



CITY OF GRAPEVINE, TEXAS  
REGULAR JOINT MEETING OF  
CITY COUNCIL AND PLANNING AND ZONING COMMISSION  
TUESDAY, NOVEMBER 18, 2025

GRAPEVINE CITY HALL, COUNCIL CHAMBERS  
200 SOUTH MAIN STREET  
GRAPEVINE, TEXAS

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| 6:45 p.m. | Dinner – City Council Conference Room                         |
| 7:15 p.m. | Call to Order of City Council Meeting – City Council Chambers |
| 7:15 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: 7:15 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 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.
  - 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 Traci Hutton

**JOINT PUBLIC HEARINGS**

3. Transit District Overlay (TDO) Boundary Amendments **AM25-03A** – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by the City of Grapevine requesting to amend Section 41.B.,

*Transit District Overlay* of the Comprehensive Zoning Ordinance No. 82-73, same being Appendix “D” of the City Code of the City of Grapevine, by removing the properties located at 1109 Airline Drive, 113 East Hudgins Street, 131 East Hudgins Street, 351 East Hudgins Street, 827 Dawn Lane, 849 East Dallas Road, 1039 East Dallas Road, all of lots 1-215, Sunshine Harbor subdivision, 1060 Texan Trail, 1084 Texan Trail, and 1098 Texan Trail from the Overlay’s boundaries.

4. Transit District Overlay (TDO) Text Amendments **AM25-03B** – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by the City of Grapevine to amend the Comprehensive Zoning Ordinance No. 82-73, same being Appendix “D” of the City Code of the City of Grapevine by amending the language within the Purpose, General Guidelines, and Application subsections; amend the permitted uses and to add new uses within the three intensity subdistricts, deletion of Figure 3, *Preferred Use Matrix* all in Section 41.B., *Transit District Overlay*, and related revisions to off-street parking requirements in Section 56, *Off-Street Parking Requirements* of the Zoning Ordinance.
5. Land Use Plan (Future Land Use Map) Amendments **MP24-01 (Map 2)** – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by the City of Grapevine for property located within 13 defined assessment areas to amend Ordinance No. 87-11 relating to the future land use designations for property on Map 2: Land Use Plan (Future Land Use Map) of the Comprehensive Master Plan and to amend the future land use tables in Subsection E., *Future Land Use*, of Section IV., *Land Use* of the Comprehensive Master Plan to create new future land use designations.

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

6. Any person who is not scheduled on the agenda may address the City Council under Citizen Comments or on any other agenda item by completing a Citizen Appearance Request form with the City Secretary. A member of the public may address the City Council regarding an item on the agenda either before or during the Council’s consideration of the item, upon being recognized by the Mayor or upon the consent of the City Council. Citizens will have three (3) minutes to address Council. In accordance with the Texas Open Meetings Act, the City Council is restricted in discussing or taking action during Citizen Comments.

## NEW BUSINESS

7. Consider the award of an informal request for quote for William D. Tate Avenue Landscape and Irrigation Median Enhancements from Clean Scapes Enterprise Inc., and take any necessary action.
8. Consider **Resolution No. 2025-020** authorizing the acceptance of funds for the State of Texas, Office of the Governor, Crimes Against Women Formula Grants Program for Fiscal Year 2026, 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.

9. Consider the renewal of an annual contract for IWT contract management software license fees from Euna Solutions. Chief Financial Officer recommends approval.
10. Consider the renewal of an Interlocal Agreement with the cities of Colleyville, Southlake, and Keller for the Metroport Teen Court. Chief Financial Officer recommends approval.
11. Consider the purchase of tuition for three firefighters to attend a paramedic certification program at the School of EMS. Fire Chief recommends approval.
12. Consider **Resolution No. 2025-021** allowing for the donation of 15 sets of surplus personal protective equipment and 8 pairs of boots to the Sherwood Shores Volunteer Fire Department. Fire Chief recommends approval.
13. Consider the purchase of dedicated lighting for Bark Park paddocks from Voss Lighting. Director of Parks and Recreation recommends approval.
14. Consider the purchase of eight mobile radios for Police Department patrol vehicles from Motorola Solutions Inc. Police Chief recommends approval.
15. Consider the purchase of the annual license renewal of forensic software from Magnet Forensics. Police Chief recommends approval.
16. Consider the purchase of ammunition from Precision Delta Corp. Police Chief recommends approval.
17. Consider the purchase of mobile police training structures from Mobile Police Training. Police Chief recommends approval.

