



CITY OF GRAPEVINE, TEXAS  
REGULAR JOINT MEETING OF  
CITY COUNCIL AND PLANNING AND ZONING COMMISSION  
TUESDAY, JULY 16, 2019

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

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6:30 p.m.	Dinner – City Council Conference Room
7:00 p.m.	Call to Order of City Council Meeting – City Council Chambers
7:00 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: 7:00 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. Consultation with and legal advice from the City Attorney regarding pending litigation (Muns, et al. v. Grapevine – Cause No. 348-303736-18), pursuant to Section 551.071, Texas Government Code.
  - B. 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.
  - C. 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 Monica Hotelling

## JOINT PUBLIC HEARINGS

3. **Final Plat** of Lot 1R, Block 1 and Lots 1 and 2, Block 2, Airport Crossing JV Wells – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Brian Satagaj requesting to replat Lot 1, Block 1, Airport Crossing JV Wells and 35.44 acres of unplatted land. The subject property is located at 1057 Texan Trail and is currently zoned “CC” Community Commercial District.

Planning and Zoning Commission to recess to the 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

4. 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 any action during Citizen Comments.

## NEW BUSINESS

5. Consider **Resolution No. 2019-26** authorizing grant document finalization to the State of Texas Justice Assistance Program Grant for Fiscal Year 2020, **Ordinance No. 2019-041** appropriating funds in the Grant Fund, 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.

6. Consider the renewal of an annual contract for ethernet internet circuit services from CenturyLink Communications, LLC. Chief Technology Officer recommends approval.
7. Consider the sole source purchase and installation of four CCTV VideoXpert servers from Schneider Electric. Chief Technology Officer and Public Works Director recommend approval.

8. Consider the award of an informal request for quote for the repairs of three wet wells from Precision Pump Systems. Public Works Director recommends approval.
9. Consider the renewal of an annual contract for elevator maintenance services with ThyssenKrupp Elevator Corporation. Public Works Director recommends approval.
10. Consider the minutes of the July 2, 2019 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

11. **Final Plat** of Lot 1R, Block 1 and Lots 1 and 2, Block 2, Airport Crossing JV Wells – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.

#### 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 July 12, 2019 by 5:00 p.m.



Shawna Barnes  
Assistant 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.



CITY OF GRAPEVINE, TEXAS  
REGULAR PLANNING AND ZONING COMMISSION MEETING  
TUESDAY, JULY 16, 2019

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

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7:00 p.m. 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: 7:00 p.m.** - Planning and Zoning Commission Conference Room

**BRIEFING SESSION**

1. Conduct Oaths of Office for new and reappointed Commission Members.
2. Elect a Chairman and Vice-Chairman.
3. 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

4. Invocation and Pledge of Allegiance: Commissioner Monica Hotelling

**JOINT PUBLIC HEARINGS**

5. **Final Plat** of Lot 1R, Block 1 and Lots 1 and 2, Block 2, Airport Crossing JV Wells – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Brian Satagaj requesting to replat Lot 1, Block 1, Airport Crossing JV Wells and 35.44 acres of unplatted land. The subject property is located at 1057 Texan Trail and is currently zoned "CC" Community Commercial District.

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

6. **Final Plat** of Lot 1R, Block 1 and Lots 1 and 2, Block 2, Airport Crossing JV Wells – Consider the application and make a recommendation to City Council.
7. Consider the minutes of the June 18, 2019 Regular 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

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 July 12, 2019 by 5:00 p.m.



Shawna Barnes  
Assistant 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.

MEMO TO: THE HONORABLE MAYOR, MEMBERS OF THE CITY COUNCIL,  
AND THE PLANNING & ZONING COMMISSION

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: JULY 16, 2019

SUBJECT: FINAL PLAT APPLICATION  
LOT 1R, BLOCK 1, AND LOTS 1 AND 2, BLOCK 2, AIRPORT  
CROSSING JV WELLS (BEING A REPLAT OF LOT 1, BLOCK 1,  
AIRPORT CROSSING JV WELLS AND 35.44 ACRES OF  
UNPLATTED LAND)

PLAT APPLICATION FILING DATE..... July 9, 2019

APPLICANT ..... Brian Satagaj, Oncor Electric Delivery

REASON FOR APPLICATION ..... Lot 1 for Oncor substation, Lot 2 for future use and  
Lot 1R for Airport Crossing JV Wells

PROPERTY LOCATION ..... Southeast corner of Texan Trail and East Wall Street

ACREAGE..... 41.02

ZONING ..... CC

NUMBER OF LOTS ..... 3

PREVIOUS PLATTING ..... 2008

CONCEPT PLAN ..... No

SITE PLAN ..... SU18-04

OPEN SPACE REQUIREMENT ..... Yes

AVIGATION RELEASE ..... Yes

PUBLIC HEARING REQUIRED ..... No

**PLAT INFORMATION SHEET  
FINAL PLAT APPLICATION  
LOT 1R, BLOCK 1, AND LOTS 1 & 2, BLOCK 2, AIRPORT CROSSING JV WELLS  
(BEING A REPLAT OF LOT 1, BLOCK 1, AIRPORT CROSSING JV WELLS  
AND 35.44 ACRES OF UNPLATTED LAND)**

I. GENERAL:

- The applicant, Brian Satagaj is final platting 41.02 acres into three (3) lots. Lot 1 for an Oncor substation, Lot 2 for future use and Lot 1R, Airport Crossing JV Wells for the existing gas wells. The property is located at 1057 Texan Trail.

