

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 20th day of August, 2024 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 Planning and Zoning Commission:

Larry Oliver	Chairman
Monica Hotelling	Vice Chair
Beth Tiggelaar	Member
Traci Hutton	Member
Jason Parker	Member
Justin Roberts	Member
Kirby Kercheval	Member

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

Bruno Rumbelow	City Manager
Jennifer Hibbs	Assistant City Manager
Matthew C.G. Boyle	Assistant City Attorney
Suzanne Le	Assistant to the City Secretary

Item 1. Executive Session:

Mayor Tate called the meeting to order at 6:45

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

- A. Real property relative to deliberation of 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.

The City Council recessed to the City Council Conference Room and began the closed session at 6:49 p.m. The closed session ended at 7:25 p.m.

Upon reconvening in open session in the Council Chambers, Mayor Tate asked if there was any action necessary relative to Sections 551.072 or 551.087.

City Manager Bruno Rumbelow stated there was no action necessary.

REGULAR MEETING

Mayor Tate called the regular meeting to order at 7:30 p.m.

Item 2. Invocation and Pledge of Allegiance:

Commissioner Traci Hutton gave the invocation and led the Pledge of Allegiance.

Mayor Tate declared the public hearing open.

JOINT PUBLIC HEARINGS

Item 3. Conditional Use Permit **CU24-12** and Planned Development Overlay **PD24-04** (Floor & Décor)

Mayor Tate declared the public hearing open.

Planning Services Director Erica Marohnic reported the applicant was requesting a conditional use permit to amend the previously approved site plan CU06-16 (Ordinance No. 2006-35) that allowed for a planned commercial center to allow for the development of a 45,000-square-foot fitness/workout center. This request is specifically to allow a 71,461-square-foot retail store for building materials and supplies. The applicant is also requesting a planned development overlay to deviate from, but not be limited to, a reduction in the required parking from Section 56, Off-Street Parking Requirements of the Comprehensive Zoning Ordinance, No. 82-73. The subject property is located at 3200 Grapevine Mills Parkway and is currently zoned "CC", Community Commercial District. **This item was tabled from the June 18, 2024, Joint Meeting. The applicant has requested to withdraw this item.**

No one spoke during the public hearing and there was no correspondence to report.

Motion was made to close the public hearing.

Motion: Parker

Second: Hutton

Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Parker, Roberts, and Kercheval

Nays: None

Approved: 7-0

Motion was made to close the public hearing.

Motion: Coy

Second: O'Dell

Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal

Nays: None

Approved: 7-0

Item 4. Conditional Use Permit **CU24-21** (Freeman GMC Grapevine)

Mayor Tate declared the public hearing open.

Planning Services Director Erica Marohnic reported the applicant was requesting a conditional use permit to amend the previously approved site plan CU10-24 (Ordinance No. 2010-059). This request is specifically to expand Lot 12A, an existing car dealership, to allow additional vehicle inventory storage. The subject property is located at 501 West State Highway 114 and is currently zoned "CC", Community Commercial District.

Applicant Representative Drew Donosky from Claymoore Engineering answered question from the Commission and Council.

Motion was made to close the public hearing.

Motion: Hotelling

Second: Tiggelaar

Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Parker, Roberts, and Kercheval

Nays: None

Approved: 7-0

Motion was made to close the public hearing.

Motion: Freed

Second: Leal

Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal

Nays: None

Approved: 7-0

Item 5. Conditional Use Permit **CU24-27** (Cinemark Tinseltown)

Mayor Tate declared the public hearing open.

Planning Services Director Erica Marohnic reported the applicant was requesting a conditional use permit to amend the previously approved site plan CU18-29 (Ordinance No. 2018-090). This request is specifically to remove less than 2 acres from the proposed Lot 1A. The subject property is located at 911 West State Highway 114 and is currently zoned "CC", Community Commercial District.

Applicant Representative Drew Donosky from Claymoore Engineering answered questions from the Commission.

Motion was made to close the public hearing.

