



CITY OF GRAPEVINE, TEXAS  
REGULAR JOINT MEETING OF  
CITY COUNCIL AND PLANNING AND ZONING COMMISSION  
TUESDAY, MARCH 21, 2017

GRAPEVINE CITY HALL, SECOND FLOOR  
200 SOUTH MAIN STREET  
GRAPEVINE, TEXAS

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6:00 p.m.	Dinner - City Council Conference Room
6:30 p.m.	Call to Order of City Council Meeting - City Council Chambers
6:30 p.m.	Executive Session - City Council Conference Room
7:30 p.m.	Joint Regular Meeting - City Council Chambers

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**CALL TO ORDER: 6:30 p.m.** – City Council Chambers

**EXECUTIVE SESSION:**

1. City Council to recess to the City Council Conference Room to conduct a closed session relative to:
  - A. Real property relative to deliberation to the purchase, exchange, lease, sale or value of real property (City facilities, Public Works, and the 185 acres) pursuant to Section 551.072, Texas Government Code.
  - B. Conference with City Manager and Staff to discuss and deliberate commercial and financial information received from business prospects the City seeks to have locate, stay, or expand in the City; deliberate the offer of a financial or other incentive; with which businesses the City is conducting economic development negotiations pursuant to Section 551.087, Texas Government Code.

City Council to reconvene in open session in the City Council Chambers and take any necessary action relative to items discussed in Executive Session.

**REGULAR MEETING: 7:30 p.m.** – City Council Chambers

2. Invocation and Pledge of Allegiance: Commissioner Gary Martin

**JOINT PUBLIC HEARING**

3. Conditional Use Permit **CU17-02** (San Daniele) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Kristopher Colig and Kelly Boynton requesting a conditional use permit to allow the possession, storage, retail sales and on-premise consumption of alcoholic beverages (beer, wine and mixed beverages), outside dining and outdoor speakers in conjunction with a restaurant. The subject property is located at 129 South Main Street #130 and is zoned “CBD” Central Business District.

4. Conditional Use Permit **CU17-03** (Mason & Dixie) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Beth Newman requesting a conditional use permit to amend the previously approved site plan of CU09-46 SPRC, CU08-09 (Ordinance No. 2008-020) to allow a restaurant in the Central Business District. The subject property is located at 603 South Main Street #302 and is zoned “CBD” Central Business District.
5. Historic Landmark District **HL16-09** (Bart H. and Annie Harriett Starr House) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Robert and Jacqueline Kulick requesting designation as a historical landmark sub-district. The subject property is located at 428 East Worth Street and is zoned “R-7.5” Single Family District.
6. **Final Plat** of Lots 1AR2, 2AR2, 3R1, 4R1, 5 and 6, Block 1, The Gatehouse in Grapevine – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Tommy Ehrenberg with MK Development requesting to replat Lots 1AR1, 2AR1, 3R and 4R, Block 1, The Gatehouse in Grapevine and Lot 2, Block 4, Stone Myers Business Park. The subject property is located at 670 Gatehouse Drive.

Planning and Zoning Commission to recess to Planning and Zoning Commission Conference Room, Second Floor, to consider published agenda items.

City Council to remain in session in the Council Chambers to consider published business.

#### CITIZEN COMMENTS

7. Any person who is not scheduled on the agenda may address the City Council under Citizen Comments by completing a Citizen Appearance Request form with the City Secretary. In accordance with the Texas Open Meetings Act, the City Council is restricted in discussing or taking action during Citizen Comments.

#### PRESENTATIONS

8. Chief Financial Officer to present Financial Update.

#### NEW BUSINESS

9. Consider **Ordinance No. 2017-016** appropriating funds for the 2017 Capital Plan Quality of Life budget and take any necessary action.

#### CONSENT AGENDA

Consent items are deemed to need little Council deliberation and will be acted upon as one business item. Any member of the City Council or member of the audience may request that an item be withdrawn from the consent agenda and placed before the City

Council for full discussion. Approval of the consent agenda authorizes the City Manager, or his designee, to implement each item in accordance with Staff recommendations.

10. Consider **Resolution No. 2017-029** authorizing an annual contract, with renewals, for various products and services with Amazon Business through an established cooperative agreement with US Communities. Chief Financial Officer recommends approval.
11. Consider an extension of an annual contract, with renewals, for emergency medical supplies with Bound Tree Medical, LLC through an interlocal agreement with the City of Cedar Hill, Texas. Fire Chief recommends approval.
12. Consider the award of an informal request for quote to purchase fertilizer for the Grapevine Golf Course from Harrell's, LLC. Golf Director recommends approval.
13. Consider **Resolution No. 2017-030** authorizing the purchase of a Toro Groundsmaster 3320 mower from Professional Turf Products, LP through an interlocal agreement with the National Intergovernmental Purchasing Alliance. Golf Director recommends approval.
14. Consider renewal of an annual contract for VMware support services with SHI Government Solutions, Inc. through an interlocal agreement with the State of Texas Department of Information Resources (DIR). Chief Technology Officer recommends approval.
15. Consider the award of an informal request for quote for concrete work at the Vineyards Campground and Cabins from Pennington Concrete Construction. Parks and Recreation Director recommends approval.
16. Consider Change Order No. 2 to the Water and Sanitary Sewer Improvement Project agreement with Sabre Development Corp. Public Works Director recommends approval.
17. Consider rejecting the sole bid for the Dooley Street Wastewater Improvements Project from Atkins Brothers Equipment Company. Public Works Director recommends approval.
18. Consider renewal of annual contracts with HD Supply Waterworks and Fortiline Waterworks for waterworks products. Public Works Director recommends approval.
19. Consider **Resolution No. 2017-031** authorizing the purchase of Ford vehicles from Sam Pack's Five Star Ford through an interlocal agreement with the State of Texas Term Contracts Program. Public Works Director recommends approval.
20. Consider renewal of an annual contract with DFW Materials for hauling of debris and aggregates. Public Works Director recommends approval.