II. STREET SYSTEM:

- The development has access to Texan Trail.
- Abutting roads:  on the City Thoroughfare Plan: Texan Trail  
 not on the City Thoroughfare Plan:

Periphery Street Fees are due as follows:

Type of Roadway	Cost / LF	Length	Cost
<input type="checkbox"/> Major Arterial (A)	\$ 234.57 / LF		
<input type="checkbox"/> Major Arterial (B)	\$ 178.35 / LF		
<input type="checkbox"/> Minor Arterial (C)	\$ 203.06 / LF		
<input type="checkbox"/> Minor Arterial (D)	\$ 170.33 / LF		
<input type="checkbox"/> Collector (E)	\$ 170.33 / LF		
<input type="checkbox"/> Collector (F)	\$ 150.98 / LF		
<input type="checkbox"/> Sidewalk	\$ 25.00 / LF		
<input type="checkbox"/> Curb & Gutter	\$ 15.00 / LF		

Periphery Street Fees are not due:

III. STORM DRAINAGE SYSTEM:

- The existing stormwater flows northwest into an existing drainage easement in the center of Lot 2, Block 2, Airport Crossing JV Wells.

- The developer will be required to design for onsite as well as offsite drainage in accordance with the requirements of the City of Grapevine's Code of Ordinances.

IV. WATER SYSTEM:

- The existing water supply system bordering the subject site is adequate to serve the development.
- The existing water supply system bordering the subject site is not adequate to serve the development. Additional off site water system improvements will be necessary to serve the site.

V. SANITARY SEWER SYSTEM:

- The existing sanitary sewer collection system bordering the subject site is adequate to serve the development.
- The existing sanitary sewer collection system bordering the subject site is not adequate to serve the development.

VI. MISCELLANEOUS:

- Water and Wastewater Impact Fees are not required for: Lot 1R, Block 1, Airport Crossing JV Wells
- Water and Wastewater Impact Fees are due prior to the issuance of building permits for: Lots 1 and Lot 2, Block 2, Airport Crossing JV Wells
  - Single Family Residential ( \$ 2,414/ Lot)
  - Multifamily ( \$ 1,134/ Unit)
  - Hotel ( \$ 43,632/ Acre)
  - Corporate Office ( \$ 20,523/ Acre)
  - Government ( \$ 4,414/ Acre)
  - Commercial / Industrial ( \$ 5,739 / Acre)
- Open Space Fees are not required for: Lot 1R, Block 1, and Lots 1 & 2, Block 2, Airport Crossing JV Wells
- Open Space Fees are due prior to the preconstruction meeting for public infrastructure improvements for:
  - R-5.0, R-TH, Zero Lot District ( \$ 1,416.00 / Lot)
  - R-7.5, Single Family District ( \$ 1,146.00 / Lot)

- R-12.5, Single Family District (\$ 1,071.00 / Lot)
- R-20.0, Single Family District (\$ 807.00 / Lot)

Public Hearing Only

Variances were required on the following items:

- Front building line
- Allowing a setback of 3 feet for the rear property line for an accessory building
- Lot width & depth
- Max. Impervious Area
- Landscaping Regulations, allowing no landscape buffer between the edge of the parking area and the adjacent property line.

The following items associated with this plat are not in accordance with the current subdivision standards:

- 50' ROW dedication not met: Developer is proposing to dedicate variable width private access easements throughout the development. The access easements will be owned and maintained by a Home Owners Association (HOA).
- Length of cul-de-sac street exceeds the 600-foot limit:
- Driveway Spacing not met.

## VII. STATEMENT OF FINDINGS:

A. The City has determined that the right-of-way and easements required to be dedicated for streets, utilities, drainage, access, sidewalks and other municipal needs and services are consistent with the City's ordinances and master plan, are reasonable and are connected to the proposed project in the following manner:

- The right-of-way provides for future widening of public streets that will serve the development of this site.
- The onsite utility easements provide for a utility network to serve the development of this site.
- The onsite drainage easements provide for a drainage network to serve the development of this site.

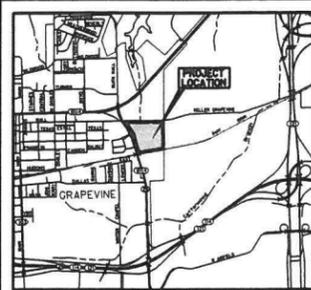
- The onsite access easements provide cross access capabilities to this site and surrounding property.
- The onsite sidewalk easements provide for a sidewalk network to serve the development of this site.

B. The City further finds that the required dedication is related both in nature and extent to the impact of the proposed development as follows:

- The right-of-way is necessary to provide for future widening of public streets that will serve the development of this site.
- The onsite utility easements are necessary to provide for a utility system to serve this development and connect to existing utilities on surrounding property.
- The onsite drainage easements are necessary to provide for storm drainage improvements to serve the development of the site.
- The onsite access easements are necessary to provide cross access capabilities to this site and surrounding property.
- The onsite sidewalk easements are necessary to provide for a sidewalk network to serve the development of this site.
- All of the dedications benefit the development to at least the extent of the impact of such on the development.

#### VIII. RECOMMENDATION:

The members of the City Council and The Planning & Zoning Commission consider the following motion: "Move that the City Council (Planning and Zoning Commission) approve the Statement of Findings and the Final Plat of Lot 1R, Block 1, and Lots 1 & 2, Block 2, Airport Crossing JV Wells."



VICINITY MAP  
NOT TO SCALE

W.K. PAYNE SURVEY  
ABSTRACT NO. 1211

GREAT WOLF ADDITION  
OF GRAPEVINE  
DOC. NO. 206214579  
(CAB. A, SL. 11261)  
O.R.T.C.T.

