

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 21st day of May, 2019 in the City Council Chambers, Second Floor, 200 South Main Street, with the following members present:

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

constituting a quorum, with the following members of the Planning and Zoning Commission:

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|------------------|------------------|
| Larry Oliver | Chairman |
| BJ Wilson | Vice Chairman |
| Monica Hotelling | Member |
| Beth Tiggelaar | Member |
| Dennis Luers | Member |
| Robert Rainwater | Alternate Member |

constituting a quorum, with Commissioners Gary Martin, Jim Fechter, and Traci Hutton being absent, and the following members of the City Staff:

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|--------------------|------------------------|
| Bruno Rumbelow | City Manager |
| Jennifer Hibbs | Assistant City Manager |
| John F. Boyle, Jr. | City Attorney |
| Tara Brooks | City Secretary |

Call to Order

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

Council did not meet in Executive Session.

Item 1. Invocation and Pledge of Allegiance

Commissioner Dennis Luers delivered the Invocation and led the Pledge of Allegiance.

NEW BUSINESS

Item 2. City Secretary to administer the Oath of Office to City Council Member Place 3 Leon Leal.

City Secretary Tara Brooks swore in Leon Leal as City Council Member Place 3.

Following the swearing in, Council Member Leal took his place at the dais and Council Member Mike Lease left the meeting.

Item 3. City Secretary to administer the Oath of Office to City Council Member Place 4 Darlene Freed.

City Secretary Brooks swore in Darlene Freed as City Council Member Place 4.

Item 4. Consider the appointment of the Mayor Pro Tem and take any necessary action.

Motion was made to appoint Darlene Freed as Mayor Pro Tem.

Motion: O'Dell

Second: Slechta

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

Nays: None

Approved: 7-0

Item 5. Consider Mayor's appointments of Council liaisons to the City Boards and Commissions and Council committees, and take any necessary action.

Mayor Tate made the following appointments of Council members to serve as liaisons to the City's Boards and Commissions and to serve on the various Council committees:

William D. Tate Crime Control and Prevention District Board
Grapevine 4B Economic Development Corporation Board
Industrial Development Corporation
Tax Increment Finance District Boards - One and Two

Paul Slechta Golf Course Advisory Board
Historic Preservation Commission
Parks and Recreation Advisory Board
Crime Control and Prevention District Board
Facilities Committee
Industrial Development Corporation
Open Space Review Committee
Tax Increment Finance District Boards – One and Two
U. S. Army Corps of Engineers Liaison

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|----------------|--|
| Sharron Rogers | Board of Zoning Adjustment Convention and Visitors Advisory Board Planning and Zoning Commission - 1 st Alternate Crime Control and Prevention District Board Economic Development Corporation Facilities Committee Grapevine 4B Economic Development Corporation Board |
| Leon Leal | Building Board of Appeals Metroport Teen Court Advisory Board Board of Zoning Adjustment - 1 st Alternate Senior Citizens Advisory Board - 1 st Alternate Audit Committee Crime Control and Prevention District Board Economic Development Corporation Facilities Committee Tax Increment Finance District Boards – One and Two Utility Committee |
| Darlene Freed | Library Advisory Board Building Board of Appeals - 1 st Alternate Golf Course Advisory Board – 1 st Alternate Parks and Recreation Advisory Board - 1 st Alternate Crime Control and Prevention District Board DFW Airport Board Liaison Grapevine 4B Economic Development Corporation Board Tax Increment Finance District Boards – One and Two |
| Chris Coy | Planning and Zoning Commission Audit Committee Crime Control and Prevention District Board Economic Development Corporation Grapevine 4B Economic Development Corporation Board Grapevine Colleyville Independent School District Board Liaison Impact Fee Committee (Ex-Officio) Tax Increment Finance District Boards – One and Two Utility Committee |
| Duff O'Dell | Animal Shelter Advisory Committee Heritage Foundation Advisory Board Housing Authority Advisory Board Senior Citizens Advisory Board Crime Control and Prevention District Board Impact Fee Committee (Ex-Officio) Industrial Development Corporation Tax Increment Finance District Boards – One and Two |

No action was required of Council.

Mayor Tate announced that Council would now present two proclamations.

Item 11. Mayor Tate to present a proclamation recognizing National Trails Day.

Mayor Tate presented the proclamation to Parks and Recreation Director Kevin Mitchell. Mr. Mitchell thanked the Mayor and Council for supporting the hike and bike trails.

The following item was not included on the published agenda.

Mayor Tate to present a proclamation recognizing the official formation of Team 100 for the Grapevine High School Football program.

Mayor Tate presented the proclamation to Coach Mike Alexander and members of the Grapevine High School varsity football team. Coach Alexander thanked the Mayor and Council and stated the team would make the community proud.