18. Consider renewal of an annual contract for ergonomic workplace solutions from Vari Sales Corporation. Director of Public Works recommends approval.
19. Consider approval to declare certain property as surplus property and authorize their sale through public auction. Director of Public Works recommends approval.
20. Consider the minutes of the November 4, 2025 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

21. Transit District Overlay (TDO) Boundary Amendments **AM25-03A** – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2025-081** if applicable, and take any necessary action.
22. Transit District Overlay (TDO) Text Amendments **AM25-03B** – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2025-082** if applicable, and take any necessary action.
23. Land Use Plan (Future Land Use Map) Amendments **MP24-01 (Map 2)** – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2025-083** if applicable, 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 November 12, 2025 by 5:00 p.m.

  
 Tara Brooks, TRMC  
 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 48 hours in advance of the meeting. Reasonable accommodations will be made to assist your needs.

This meeting can be adjourned and reconvened, if necessary, the following regular business day.



CITY OF GRAPEVINE, TEXAS  
PLANNING AND ZONING COMMISSION MEETING  
TUESDAY, NOVEMBER 18, 2025

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

**SPECIAL SESSION: 7:00 p.m.** – Planning and Zoning Conference Room

1. Introduction of new Alternate Commissioner Herb Fry.
2. Staff to provide a briefing to the Commission on the notification procedures for Land Use Plan (Future Land Use Map) Amendments MP24-01.

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

3. Invocation and Pledge of Allegiance: Commissioner Traci Hutton

**JOINT PUBLIC HEARINGS**

4. Transit District Overlay (TDO) Boundary Amendments **AM25-03A** – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by the City of Grapevine requesting to amend Section 41.B., *Transit District Overlay* of the Comprehensive Zoning Ordinance No. 82-73, same being Appendix “D” of the City Code of the City of Grapevine, by removing the properties located at 1109 Airline Drive, 113 East Hudgins Street, 131 East Hudgins Street, 351 East Hudgins Street, 827 Dawn Lane, 849 East Dallas Road, 1039 East Dallas Road, all of lots 1-215, Sunshine Harbor subdivision, 1060 Texan Trail, 1084 Texan Trail, and 1098 Texan Trail from the Overlay’s boundaries.
5. Transit District Overlay (TDO) Text Amendments **AM25-03B** – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by the City of Grapevine to amend the Comprehensive Zoning Ordinance No. 82-73, same being Appendix “D” of the City Code of the City of Grapevine by amending the language within the Purpose, General Guidelines, and Application subsections; amend the permitted uses and to add new uses within the three intensity subdistricts, deletion of Figure 3, *Preferred Use Matrix* all in Section 41.B., *Transit District Overlay*, and related revisions to off-street parking requirements in Section 56, *Off-Street Parking Requirements* of the Zoning Ordinance.

6. Land Use Plan (Future Land Use Map) Amendments **MP24-01 (Map 2)** – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by the City of Grapevine for property located within 13 defined assessment areas to amend Ordinance No. 87-11 relating to the future land use designations for property on Map 2: Land Use Plan (Future Land Use Map) of the Comprehensive Master Plan and to amend the future land use tables in Subsection E., *Future Land Use*, of Section IV., *Land Use* of the Comprehensive Master Plan to create new future land use designations.

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

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

### CITIZEN COMMENTS

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### NEW BUSINESS

8. Transit District Overlay (TDO) Boundary Amendments **AM25-03A** – Consider the application and make a recommendation to City Council.
9. Transit District Overlay (TDO) Text Amendments **AM25-03B** – Consider the application and make a recommendation to City Council.
10. Land Use Plan (Future Land Use Map) Amendments **MP24-01 (Map 2)** – Consider the application and make a recommendation to City Council.
11. Consider the minutes of the October 21, 2025 regular meeting.

NOTE: Following the Commission's consideration of the public hearing items, 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 November 12, 2025 by 5:00 p.m.

*Tara Brooks*

Tara Brooks, TRMC  
City Secretary



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