ZONE CC

WALL STREET  
(60' RIGHT-OF-WAY)

APPROX. ABSTRACT LINE

ESTHER MOORE SURVEY  
ABSTRACT NO. 1029

ZONE X  
(UNSHADED)

LOT 2, BLOCK 2  
ONCOR ELECTRIC DELIVERY COMPANY LLC  
DOC. NO. D218025857  
O.P.R.T.C.T.

22.33 ACRES  
972,842 SQ. FT.

LOT 1, BLOCK 2  
ONCOR ELECTRIC DELIVERY COMPANY LLC  
DOC. NO. D218025857  
O.P.R.T.C.T.

13.55 ACRES  
590,135 SQ. FT.

LOT 1R, BLOCK 1  
AIRPORT CROSSING JV WELLS  
DOC. NO. D210239705  
O.R.T.C.T.

5.139 AC.

ZONE DFW AIRPORT

SURVEYOR'S CERTIFICATE:

I, Douglas A. Calhoun, of Half Associates Inc., a Registered Professional Land Surveyor of the State of Texas, do hereby certify that I have personally supervised and executed this survey of the land and that the corner monuments shown hereon were properly placed under my personal supervision in accordance with the plotting rules and regulations of the State of Texas and the City of Grapevine.

PLANNING & ZONING COMMISSION:

Date Approved: \_\_\_\_\_  
Chairman: \_\_\_\_\_  
Secretary: \_\_\_\_\_  
Date Approved: \_\_\_\_\_  
Mayor: \_\_\_\_\_  
City Secretary: \_\_\_\_\_

OWNER:

TOTAL E&P USA BARNETT LLC  
P.O. BOX 17209  
FORT WORTH, TX 76102  
(817) 720-1100 BUSINESS

OWNER/DEVELOPER:

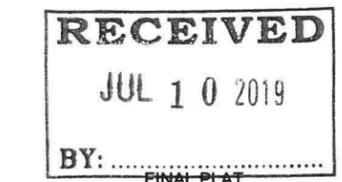
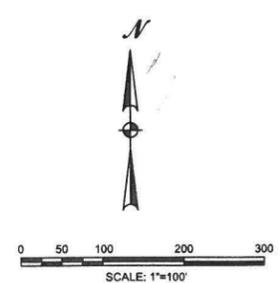
JILL ALVAREZ, P.E., ATTORNEY-IN-FACT  
ONCOR ELECTRIC DELIVERY CO. LLC  
115 W. 7th STREET  
SUITE 505  
FORT WORTH, TX 76102  
(817) 215-6061 BUSINESS  
jill.alvarez@oncor.com

SURVEYOR:

DOUGLAS A. CALHOUN, RPLS  
SURVEY MANAGER  
HALFF ASSOCIATES, INC.  
4000 FOSSIL CREEK BLVD.  
FORT WORTH, TEXAS 76137  
(817) 764-7505 DIRECT  
dcalhoun@halff.com

7/9/2019 12:33:39 PM ah402 HALFF I:\320008\32743001\CADD\Sheets\1901-FP-32743.dgn Sheet

LEGEND table with symbols for T-POST, FOUND IRON ROD, 1/2" FOUND IRON ROD, W/YELLOW PLASTIC CAP, STAMPED 'WER & ASSOC. INC.', 1/2" SET IRON ROD, 1/4" YELLOW PLASTIC CAP, STAMPED 'HALFF', CONTROL MONUMENT, PROPERTY LINE, EXISTING EASEMENT, D.R.T.C.T., DEED RECORDS TARRANT COUNTY TEXAS, OFFICIAL RECORDS TARRANT COUNTY TEXAS.



BY: \_\_\_\_\_  
FINAL PLAT  
LOT 1R, BLOCK 1  
AND  
LOT 1 & LOT 2, BLOCK 2  
AIRPORT CROSSING JV WELLS  
(BEING A REPLAT OF  
LOT 1, BLOCK 1  
AIRPORT CROSSING JV WELLS AND  
35.44 ACRES OF UNPLATTED LAND)  
BEING 3 LOTS  
SITUATED IN THE  
ESTHER MOORE SURVEY, ABSTRACT NO. 1029  
IN THE  
CITY OF GRAPEVINE  
TARRANT COUNTY, TEXAS  
FOR  
ONCOR ELECTRIC DELIVERY CO. LLC

EXISTING ZONING  
CC  
PROPOSED ZONING  
SUP CC  
PREPARED BY:  
HALFF  
4000 FOSSIL CREEK BLVD. FORT WORTH, TEXAS 76137 (817) 847-1422  
TPLS FIRM NO. 10029605  
JULY 9, 2019  
THIS PLAT FILED ON \_\_\_\_\_ INSTRUMENT #D \_\_\_\_\_



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**MEMO TO:** HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

**FROM:** BRUNO RUMBELOW, CITY MANAGER *BR*

**MEETING DATE:** JULY 16, 2019

**SUBJECT:** APPROVAL OF STATE OF TEXAS JUSTICE ASSISTANCE GRANT PROGRAM APPLICATION FOR FISCAL YEAR 2020

**RECOMMENDATION:** City Council to consider approval of a resolution authorizing grant document finalization to the State of Texas Justice Assistance Program Grant for Fiscal Year 2020 and an ordinance appropriating funds in the Grant Fund.

**FUNDING SOURCE:** Funding in an estimated amount of \$24,000 will be available upon approval of the attached appropriation ordinance in the Grant Fund (Project G10201.)

**BACKGROUND:** The Criminal Justice Division of the Office of the Governor of the State of Texas provides Justice Assistance Grant (JAG) opportunities to assist police agencies in the purchase of specialized equipment.