JOINT PUBLIC HEARINGS

Item 5. Conditional Use Permit **CU19-08** (The PIT) and **Final Plat** of Lot 1, Block 1, Grapevine Soccer Complex

Mayor Tate stated the applicant submitted a letter requesting to withdraw the conditional use permit request and final plat request.

Motion was made to accept the withdrawal request of Conditional Use Permit **CU19-08** (The PIT).

Motion: Wilson
Second: Luers
Ayes: Oliver, Wilson, Hotelling, Tiggelaar, Luers and Rainwater
Nays: None
Approved: 6-0

Motion was made to accept the withdrawal request of Conditional Use Permit **CU19-08** (The PIT).

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

Item 6. Conditional Use Permit **CU19-09** (McMillan James Office Warehouse)

Mayor Tate declared the Public Hearing open.

Development Services Assistant Director Ron Stombaugh reported the applicant was requesting a conditional use permit to amend the previously approved site plan of CU15-36 (Ordinance No. 2015-049) for a planned business park, specifically to allow for the development of a 27,103 square foot office/warehouse. The subject property is located at 1044 and 1046 Texan Trail and is currently zoned "BP" Business Park District.

Applicant Grayson Hughes answered questions for the Commission.

There was no one wishing to speak during the public hearing.

Motion was made to close the public hearing.

Motion: Luers
Second: Hotelling
Ayes: Oliver, Wilson, Hotelling, Tiggelaar, Luers and Rainwater
Nays: None
Approved: 6-0

Motion was made to close the public hearing.

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

Item 8. Conditional Use Permit **CU19-10** (Stellini Trattoria)

Mayor Tate declared the Public Hearing open.

Development Services Assistant Director Stombaugh reported the applicant was requesting a conditional use permit to amend the previously approved site plan of PD16-01 (Ordinance No. 2016-36) to allow a restaurant with on-premise alcohol sales and a market with off-premise alcohol sales in the Central Business District. The subject property is located at 400 East Dallas Road Suites 100 and 200 and is currently zoned "CBD" Central Business District.

Applicants Ted Reemtsma and Mitchell Wegner described their restaurant and market concept and answered questions from the Commission and Council.

No one spoke during the public hearing.

One letter of support was submitted.

Motion was made to close the public hearing.

Motion: Wilson
Second: Hotelling
Ayes: Oliver, Wilson, Hotelling, Tiggelaar, Luers and Rainwater

Nays: None
Approved: 6-0

Motion was made to close the public hearing.

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

Item 9. Conditional Use Permit **CU19-13** and Special Use Permit **SU19-01** (Great Wolf Lodge)

Mayor Tate declared the Public Hearing open.

Development Services Assistant Director Stombaugh reported the applicant was requesting a conditional use permit to amend the previously approved site plan of CU14-18 (Ordinance No. 2014-28) for a planned commercial center with a hotel and water park, specifically to allow security guard buildings and gates at the entrance and a special use permit to allow for paid parking. The subject property is located at 100 Great Wolf Drive and is currently zoned "CC" Community Commercial District.

Applicant Amy Lane with Great Wolf Lodge described the proposed changes and answered questions from the Commission and Council.

No one spoke during the public hearing.

Motion was made to close the public hearing.

Motion: Luers
Second: Wilson
Ayes: Oliver, Wilson, Hotelling, Tiggelaar, Luers and Rainwater
Nays: None
Approved: 6-0

Motion was made to close the public hearing.

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

Mayor Tate announced the Planning and Zoning Commission would recess to the Planning and Zoning Conference Room to consider published business.

The City Council remained in session in the Council Chambers to consider published business.

Item 10. Citizen Comments

Victoria Butler, 3543 Red Bird Lane, Grapevine spoke in opposition to Conditional Use Permit CU19-08 The PIT.

Jonathan Wall, 3338 Baggett Court, Grapevine spoke in opposition to Conditional Use Permit CU19-08 The PIT.

Kevin Rhodes, 3225 Fannin Lane, Grapevine spoke in opposition to Conditional Use Permit CU19-08 The PIT.

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. There were no requests 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 12. Consider **Resolution No. 2019-025** denying the application from Oncor Electric Delivery Company requesting approval of a Distribution Cost Recovery Factor.

City Manager Bruno Rumbelow recommended approval of the resolution denying Oncor Electric Delivery Company's request for approval of a Distribution Cost Recover Factor. Oncor filed a request to increase distribution rates with each of the cities in their service area. The resolution authorizes the City to join with the Steering Committee of Cities served by Oncor to evaluate the filing, determine whether the filing complies with law, and if lawful, to determine what further strategy, including settlement, to pursue.

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

RESOLUTION NO. 2019-025

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, FINDING THAT ONCOR ELECTRIC DELIVERY COMPANY LLC'S APPLICATION FOR APPROVAL TO AMEND ITS DISTRIBUTION COST RECOVERY FACTOR PURSUANT TO 16 TEX. ADMIN.