Motion: Tiggelaar

Second: Hotelling

Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Parker, Roberts, and Kercheval

Nays: None

Approved: 7-0

Motion was made to close the public hearing.

Motion: O'Dell

Second: Rogers

Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal

Nays: None

Approved: 7-0

Item 6. Conditional Use Permit **CU24-31** (Padel)

Mayor Tate declared the public hearing open.

Planning Services Director Erica Marohnic reported the applicant was requesting a conditional use permit to amend the previously approved site plan CU21-26 (Ordinance No. 2021-062) for a planned commercial center to allow for the possession, storage, retail sale, and on- and off premise consumption of alcoholic beverages (beer, wine and mixed beverages), outdoor entertainment, outdoor dining, outdoor speakers and an entry gate sign in conjunction with a restaurant. This request is specifically to construct eight padel courts. The subject property is located at 4550 Merlot Avenue and is currently zoned "CC", Community Commercial District.

Co-Owners of Chicken N Pickle, Matt Rose and David Johnson described the game of Padel and answered questions from the Commission and Council.

Motion was made to close the public hearing.

Motion: Parker

Second: Hotelling

Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Parker, Roberts, and Kercheval

Nays: None

Approved: 7-0

Motion was made to close the public hearing.
Motion: Rogers
Second: Slechta
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal
Nays: None
Approved: 7-0

Item 7. AM23-02A Electric Vehicle Charging Stations

Mayor Tate declared the public hearing open.

Planning Services Director Erica Marohnic described the proposed changes to the Comprehensive Zoning Ordinance (Ordinance No. 82-73) same being Appendix "D" of the Code of Ordinances, as follows: amend Subsection (C) *Conditional Uses*, of Section 25, "CC", Community Commercial District; Subsection (C) *Conditional Uses*, of Section 26, "HC", Highway Commercial District; and Subsection (C) *Conditional Uses*, of Section 31, "LI", Light Industrial District, regarding the requirement of a conditional use permit for electrical vehicle charging stations, by adding an exception for automobile sales and services and retail establishments with the repair of new and used cars, light trucks and vans, motorcycles, and boats.

Erica Marohnic answered questions from the Commission.

Bentley Durant, Vice President and Chief Operating Officer of Classic Chevrolet, 1101 West State Highway 114 spoke in favor of the proposed changes.

Motion was made to close the public hearing.
Motion: Parker
Second: Hotelling
Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Parker, Roberts, and Kercheval
Nays: None
Approved: 7-0

Motion was made to close the public hearing.
Motion: Slechta
Second: Coy
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal
Nays: None
Approved: 7-0

Item 8. AM24-01 Residential Standby Generators

Mayor Tate declared the public hearing open.

Planning Services Director Erica Marohnic described the proposed changes to the

Comprehensive Zoning Ordinance (Ordinance No. 82-73) same being Appendix “D” of the Code of Ordinances, as follows: to create a definition in Section 12, *Definitions* and amend Subsection A.3, *Noise Regulation* of Section 55, *Performance Standards* by adding an exception for residential standby generators.

Erica Marohnic answered questions from the Commission and Council.

No one spoke during the public hearing and there was no correspondence to report.

Motion was made to close the public hearing.

Motion: Hotelling

Second: Parker

Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Parker, Roberts, and Kercheval

Nays: None

Approved: 7-0

Motion was made to close the public hearing.

Motion: Coy

Second: Rogers

Ayes: Tate, Freed, Rogers, Coy, O’Dell, Slechta, and Leal

Nays: None

Approved: 7-0

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.

Item 9. Citizen Comments

Adair Foust, 121 East College Street, Grapevine submitted a petition requesting to reopen gate 10 during the festivals.

CITY COUNCIL ONLY PUBLIC HEARING

Mayor Tate declared the public hearing open.

Item 10. Mass Gathering Permit **MG24-01** (Fun Box)

Planning Services Director Erica Marohnic reported the applicant was requesting a mass gathering permit to allow an outdoor bounce park in the Grapevine Mills Mall parking lot, adjacent to East Grapevine Mills Circle from September 20 – December 13, 2024.