The Grapevine Police Department received notification from the Office of the Governor that grant funds have been allocated under the Justice Assistance Grant Program. This grant will reimburse the Department for the purchase of qualifying equipment. Any equipment purchased under the authority of this grant is done so with the view toward assisting criminal investigators in their efforts at evidentiary detection, leading to crime reduction and improved prosecution.

The grant program is federally funded through a Congressional appropriation to the US Department of Justice (DOJ), Bureau of Justice Assistance and authorized under 34 USC 10152. The term of the grant is from October 1, 2019 through September 30, 2020.

The JAG grant is a reimbursement grant which requires that the City purchase the qualifying equipment and submit to the program for full reimbursement. The Police Department plans to purchase two pieces of qualifying equipment under this grant. First, the purchase of a portable

Forensic Light Source would improve investigators' ability to locate biological and physical evidence at the scene of a crime by using multiple light wavelengths. Second, the purchase of a Fingerprint Development Chamber will enhance our Crime Scene Investigators' ability to develop fingerprints on porous substrates by controlling moisture, temperature, and time, thus developing quality fingerprint evidence more efficiently.

The purchase of these two pieces of equipment is estimated to cost \$24,000. After the purchase of the equipment and submission of the requisite documentation to the grant program management, there is no further action required by the City.

The grant is effective upon the final signature of involved parties and ends on September 30, 2020, unless terminated or otherwise modified.

The North Central Texas Council of Governments, which scores the applications for this region, has indicated a high probability of the funding of this project.

Staff recommends approval.

RESOLUTION NO. 2019-026

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE ACCEPTANCE ON BEHALF OF THE CITY OF GRAPEVINE, TEXAS FOR THE PURPOSE OF PARTICIPATING IN THE STATE OF TEXAS JUSTICE ASSISTANCE GRANT PROGRAM, HEREINAFTER REFERRED TO AS THE "GRANT PROGRAM"; CERTIFYING THAT THE APPLICANT IS ELIGIBLE TO RECEIVE PROGRAM ASSISTANCE; AND CERTIFYING THAT THE APPLICANT'S MATCHING SHARE IS READILY AVAILABLE

WHEREAS, The City of Grapevine ("the Applicant") is fully eligible to receive assistance under the Grant Program; and

WHEREAS, the Applicant is desirous of authorizing an official to represent and act for the Applicant in dealing with the Police Department ("the Department") concerning the Grant Program; and

WHEREAS, all constitutional and statutory prerequisites for the approval of this resolution have been met, including but not limited to the Open Meetings Act; and

WHEREAS, the City Council deems the adoption of this resolution to be in the best interests of the citizens of The City of Grapevine.

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

Section 1. That all matters stated hereinabove are found to be true and correct and are incorporated herein by reference as if copied in their entirety.

Section 2. That the Applicant hereby certifies that they are eligible to receive assistance under the Grant Program.

Section 3. That the Applicant hereby certifies that the matching share for this Grant Program is readily available through the budgetary process.

Section 4. That the Applicant agrees that in the event of loss or misuse of grant funds, the Applicant will return funds to the funding source.

Section 5. That the Applicant hereby authorizes and directs the City Manager, or the City Manager's designee, to act for the Applicant in dealing with the Department for the purposes of the Grant Program, and that the City Manager is hereby officially designated as the representative in this regard.

Section 6. The Applicant hereby specifically authorizes the official to make application to the Department concerning the State of Texas Justice Assistance Grant Program.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 16th day of July, 2019.

APPROVED:

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William D. Tate  
Mayor

ATTEST:

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Tara Brooks  
City Secretary

APPROVED AS TO FORM:

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City Attorney

ORDINANCE NO. 2019-041

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$24,000 IN THE GRANT FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City Council of the City of Grapevine desires to utilize Justice Assistance Grant monies for the purchase of a Portable Forensic Light Source and a Fingerprint Development Chamber; and

WHEREAS, funding for the acquisition will be reimbursed by the Federal Grant program; and

WHEREAS, all constitutional and statutory prerequisites for the approval of this ordinance have been met, including but not limited to the Open Meetings Act and Chapter 211 of the Local Government Code; and

WHEREAS, the City Council deems the adoption of this ordinance to be in the best interests of the health, safety, and welfare of the public.

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

Section 1. That all matters stated hereinabove are found to be true and correct and are incorporated herein by reference as if copied in their entirety.

Section 2. That the City Council hereby authorizes an amount estimated at \$24,000 be appropriated in the Grant Fund for the acquisition of a Portable Forensic Light Source and a Fingerprint Development Chamber.

Section 3. That the terms and provisions of this ordinance shall be deemed to be severable, and that if the validity of any section, subsection, word, sentence or phrase shall be held to be invalid, it shall not affect the remaining part of this ordinance.

Section 4. That the fact that the present ordinances and regulations of the City of Grapevine, Texas, are inadequate to properly safeguard the health, safety, morals, peace and general welfare of the inhabitants of the City of Grapevine, Texas, creates an emergency for the immediate preservation of the public business, property, health, safety and general welfare of the public which requires that this ordinance shall become effective from and after the date of its final passage, and it is accordingly so ordained.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 16th day of July, 2019.

APPROVED:

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William D. Tate  
Mayor

ATTEST:

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Tara Brooks  
City Secretary

APPROVED AS TO FORM:

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City Attorney

**MEMO TO:** HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

**FROM:** BRUNO RUMBELOW, CITY MANAGER *BR*

**MEETING DATE:** JULY 16, 2019

**SUBJECT:** APPROVAL TO RENEW AN ANNUAL CONTRACT FOR ETHERNET INTERNET CIRCUIT SERVICES

**RECOMMENDATION:** City Council to consider the renewal of an annual contract for Ethernet Internet Circuit services from CenturyLink Communications, LLC for the IT Department.

