend the City of Dallas Thoroughfare Plan to change; (1) the designation of Grady Niblo Road between Mountain Creek Parkway and Merrifield Road from a standard six-lane divided principal arterial roadway in 107 feet of right-of way (S-6-D) to a minimum four-lane divided minor arterial roadway in 80 feet of right-of way (M-4-D(A)); and (2) the designated alignment of the unbuilt portion of the roadway.

Applicant: The Potters House of Dallas, Inc.

Representative: Claudio Segovia, PE

Planner: Kierra Williams

U/A From: March 20, 2025.

Council District: 3

Grady Niblo Road between Mountain Creek Parkway and S. Merrifield Road

Attachments: [Grady Niblo Road Case Report](#)

Area Plans:

26. [25-1587A](#) Consideration of the adoption of the South Dallas Fair Park Area Plan, an area generally bounded Haskell Ave to the North, the Southern Pacific Central Bypass Rail line to the East, Botham Jean Blvd to the South, and the Gulf, Colorado and Santa Fe Rail line to the West.

Staff Recommendation: **Approval** of the South Dallas Fair Park Area plan in order to advance the Plan for review and adoption by City Council.

Planner: Patrick Blaydes

Council District: 7

South Dallas Fair Park Area Plan(PB)

Attachments: [South Dallas Fair Park Area Plan Presentation](#)

OTHER MATTERS:

Items for Reconsideration:

Consideration of Appointments to CPC Committees:

ADJOURNMENT

CITY PLAN COMMISSION PUBLIC COMMITTEE MEETINGS

None

EXECUTIVE SESSION NOTICE

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. seeking the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act. [Tex. Govt. Code §551.071]
2. deliberating the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.072]
3. deliberating a negotiated contract for a prospective gift or donation to the city if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.073]
4. deliberating the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing. [Tex. Govt. Code §551.074]
5. deliberating the deployment, or specific occasions for implementation, of security personnel or devices. [Tex. Govt. Code §551.076]
6. discussing or deliberating commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay or expand in or near the city and with which the city is conducting economic development negotiations; or deliberating the offer of a financial or other incentive to a business prospect. [Tex Govt. Code §551.087]
7. deliberating security assessments or deployments relating to information resources technology, network security information, or the deployment or specific occasions for implementations of security personnel, critical infrastructure, or security devices. [Tex Govt. Code §551.089]