Applicant George Tedros along with sons Jagger and Kingston spoke about the concept and success of FunBox and answered questions from Council.

Motion was made to close the public hearing.

Motion: O'Dell

Second: Slechta

Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal

Nays: None

Approved: 7-0

PRESENTATION

Item 11. City Treasurer to present Quarterly Investment Report.

City Treasurer Amber Karkauskas presented this item to Council and answered questions from Council.

Jeff Strawn answered questions from Council.

Council did not take any action on this item.

OLD BUSINESS

Item 12. Conditional Use Permit **CU24-23** (Los Amigos)

Planning Services Director Erica Marohnic reported the applicant was requesting a conditional use permit to allow the possession, storage, retail sales of on- and off-premise consumption of alcoholic beverages (beer, wine and mixed beverages) in conjunction with an existing restaurant. The subject property is located at 202 East Northwest Highway and is currently zoned "HC", Highway Commercial District. **The public hearing and first reading of this item were held at the July 16, 2024, meeting.**

ORDINANCE NO. 2024-059

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ISSUING CONDITIONAL USE PERMIT CU24-23 ALLOW THE POSSESSION, STORAGE, RETAIL SALES OF ON- AND OFF- PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER, WINE AND MIXED BEVERAGES) IN CONJUNCTION WITH AN EXISTING RESTAURANT FOR BLOCK 1, LOT 1, LOS AMIGOS ADDITION (202 EAST NORTHWEST HIGHWAY) IN A DISTRICT ZONED "HC", HIGHWAY COMMERCIAL DISTRICT ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE

NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Motion: Freed

Second: Coy

Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal

Nays: None

Approved: 7-0

NEW BUSINESS

Item 13. Consider Resolution No. 2024-013

Consider Resolution No. 2024-013 approving the use of the proposed ad valorem tax rate of 0.241165 per \$100 to calculate property tax revenue for the Fiscal Year 2025 Budget and take any necessary action.

Assistant Finance Director Rebecca Coryea presented this item to Council and answered questions from Council.

RESOLUTION NO. 2024-013

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, APPROVING THE PROPOSED TAX RATES FOR TAX YEAR 2024 ON PROPERTY WITHIN THE CITY; AND PROVIDING AN EFFECTIVE DATE

Motion: Coy

Second: Freed

Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal

Nays: None

Approved: 7-0

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. No one requested to remove any items from the consent agenda.

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

Item 14. Consider the purchase of two trumpeting angels for display on Main Street during Christmas Capital of Texas. Convention and Visitors Bureau Director recommends approval.

Convention and Visitors Bureau Director Paul McCallum recommended approval of the purchase of two trumpeting angles for an amount not to exceed \$19,690.00.

Motion was made to approve the consent agenda as presented.

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

Item 15. Consider the purchase of two entrance to the city signs from Worlds of Wow. Convention and Visitors Bureau Director recommends approval.

Convention and Visitors Bureau Director Paul McCallum recommended approval of the purchase of two Christmas Capital of Texas entrance signs for an amount not to exceed \$36,000.

Motion was made to approve the consent agenda as presented.

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

Item 16. Consider the purchase of replacement network switches from ePlus Technologies Inc. Chief Information Officer recommends approval.

Chief Information Officer Tessa Allberg recommended approval of the purchase of replacement network switches for an estimated amount of \$846,969.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell
Second: Coy
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal

Nays: None
Approved: 7-0

Item 17. Consider the purchase of fiber media converters in the data center from FluxLight Inc. Chief Information Officer recommends approval.

Chief Information Officer Tessa Allberg recommended approval of the purchase of fiber media converters for an amount not to exceed \$19,862.

Motion was made to approve the consent agenda as presented.

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

Item 18. Consider the purchase of Multi-factor Authentication System, Identity Access Management (IAM) System, software maintenance, and support for the Public Safety Building from ePlus Inc. Chief Information Officer and Police Chief recommend approval.