**FUNDING SOURCE:** Funds for this purchase are available in account 100-44525-120-001 (Utilities) for an annual amount not to exceed \$71,064.

**BACKGROUND:** This request is for ongoing service on a 1GB Metro Ethernet circuit which provides all incoming and outgoing e-mail as well as publishing websites and connections to remote buildings throughout the City.

The purchase will be made in accordance with an existing interlocal agreement with the Texas Department of Information Resources (DIR) as allowed by Texas Local Government Code, Chapter 271 and Texas Government Code, Chapter 791.

Bids were taken by the Cooperative and a contract was awarded to CenturyLink Communications, LLC. IT staff and Purchasing reviewed the contract for specification compliance and pricing and determined that the contract would provide the best service and pricing meeting the needs of the City. If approved, this will be for the first renewal available.

Staff recommends approval.

AP/LW

**MEMO TO:** HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

**FROM:** BRUNO RUMBELOW, CITY MANAGER *BR*

**MEETING DATE:** JULY 16, 2019

**SUBJECT:** APPROVAL FOR THE SOLE SOURCE PURCHASE AND INSTALLATION OF FOUR CCTV VIDEOXPRT SERVERS

**RECOMMENDATION:** City Council to consider approval for the sole source purchase and installation of four CCTV VideoXpert servers from Schneider Electric.

**FUNDING SOURCE:** Funds for this purchase are limited to the budgeted amount by each department for an amount not to exceed \$129,149.

**BACKGROUND:** This purchase is to upgrade Control Point video system that is currently used throughout city facilities (Library, The REC, City Hall, Museum, Dove Pool, Public Safety jail and traffic intersections) to VideoXpert. The current version is at the end of its useful life and will not be supported with new updates in the future. The contractor will also be providing four new VideoXpert Storage Servers and two Media Gateway servers to route and deliver video.

This procurement will be made as a sole source in accordance with Local Government Code Chapter 252, Subchapter B, § 252.022. General Exemptions (a)(7)(A).

Staff recommends approval.

CH/LW

**MEMO TO:** HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

**FROM:** BRUNO RUMBELOW, CITY MANAGER *BR*

**MEETING DATE:** JULY 16, 2019

**SUBJECT:** APPROVAL FOR THE AWARD OF AN INFORMAL REQUEST FOR QUOTE FOR THE REPAIRS OF THREE WET WELLS AT MINTER'S CHAPEL LIFT STATION

**RECOMMENDATION:** City Council to consider approval for the award of an informal request for quote for the repair of three wet wells from Precision Pump Systems for the Public Works Department.

**FUNDING SOURCE:** Funds for this purchase are available in 200-43370-534-000 (W/W Treatment Infrast. Maint.) for an amount not to exceed \$37,000.

**BACKGROUND:** This purchase is for the installation and/or repair of all brackets, rails and pump bases in the three wet wells at the Minters Chapel lift station.

Informal quotes were taken in accordance with the City Purchasing Policy. Formal bids and advertisements are not required for purchases under \$50,000. Three quotes were submitted as noted below. Precision Pump Systems submitted the lowest quote meeting specifications. The apparent low bidder, Machining & Valve, could not deliver materials that met the required specifications and were disqualified.

Precision Pump Systems - \$37,000  
Machining & Valve - \$34,223  
Peterson Pump - \$39,000

Staff recommends approval.

DR/LW

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**MEMO TO:** HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

**FROM:** BRUNO RUMBELOW, CITY MANAGER *BR*

**MEETING DATE:** JULY 16, 2019

**SUBJECT:** APPROVAL TO RENEW AN ANNUAL CONTRACT FOR ELEVATOR MAINTENANCE SERVICES

**RECOMMENDATION:** City Council to consider the renewal of an annual contract for elevator maintenance services with ThyssenKrupp Elevator Corporation for the Facility Services Department.

**FUNDING SOURCE:** Funds for this purchase are available in accounts 100-43350-118-002 (Building Maintenance) for \$25,868; 115-43350-350-001 (CVB Building Maintenance) for \$8,110; and 115-43350-350-003 (CVB Building Maintenance) for \$2,794 for an amount not to exceed \$36,772.

**BACKGROUND:** This purchase will provide a full-service elevator maintenance contract including repairs, routine maintenance and safety testing to comply with State code requirements for all elevators located in various City buildings. This contract will extend the life of the elevators and equipment located at the Palace Theatre, old Police/Municipal Court building, Wallis, CVB Headquarters (2), City Hall, Public Safety (5), Peach Water Tower, The REC and the PD gun range. Scheduled elevator preventive maintenance will be performed quarterly. The preventive maintenance program will include inspection and evaluation to identify maintenance or repair requirements. If repairs are needed, the contractor will perform repairs at no additional cost.

Purchases will be made as needed and in accordance with an existing interlocal agreement with the Sourcewell as allowed by Texas Local Government Code, Chapter 271 and Texas Government Code, Chapter 791. This contract was for an initial one-year period with four, one-year renewal options. If approved, this will be for the second renewal available.

Bids were taken by the cooperative and a contract was awarded to ThyssenKrupp Elevator Corporation. The Facility Services staff and Purchasing reviewed the contract for specification compliance and pricing and determined that the contract would provide the best service and pricing for meeting the needs of the City.

Staff recommends approval.

