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**CITY SECRETARY
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Public Notice

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**POSTED CITY SECRETARY
DALLAS, TX**

**CITY OF DALLAS PUBLIC FACILITY CORPORATION
BOARD OF DIRECTORS MEETING**

October 22, 2024, at 12:00 PM

**J. Erik Jonsson Central Library, Sixth Floor Classroom B, and Videoconference
J. Erik Jonsson Central Library – 1515 Young St, Dallas, TX 75201**

The public may listen to the meeting as an attendee at the following videoconference link:

<https://dallascityhall.webex.com/dallascityhall/j.php?MTID=m7e3f872e35c5c109a0a3c8c45797b28c>

Members of the public who wish to listen to the meeting by telephone may call: 1-408-418-9388: Access Code: 24876830223

The City of Dallas will make “Reasonable Accommodations” 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 to fully participate in the meeting should notify the Department of Housing and Urban Revitalization by calling (214) 670-3077 or TTY (800) 735-2989, forty-eight (48) hours prior to the scheduled meeting. A video stream of the meeting will be available two business days after adjournment by visiting <https://dallascityhall.com/government/Pages/Live.aspx>. Individuals and interested parties wishing to speak must register with the Department of Housing and Neighborhood Revitalization by calling (214) 670-3077, twenty-four (24) hours prior to the meeting date and time.

AGENDA

1. Call to Order - Keith Pomykal, President
2. Roll Call - Samuel McDaniel, Assistant General Manager
3. Public Testimony - public comment(s) on items 4-16
4. Discussion and approval of the minutes of September 24, 2024, Board Meeting - Keith Pomykal, President
5. Ethics Disclosures: Board members should disclose any relationship a member may have with the projects to be considered on this agenda or with any developer, participant or financial beneficiary of the projects to be considered on this agenda, even if that relationship does not relate to the specific project the Dallas Public Facility Corporation Board is considering - Keith Pomykal, President
6. Discussion regarding the demolition of the facility at 9999 Technology Blvd - Sam McDaniel, Assistant General Manager; Jake Brown, LDG Development
7. Discussion and approval of a resolution authorizing the negotiation and execution of a Term Sheet for the Rivulet in partnership with Rivulet MF LandCo I, LLC to be located at 6400 University Hills Blvd, Dallas, TX 75134 – Sam McDaniel, Assistant General Manager; Swede

Hanson, Smart Living Residential; Jim Plummer, Bracewell; Braxton Parsons, Hilltop Securities

8. TOMA Presentation: Presentation regarding Texas Open Meetings Act – Lisa D. Mares, Dallas Assistant City Attorney
9. Discussion and approval of the 2024/2025 DPFC board meeting dates – Sam McDaniel, Assistant General Manager
10. Discussion and approval of proposed bylaw changes to present at the upcoming Housing and Homeless Solutions Committee meeting on October 29, 2024 – Ken Montgomery, Governance Committee Chair
11. Discussion and approval of authorizing the opening of a credit card account for the City of Dallas Public Facilities Corporation (the “Corporation”); authorizing the execution of any required resolution to acquire such credit card; authorizing authorized signatories, authorizing all actions necessary or convenient to carry out the purposes of this Resolution– Sam McDaniel, Assistant General Manager; Alan Tallis, Treasurer; Jim Plummer, Bracewell
12. Discussion and approval of the DPFC staff hiring committee – Sam McDaniel, Assistant General Manager; Keith Pomykal, President
13. Discussion regarding DPFC property monitoring procedures – Sam McDaniel, Assistant General Manager
14. Discussion and review of Dallas DPFC Website Report – Sam McDaniel, Assistant General Manager; Kevin Winters, Community Outreach Chair
15. Discussion and review of Dallas DPFC Pipeline Report - Sam McDaniel, Assistant General Manager
16. Approval of Resolution confirming and ratifying the appointment of Sam McDaniel as the Assistant General Manager and other matters in connection therewith – Sam McDaniel, Assistant General Manager; Jim Plummer, Bracewell
17. Adjourn – Keith Pomykal, President

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]

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 pistola 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."