Chief Information Officer Tessa Allberg recommended approval of the purchase of a Multi-Factor Authentication system for an estimated amount of \$57,477.

Motion was made to approve the consent agenda as presented.

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

Item 19. Consider the renewal of the Koha Integrated Library System (ILS) annual support and hosting for the library integrated operating system from Bywater Solutions. Library Director recommends approval.

Library Director Leigh Kapsos recommended approval of the renewal of the contract for annual support and hosting for the library integrated operating system in an amount not to exceed \$18,860.

Motion was made to approve the consent agenda as presented.

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

Item 20. Consider the renewal of annual contracts for grounds management and landscaping services with Superscapes and Brightview as primary vendors and American Landscape Systems as secondary vendors. Parks and Recreation Director recommends approval.

Parks and Recreation Director Chris Smith recommended approval of the renewal of the contracts for grounds management and landscaping services for an annual estimated amount of \$2,300,000.

Motion was made to approve the consent agenda as presented.

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

Item 21. Consider the renewal of an annual contract for wood fiber playground surfacing from GWG Wood Group. Parks and Recreation Director recommends approval.

Parks and Recreation Director Chris Smith recommended approval of the renewal of the contract for wood fiber playground surfacing for an estimated amount of \$30,000.

Motion was made to approve the consent agenda as presented.

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

Item 22. Consider the purchase of a 2024 Chevrolet Tahoe for the Police Department from Silsbee Ford Inc. Police Chief and Public Works Director recommend approval.

Police Chief Mike Hamlin and Public Works Director Bryan Beck recommended approval of the purchase of a 2024 Police Chevrolet Tahoe for an amount not to exceed \$58,928.

Motion was made to approve the consent agenda as presented.

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

Item 23. Consider Amendment No. 1 to the contract for the purchase of materials for the electrical control cabinets and SCADA panel at the Hilton Lift Station from Graybar. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase of materials for the electrical control cabinets and SCADA panel at the Hilton Lift Station for an estimated amount of \$28,300.

Motion was made to approve the consent agenda as presented.

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

Item 24. Consider the purchase of backlit street name signs from Consolidated Traffic Controls, Inc. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase of backlit street name signs for an estimated amount of \$70,000.

Motion was made to approve the consent agenda as presented.

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

Item 25. Consider the renewal of an annual contract for water and wastewater analysis services from the Trinity River Authority of Texas. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the renewal of the contract for water and wastewater analysis services for an amount not to exceed \$25,000.

Motion was made to approve the consent agenda as presented.

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

Item 26. Consider the purchase of two traffic control cabinets from Mobotrex. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase two traffic control cabinets for an amount not to exceed \$25,180.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

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

Item 27. Consider the purchase for guardrail and installation for West Kimball Avenue and Lakeridge Drive from Texas Traffic and Barricade, LLC. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase for guardrail and installation for an amount not to exceed \$52,080.

Motion was made to approve the consent agenda as presented.

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

Item 28. Consider the purchase of two vertical inventory systems for the Fleet Division and General Warehouse from Kardex Remstar, LLC. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase of two vertical inventory systems for the Fleet and General Warehouse for an amount not to exceed \$409,406.

Motion was made to approve the consent agenda as presented.

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

Item 29. Consider the first amendment to the Water Treatment and Wastewater Treatment Administration Facilities engineering services contract with Freese and Nichols, Inc., and **Ordinance 2024-068** appropriating the funds. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the first amendment to the Water Treatment and Wastewater Treatment Administration Facilities engineering services contract in an amount not to exceed \$120,000.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell
Second: Coy

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

ORDINANCE NO. 2024-068

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$120,000 IN THE UTILITY ENTERPRISE FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 30. Consider the purchase for resurfacing of flooring for The REC from Ponder Company, Inc. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase for resurfacing of flooring for The REC for an amount not to exceed \$19,085.

Motion was made to approve the consent agenda as presented.

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

Item 31. Consider the purchase and installation of road surface treatment for Park Boulevard from Andale Construction. Public Works Director recommends approval.