CH/LW

STATE OF TEXAS  
COUNTY OF TARRANT  
CITY OF GRAPEVINE

The City Council of the City of Grapevine, Texas met in Regular Session on this the 2nd day of July, 2019 in the City Council Chambers, Second Floor, 200 South Main Street, with the following members present:

William D. Tate	Mayor
Darlene Freed	Mayor Pro Tem
Sharron Rogers	Council Member
Chris Coy	Council Member
Duff O'Dell	Council Member
Paul Slechta	Council Member
Leon Leal	Council Member

constituting a quorum, and with the following members of the City Staff:

Bruno Rumbelow	City Manager
Jennifer Hibbs	Assistant City Manager
John F. Boyle, Jr.	City Attorney
Matthew C.G. Boyle	Assistant City Attorney
Tara Brooks	City Secretary

Call to Order

Mayor Tate called the meeting to order at 6:45 p.m.

Item 1. Executive Session

Mayor Tate announced the City Council would recess to the City Council Conference Room to conduct a closed session regarding:

- A. Consultation with and legal advice from the City Attorney regarding pending litigation (Muns, et al. v. Grapevine – Cause No. 348-303736-18), pursuant to Section 551.071, Texas Government Code.
- B. Real property relative to deliberation to the purchase, exchange, lease, sale or value of real property (City property, Public Works, the 185 acres and Lonesome Dove Exchange) pursuant to Section 551.072, Texas Government Code.
- C. 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.

The City Council recessed to the City Council Conference Room and began the closed session at 6:48 p.m. The closed session ended at 7:16 p.m.

Upon reconvening in open session in the Council Chambers, Mayor Tate asked if there was any action necessary relative to Sections 551.071, 551.072 or 551.087. City Manager Bruno Rumbelow stated there was no action necessary.

NOTE: City Council continued with the Regular portion of the Agenda in open session in the City Council Chambers.

Mayor Tate called the regular meeting to order at 7:34 p.m.

### **REGULAR MEETING**

#### Item 2. Invocation and Pledge of Allegiance

Mayor Pro Tem Darlene Freed delivered the invocation.

#### Item 3. Citizen Comments

Tena Burrell, 2311 Quail Lane, Grapevine, requested stronger enforcement of the City's animal ordinance, specifically as it relates to dangerous dogs.

### PRESENTATIONS

#### Item 4. Shonda Schaefer, GRACE Executive Director, to present update on GRACE programs and activities.

Ms. Schaefer presented GRACE's efforts to address the problems of food insecurity, housing and medical needs of low income residents. Ms. Schaefer answered questions from Council.

#### Item 5. Fire Chief to present Fire Department update.

Fire Chief Darrell Brown updated Council on the activities of the divisions of the Fire Department, including Fire Prevention, Emergency Management, Training, Operations and EMS. Chief Brown updated Council on the progress on the remodels of Fire Stations 1 and 4 and the construction planning for Fire Stations 2 and 3.

Chief Brown presented the Citizen Services Award to Cynthia Najera for performing bystander CPR on Kevin Valiante who was unconsciousness when pulled out of Lake Grapevine on May 19. Chief Brown and Mr. Valiante presented an award for professional life saving actions to members of Engine 2 C Shift and Medic 2 C Shift, Captain Michael Butscheck, Engineer James Hamilton, Firefighter/Paramedic Brennan Palmer,

Firefighter/Paramedic Matt Plume, and Firefighter/Paramedic Travis Wheeler for their efforts to save Mr. Valiante.

NEW BUSINESS

Item 6. Consider the appointment recommendations of the board members to the Friends of Grapevine Baseball Softball for 2019-2021, and take any necessary action.

City Secretary Tara Brooks reported the Friends of Grapevine Baseball Softball recommended the board members for the 2019-2021 term to be Mike Richmond, President; Frances Jensen, Vice President; Christian Ross, Secretary; Thomas MacMahon; Kevin McNamara; and Jarvis Boyd.

Motion was made to appoint the 2019-2021 board members to the Friends of Grapevine Baseball Softball as recommended.

Motion: Freed  
Second: Coy  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Item 7. Consider Ordinance No. 2019-040 amending the Code of Ordinances, Chapter 6, Animals and Fowl, Section 6-19 (3), relative to changing the membership of the Animal Shelter Advisory Board, and take any necessary action.

Council Member Duff O'Dell recommended adding another citizen member to the Animal Shelter Advisory Board.

Motion was made to amend Ordinance No. 2019-040 amending the Code of Ordinances, Chapter 6, Animals and Fowl, Section 6-19 (3) to add another citizen member to the Animal Shelter Advisory Board.

Motion: Freed  
Second: O'Dell  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Item 8. Consider appointment of members to the City's boards and commissions; Mayor Tate to make Chairman appointments to the Convention and Visitors Bureau Advisory Board, the Grapevine Heritage Foundation, Parks and Recreation Advisory Board and the Senior Citizens Advisory Board, and take any necessary action.

City Secretary Brooks announced the Council's recommendations for the boards and commissions appointments.

Motion was made to appoint Dr. Tannetje' Crocker, Veterinarian; Kristina Valentine, Animal Shelter Staff; Corey Price, Animal Welfare Representative; Nancy Snyder, Citizen; and Sherri Olsen, Citizen to serve on the Animal Shelter Advisory Board.

Motion: Freed  
 Second: Slechta  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Motion was made to appoint Tracey Dierolf and John Sheppard as regular members, and John Borley as an alternate member to serve on the Board of Zoning Adjustment.

Motion: Rogers  
 Second: O'Dell  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Motion was made to appoint Neal Cooper, Shea Kirkman, Jerrold Sklar and Gabe Greiss to serve as regular members and Daniel Prorok to serve as an alternate member to serve on the Building Board of Appeals.

Motion: Coy  
 Second: Freed  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Motion was made to appoint Iain Scouller, Local Attraction Representative; Keith Spinden, Hotel (499 rooms or less) Representative; and Daniel Weinberger, Citizen, as regular members and Debi Meek, Citizen, as an alternate member to serve on the Convention and Visitors Bureau Board.