21. Consider **Resolution No. 2017-032** authorizing the purchase of a HVAC preventive maintenance services from The Brandt Companies, LLC through an interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard). Public Works Director recommends approval.
22. Consider the award of an informal request for quote to purchase three replacement pumps from FCX Performance. Public Works Director recommends approval.
23. Consider **Resolution No. 2017-033** authorizing the sole source purchase of electrical services for IT Data Center with Brandt Companies LLC. Chief Financial Officer recommends approval
24. Consider the minutes of the March 7, 2017 Regular City Council meeting. City Secretary recommends approval.

Pursuant to the Texas Open Meetings Act, Texas Government Code, Chapter 551.001 et seq, one or more of the above items may be considered in Executive Session closed to the public. Any decision held on such matter will be taken or conducted in open session following conclusion of the executive session.

#### PLANNING AND ZONING COMMISSION RECOMMENDATIONS

25. Conditional Use Permit **CU17-02** (San Daniele) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2017-017**, if applicable, and take any necessary action.
26. Conditional Use Permit **CU17-03** (Mason & Dixie) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2017-018**, if applicable, and take any necessary action.
27. Historic Landmark District **HL16-09** (Bart H. and Annie Harriett Starr House) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2017-029**, if applicable, and take any necessary action.
28. **Final Plat** of Lots 1AR2, 2AR2, 3R1, 4R1, 5 and 6, Block 1, The Gatehouse in Grapevine – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.
29. **Final Plat** of Lot 1, Block 1, Turner Road Addition – Consider the recommendation of the Planning and Zoning Commission and take any necessary action as it relates to an application submitted by Raza Mian. The subject property is located at 324 Turner Road.

#### ADJOURNMENT

In accordance with the Open Meetings Law, Texas Government Code, Chapter 551, I hereby certify that the above agenda was posted on the official bulletin boards at Grapevine City Hall, 200 South Main Street and on the City's website on March 17, 2017 by 5:00 p.m.

*Tara Brooks*

Tara Brooks  
City Secretary



If you plan to attend this public meeting and you have a disability that requires special arrangements at the meeting, please contact the City Secretary's Office at 817.410.3182 at least 24 hours in advance of the meeting. Reasonable accommodations will be made to assist your needs.



AGENDA  
CITY OF GRAPEVINE, TEXAS  
REGULAR PLANNING AND ZONING COMMISSION MEETING  
TUESDAY, MARCH 21, 2017

GRAPEVINE CITY HALL, SECOND FLOOR  
200 SOUTH MAIN STREET  
GRAPEVINE, TEXAS 76051

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- 5:45 p.m. Dinner – Planning and Zoning Commission Conference Room  
6:00 p.m. Workshop and Briefing Session – Planning and Zoning Commission Conference Room  
7:30 p.m. Joint Meeting with City Council - City Council Chambers  
7:30 p.m. Regular Session - Planning and Zoning Commission Conference Room
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**CALL TO ORDER: 6:00 p.m.** - Planning and Zoning Commission Conference Room

**WORKSHOP**

1. Planning and Zoning Commission to discuss multi-family use in future developments.

**BRIEFING SESSION**

2. Planning and Zoning Commission to conduct a briefing session to discuss all items scheduled on tonight's agenda; No action will be taken. Each item will be considered during the Regular Session which immediately follows the Joint Public Hearings.

**JOINT MEETING WITH CITY COUNCIL: 7:30 p.m.** - City Council Chambers

3. Invocation and Pledge of Allegiance: Commissioner Gary Martin

**JOINT PUBLIC HEARING**

4. Conditional Use Permit **CU17-02** (San Daniele) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Kristopher Colig and Kelly Boynton requesting a conditional use permit to allow the possession, storage, retail sales and on-premise consumption of alcoholic beverages (beer, wine and mixed beverages), outside dining and outdoor speakers in conjunction with a restaurant. The subject property is located at 129 South Main Street #130 and is zoned "CBD" Central Business District.
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Planning and Zoning Commission to recess to Planning and Zoning Commission Conference Room, Second Floor, to consider published agenda items.

**REGULAR SESSION: 7:30 p.m.** (Immediately following Joint Public Hearings) – Planning and Zoning Commission Conference Room

**NEW BUSINESS**

8. Conditional Use Permit **CU17-02** (San Daniele) – Consider the application and make a recommendation to the City Council.
9. Conditional Use Permit **CU17-03** (Mason & Dixie) – Consider the application and make a recommendation to the City Council.
10. Historic Landmark District **HL16-09** (Bart H. and Annie Harriett Starr House) – Consider the application and make a recommendation to the City Council.
11. **Final Plat** of Lots 1AR2, 2AR2, 3R1, 4R1, 5 and 6, Block 1, The Gatehouse in Grapevine – Consider the application and make a recommendation to the City Council.
12. **Final Plat** of Lot 1, Block 1, Turner Road Addition – Consider the application submitted by Raza Mian and make a recommendation to the City Council. The subject property is located at 324 Turner Road.
13. Consider the minutes of the February 21, 2017 Planning and Zoning Commission meeting.

NOTE: Following the adjournment of the Planning and Zoning Commission meeting, a representative will present the recommendations of the Planning and Zoning Commission to the City Council for consideration in the City Council Chambers.

ADJOURNMENT

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