Public Works Director Bryan Beck recommended approval of the purchase and installation of road surface treatment for Park Boulevard for an amount not to exceed \$19,125.

Motion was made to approve the consent agenda as presented.

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

Item 32. Consider the renewal of an annual sole source contract for multimedia services for live streaming, archiving, and live closed-captioning of public meetings from Granicus. City Secretary recommends approval.

City Secretary Tara Brooks recommended approval of the renewal of an annual sole source contract for multimedia services for live streaming, archiving, and live closed-captioning of public meetings for an amount not to exceed \$33,288.

Motion was made to approve the consent agenda as presented.

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

Item 33. Consider the minutes of the August 6, 2024, Regular City Council meeting and the August 13, 2024, Special City Council meetings. City Secretary recommends approval.

City Secretary Tara Brooks recommended approval of the minutes as provided.

Motion was made to approve the consent agenda as presented.

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

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

Item 34. Final Plat Lot 1, Block 1, Los Amigos Addition

Chairman Oliver reported the Commission approved the final plat with a vote of 7-0.

Motion was made to approve the **Final Plat** Lot 1, Block 1, Los Amigos Addition

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

Item 35. Conditional Use Permit **CU24-21** (Freeman GMC Grapevine)

Chairman Oliver reported the Commission approved the conditional use permit with a vote of 7-0.

Motion was made to approve Conditional Use Permit **CU24-21** (Freeman GMC Grapevine) and **Ordinance No. 2024-069**.

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

ORDINANCE NO. 2024-069

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ISSUING CONDITIONAL USE PERMIT CU24-21 TO AMEND THE PREVIOUSLY APPROVED SITE PLAN CU10-24 (ORD. 2010-59) FOR AN AUTOMOBILE DEALERSHIP WITH NEW AND USED CAR SALES AND ALLOW A 40-FOOT POLE SIGN SPECIFICALLY TO EXPAND THE EXISTING CAR DEALERSHIP TO ALLOW ADDITIONAL VEHICLE INVENTORY STORAGE FOR BLOCK 6, LOT 12A, METROPLACE 2ND INSTALLMENT (501 WEST STATE HIGHWAY 114) IN A DISTRICT ZONED "CC", COMMUNITY COMMERCIAL DISTRICT ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 36. Conditional Use Permit **CU24-27** (Cinemark Tinseltown)

Chairman Oliver reported the Commission approved the conditional use permit with a vote of 7-0.

Motion was made to approve Conditional Use Permit **CU24-27** (Cinemark Tinseltown) and **Ordinance No. 2024-070**.

Motion: Freed
Second: Coy
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal

Nays: None
Approved: 7-0

ORDINANCE NO. 2024-070

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ISSUING CONDITIONAL USE PERMIT CU24-27 TO AMEND THE PREVIOUSLY APPROVED SITE PLAN CU18-29 (ORD. 2018-90) TO ALLOW 45 SKILL OR COINED OPERATED MACHINES AND THE POSSESSION, STORAGE, RETAIL SALE AND ON AND OFF PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER, WINE, AND MIXED BEVERAGES) IN CONJUNCTION WITH A MOVIE THEATRE, SPECIFICALLY TO REMOVE TWO ACRES FROM THE EXISTING CINEMARK LOT FOR BLOCK 1, LOT 1A, CINEMARK ADDITION (911 WEST STATE HIGHWAY 114) IN A DISTRICT ZONED "CC", COMMUNITY COMMERCIAL DISTRICT ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 37. Conditional Use Permit **CU24-31** (Padel)

Chairman Oliver reported the Commission approved the conditional use permit with a vote of 7-0.

Motion was made to approve Conditional Use Permit **CU24-31** (Padel) and **Ordinance No. 2024-071**.