Motion: Rogers  
 Second: Slechta  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Mayor Tate appointed Joe Szymaszek to serve as Chairman of the Convention and Visitors Bureau Board.

Motion was made to appoint Gary Davis, Ronnie Hatley, Bryan Humphreys and Jonathan Wall to serve on the Golf Course Advisory Board.

Motion: Slechta  
 Second: Rogers  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Motion was made to appoint Sue Powers Franks, Courtney Fray, Frances Jensen and Wendy Nelson to serve on the Heritage Foundation Advisory Board.

Motion: O'Dell  
Second: Rogers  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Mayor Tate appointed Curtis Ratliff to serve as Chairman of the Heritage Foundation Advisory Board.

Motion was made to appoint Vick Cox, J. Eric Gilliland, and Sean Shope as regular members and Paula Wilbanks as an alternate member to serve on the Historic Preservation Commission.

Motion: Slechta  
Second: Coy  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Motion was made to appoint Ethel Anderson, Resident Member; Teri Rhodes-Cantu; and Linda Troeger to serve on the Housing Authority Board of Commissioners.

Motion: O'Dell  
Second: Coy  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Motion was made to appoint Lynda Brown, Janice Cook, Janee Trasler, and Debbie Venable to serve on the Library Board.

Motion: Freed  
Second: O'Dell  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Motion was made to appoint Joe Luccioni, Place 3; Dana Gibson, Place 4; Terry Musar, Place 5; Mark Assaad, Place 6; and Morgan Nichols, Place 7, to the Parks and Recreation Board.

Motion: Slechta  
Second: Coy  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Mayor Tate appointed Christian Ross to serve as Chairman of the Parks and Recreation Board.

Motion was made to appoint Monica Hotelling and Beth Tiggelaar to serve as regular members and David Hallberg and Traci Hutton to serve as alternate members on the Planning and Zoning Commission.

Motion: Freed  
 Second: O'Dell  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Motion was made to appoint Tena Burrell, Carey Miller, and Pam Price to regular two-year terms to expire in 2021; and appoint Betty Davis and Jan Ramsey to unexpired terms to expire in 2020 to the Senior Citizens Advisory Board.

Motion: O'Dell  
 Second: Slechta  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Mayor Tate appointed Richard Guckel to serve as Chairman of the Senior Citizens Advisory Board.

### Consent Agenda

Consent items are deemed to need little Council deliberation and were 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.

Council Member Rogers requested item 10 be removed from the consent agenda. This item was considered after the remaining consent agenda items.

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

### Item 9. Consider an annual contract for medical physicals for the Fire Department with HealthTexas Provider Network.

Fire Chief Brown recommended approval of the contract for medical physicals for Fire Department personnel in an amount not to exceed \$35,000.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell  
 Second: Rogers  
 Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
 Nays: None  
 Approved: 7-0

Item 11. Consider the minutes of the July 18, 2019 Regular City Council meeting.

City Secretary Brooks recommended approval of the minutes as provided.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell  
Second: Rogers  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Item 10. Consider an Interlocal Agreement with the City of Euless and Amendment No. 1 to the Developer's Agreement with CRP-GREP Elan Grapevine Owner, L.P. for the expansion of Glade Road from State Highway 360 to DFW Airport Property.

Assistant Public Works Director Scott Dyer answered questions from Council and confirmed the extension of Glade Road will be from State Highway 360 to the DFW Airport property line.

Motion was made to amend the Interlocal Agreement with the City of Euless changing the first recital to "Whereas, Euless and Grapevine mutually desire to enter into an interlocal agreement relating to roadway improvements on Glade Road from State Highway 360 to the DFW Airport property line."

Motion: Rogers  
Second: Freed  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

ADJOURNMENT

Motion was made to adjourn the meeting at 8:17 p.m.

Motion: Coy  
Second: Slechta  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Approved: 7-0

Passed and approved by the City Council of the City of Grapevine, Texas on this the 16th day of July, 2019.

APPROVED:

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William D. Tate  
Mayor

ATTEST:

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Tara Brooks  
City Secretary

STATE OF TEXAS  
COUNTY OF TARRANT  
CITY OF GRAPEVINE

The Planning and Zoning Commission of the City of Grapevine, Texas met in Regular Session on this the 18<sup>th</sup> day of June 2019 in the Planning and Zoning Conference Room, 200 South Main Street, 2nd Floor, Grapevine, Texas with the following members present-to-wit:

Larry Oliver	Chairman
B J Wilson	Vice-Chairman
Monica Hotelling	Member
Gary Martin	Member
Beth Tiggelaar	Member
Dennis Luers	Member
Robert Rainwater	Alternate
Traci Hutton	Alternate

constituting a quorum with Jimmy Fechter absent and the following City Staff:

Ron Stombaugh	Development Services Assistant Director
John Robertson	Engineering Manager
Albert Triplett, Jr.	Planner II
Susan Batte	Planning Technician

CALL TO ORDER

Chairman Oliver called the meeting to order at 7:00 p.m.

**BRIEFING SESSION**

ITEM 2.

Chairman Oliver announced the Planning and Zoning Commission would conduct a work session relative to the following cases:

Z19-03	815 RUTH WALL ROAD
CU19-15	WESTGATE PLAZA
CU19-16	SILVER LAKE CROSSINGS
CU19-17	C J'S SOUTHERN KITCHEN
CU 19-19	MASON & DIXIE

Chairman Oliver closed the Briefing Session at 7:21 p.m.

## JOINT PUBLIC HEARINGS

Mayor Tate called the meeting to order at 7:30 p.m. in the City Council Chambers. Items 1, 3-8 of the Joint Public Hearings were held in the City Council Chambers. The Planning and Zoning Commission recessed to the Planning and Zoning Conference Room, Second Floor to consider published agenda items.