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

ORDINANCE NO. 2024-071

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ISSUING CONDITIONAL USE PERMIT CU24-31 TO AMEND THE PREVIOUSLY APPROVED SITE PLAN CU21-26 (ORD. 2021-62) FOR A PLANNED COMMERCIAL CENTER TO ALLOW THE POSSESSION, STORAGE, RETAIL SALE, AND ON- AND OFF PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES, (BEER, WINE AND MIXED BEVERAGES), OUTDOOR ENTERTAINMENT, OUTDOOR DINING, OUTDOOR SPEAKERS AND AN ENTRY GATE SIGN IN CONJUNCTION WITH A RESTAURANT, SPECIFICALLY TO CONSTRUCT 8 PADEL COURTS FOR BLOCK 1, LOT 1, POST RAIL ADDITION (4550 MERLOT AVENUE) IN A DISTRICT ZONED "CC", COMMUNITY COMMERCIAL DISTRICT ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 38. **AM23-02A** Electric Vehicle Charging Stations – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2024-072**, if applicable, and take any necessary action.

Chairman Oliver reported the Commission approved **AM23-02A** with a vote of 7-0.

Motion was made to approve **AM23-02A** Electric Vehicle Charging Stations and **Ordinance No. 2024-072**.

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

ORDINANCE NO. 2024-072

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF GRAPEVINE, TEXAS, SAME BEING ALSO KNOWN AS APPENDIX "D" OF THE CITY CODE OF GRAPEVINE, TEXAS, AMENDING SECTION 25, "CC", COMMUNITY COMMERCIAL DISTRICT REGULATIONS; SECTION 26, "HC", HIGHWAY COMMERCIAL DISTRICT; AND SECTION 31, "LI", LIGHT INDUSTRIAL DISTRICT; TO ALLOW FOR AN EXCEPTION FOR LEVEL 1 AND LEVEL 2 ELECTRIC VEHICLE CHARGING STATIONS AS A CONDITIONAL USE FOR PROPERTIES WITH A VALID CONDITIONAL USE PERMIT FOR AUTOMOBILE SALES AND SERVICE IN THE "CC", COMMUNITY COMMERCIAL DISTRICT AND "HC", HIGHWAY COMMERCIAL DISTRICT; AND RETAIL ESTABLISHMENTS WITH THE REPAIR OF NEW AND USED CARS, LIGHT TRUCKS AND VANS, MOTORCYCLES, AND BOATS IN THE "LI", LIGHT INDUSTRIAL DISTRICT , (AM23-02A); REPEALING CONFLICTING ORDINANCES; PROVIDING A PENALTY; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE

Item 39. **AM24-01 Residential Standby Generators – Consider the recommendation of the Planning and Zoning Commission and Ordinance No. 2024-073, if applicable, and take any necessary action.**

Chairman Oliver reported the Commission approved **AM24-01** with the additional language (permanently installed) added to the definition concerning Residential Standby Generators with a vote of 7-0.

Motion was made to approve **AM24-01 Residential Standby Generators and Ordinance No. 2024-073.**

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

ORDINANCE NO. 2024-073

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF GRAPEVINE,

TEXAS, SAME BEING ALSO KNOWN AS APPENDIX "D" OF THE CITY CODE OF GRAPEVINE, TEXAS, AMENDING SECTION 12, DEFINITIONS; TO CREATE A NEW DEFINITION AND SECTION 55, PERFORMANCE STANDARDS; TO CREATE A NEW EXCEPTION TO NOISE REGULATION FOR RESIDENTIAL STANDBY GENERATORS (WHOLE HOME) DURING TESTING PERIODS AND EMERGENCY EVENTS (AM24-01); REPEALING CONFLICTING ORDINANCES; PROVIDING A PENALTY; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE

ADJOURNMENT

Motion was made to adjourn the meeting at 8:40 p.m.

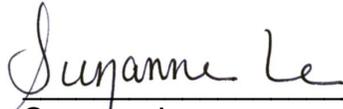
Motion: Coy
Second: Slechta
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta and Leal
Nays: None
Approved: 7-0

APPROVED:



William D. Tate
Mayor

ATTEST:



Suzanne Le
Assistant to the City Secretary