### PLANNING AND ZONING COMMISSION REGULAR SESSION

#### CALL TO ORDER

Chairman Oliver called the Planning and Zoning Commission deliberation session to order at 8:30 p.m.

#### ITEM 9. ZONE CHANGE REQUEST Z19-03 - 815 RUTH WALL ROAD

First for the Commission to consider and make recommendation to the City Council was zone change request Z19-03 submitted by VPG Investments for property located at 815 Ruth Wall Road. The applicant was requesting to rezone approximately 1.231 acres from CN Neighborhood Commercial District to R-5.0 Zero-Lot-Line District for the development of four, single family residential lots.

In the Commission's deliberation session, Dennis Luers moved to approve zone change request Z19-03. B J Wilson seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

#### ITEM 10. CONDITIONAL USE APPLICATION CU19-15 – WESTGATE PLAZA

Next for the Commission to consider and make recommendation to City Council was conditional use application CU19-15 submitted by Homeyer Engineering for property located at 2301 Westgate Plaza and platted as Block 3, Westgate Plaza. The applicant was requesting a conditional use permit to amend the previously approved site plan of CU17-14 (Ord. 2017-46) for a planned commercial center, specifically to allow for the development of two medical office buildings, the southernmost structure will be 6,635 square feet in size and the second structure to the north will be 5,070 square feet in size.

In the Commission's deliberation session, Monica Hotelling moved to approve conditional use application CU19-15. Dennis Luers seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

ITEM 11. CONDITIONAL USE APPLICATION CU19-16 – SILVER LAKE CROSSINGS

Next for the Commission to consider and make recommendation to City Council was conditional use application CU19-16 submitted by Grapevine Equity Partners LLC for property located at 2200, 2225, 2250 Bass Pro Court and 1701, 1775, 1785 State Highway 26 and platted as Lots 1 and 2, Block 1, Silver Lake Crossings and Lots 1A1, 1A2, 1A3, and 2A, Block 1, The Bluffs at Grapevine. The applicant was requesting a conditional use permit to amend the previously approved site plan of CU17-05 (Ord. 17-23) for a master site development plan specifically to allow for a multi-brand hotel complex (Renaissance, Element, and A.C. Hotel) with on-premise alcohol beverage sales (beer, wine, and mixed beverages), outdoor dining, and outdoor speakers, minor site plan and elevation changes to the previously approved Hilton Garden Inn, and minor site plan and elevation changes to the previously approved office building.

In the Commission's deliberation session, B J Wilson moved to approve conditional use application CU19-16. Gary Martin seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

ITEM 12 – FINAL PLAT – LOTS 2 AND 3, BLOCK 1, SILVER LAKE CROSSINGS ADDITION

Next for the Commission to consider and make recommendation to the City Council was the Statement of Findings and Final Plat Application of Lots 2 and 3, Block 1, Silver Lake Crossings. The applicant was final platting 21.6 acres for the development of a hotel.

In the Commission's deliberation session, B J Wilson moved to approve the Statement of Findings and Final Plat Application of Lots 2 and 3, Block 1, Silver Lake Crossings. Gary Martin seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

ITEM 13. CONDITIONAL USE APPLICATION CU19-17 – C J’S SOUTHERN KITCHEN

Next for the Commission to consider and make recommendation to City Council was conditional use application CU19-17 submitted by C J’s Southern Kitchen for property located at 1449 West State Highway 114 and platted as Lot 10, Block 1, Towne Center No. 2. The applicant was requesting a conditional use permit to amend the previously approved site plan of CU99-06 (Ord. 1999-34) for a planned commercial center to allow the possession, storage, retail sale and on-premise consumption of alcoholic beverages (beer, wine and mixed beverage) in conjunction with a restaurant, specifically to revise the floor plan and add outside dining and outdoor speakers.

In the Commission’s deliberation session, Dennis Luers moved to approve conditional use application CU19-17. Monica Hotelling seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

ITEM 14. CONDITIONAL USE APPLICATION CU19-19 MASON & DIXIE

Next for the Commission to consider and make recommendation to City Council was conditional use application CU19-19 submitted by Mason & Dixie for property located at 603 South Main Street and platted as Lot C, Block 15, Original Town of Grapevine. The applicant was requesting a conditional use permit to amend the previously approved site plan of CU18-17 (Ord. 2018-062) to establish a restaurant in the “CBD” Central Business District, specifically to allow the possession, storage, retail sales and on-premise consumption of alcoholic beverages (beer and wine only) and outside dining.

In the Commission’s deliberation session, Monica Hotelling moved to approve conditional use application CU19-19 with the condition that the two southern most tables/chairs be removed. Traci Hutton seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

ITEM 15. CONSIDERATION OF MINUTES

Next for the Commission to consider were the minutes of the May 21, 2019, Planning and Zoning Public Hearing.

B J Wilson moved to approve the May 21, 2019 Planning and Zoning Public Hearing minutes as written. Monica Hotelling seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Tiggelaar and Luers  
Nays: None  
Abstain: Martin and Hutton

ADJOURNMENT

With no further business to discuss, Dennis Luers moved to adjourn the meeting at 8:43 p.m. Gary Martin seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Hotelling, Martin, Tiggelaar, Luers and Hutton  
Nays: None

PASSED AND APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF GRAPEVINE, TEXAS ON THIS THE 16<sup>TH</sup> DAY OF JUNE 2019.

APPROVED:

\_\_\_\_\_  
CHAIRMAN

ATTEST:

\_\_\_\_\_  
PLANNING TECHNICIAN