CODE § 25.243 TO INCREASE DISTRIBUTION RATES WITHIN THE CITY SHOULD BE DENIED; FINDING THAT THE CITY'S REASONABLE RATE CASE EXPENSES SHALL BE REIMBURSED BY THE COMPANY; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; REQUIRING NOTICE OF THIS RESOLUTION TO THE COMPANY AND LEGAL COUNSEL

Item 13. Consider the award of an annual contract for RFP 482-2019 for Depository Banking Services with JP Morgan Chase Bank.

Chief Financial Officer Greg Jordan recommended approval of the award of an annual contract for Depository Banking Services.

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 14. Consider the renewal of annual contracts for safety supplies with WW Grainger Industrial, Inc. and Safety Supply, Inc.

Chief Financial Officer Jordan recommended approval of the renewal of the annual contracts for safety supplies for an annual estimated amount of \$30,000. Examples of safety supplies include, but are not limited to, gloves, safety vests, rubber boots, first aid kits, coveralls, safety flags, safety goggles, fire extinguishers, ear plugs, dust mask and safety fencing.

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 15. Consider the sole source purchase of chest compression systems, services and training from Physio-Control, Inc.

Fire Chief Darrell Brown recommended approval of the purchase of chest compression systems, services and training for an amount not to exceed \$20,098. This device will allow proper CPR to be performed while traveling the distance to the MICU and during transport to the hospital.

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 16. Consider the renewal of an annual contract for EMS billing services with Emergicon, LLC.

Fire Chief Brown recommended approval of the annual contract for EMS billing services for an annual estimated amount of \$75,000.

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 17. Consider the purchase of radio communication equipment from Motorola Solutions.

Fire Chief Brown and Police Chief Mike Hamlin recommended approval of the purchase of radio communication equipment to include 26 portable radios and 33 mobile radios for the Fire Department and five mobile radios for the Police Department for a total amount not to exceed \$261,672.06.

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 18. Consider the approval for the purchase of park amenities from Landscape Forms, Inc.

Parks and Recreation Director Mitchell recommended approval of the purchase of park amenities to include park benches, picnic tables and trash receptacles for the Botanical Garden for a total amount not to exceed \$38,931.

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 19. Consider the purchase of a Chevrolet Tahoe from Caldwell County Chevrolet and **Ordinance No. 2019-021** appropriating funds.

Police Chief Hamlin and Public Works Director Bryan Beck recommended approval of the purchase of a Chevrolet Tahoe for the Police Department for an amount not to exceed \$34,935 and the ordinance appropriating funds in the Enterprise Capital Equipment Fund.

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

ORDINANCE NO. 2019-021

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$34,935 IN THE ENTERPRISE CAPITAL EQUIPMENT FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 20. Consider **Ordinance No. 2019-022** abandoning right of way at 231 North Starnes Street and authorizing the City Manager to execute a Quit Claim Deed to the abutting property owner.

Public Works Director Beck recommended approval of the abandoning of right of way at 231 North Starnes Street and the associated Quit Claim Deed.

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

ORDINANCE NO. 2019-022

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ABANDONING AND VACATING A RIGHT OF WAY ON LOT F, J.J. HALL'S REVISION OF LOTS 11 TO 22, INCLUSIVE STARNES ADDITION IN THE CITY OF GRAPEVINE, TEXAS AS HEREINAFTER DESCRIBED;

DECLARING AN EMERGENCY AND PROVIDING AN
EFFECTIVE DATE

Item 21. Consider an informal request for quote for an annual contract for generator maintenance with Loftin Equipment Company.

Public Works Director Beck recommended approval of the annual contract for generator maintenance for an annual estimated amount of \$18,200. The maintenance includes load bank testing and a quarterly maintenance plan for the City's ten lift station generators.

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 22. Consider an annual contract for a preventative roof maintenance program with Tremco/Weatherproofing Technologies, Inc.

Public Works Director Beck recommended approval of the annual contract for a preventative roof maintenance program for an annual estimated amount of \$30,861.

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 23. Consider the water and wastewater system on-call staff contract with Provenance Engineering, LLC.

Public Works Director Beck recommended approval of the water and wastewater system on-call staff contract in an amount not to exceed \$145,600. This contract is for general consultation services including engineering, planning studies, design, inspection services and construction management specifically for the Water and Wastewater Treatment plants.

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 24. Consider a construction contract for installation of the ultraviolet light disinfection system improvements at the Wastewater Treatment Plant with Alltech Engineering Corporation and **Ordinance No. 2019-023** appropriating funds.

Public Works Director Beck recommended approval of the construction contract for installation of the ultraviolet light disinfection system improvements at the Wastewater Treatment Plant in an estimated amount of \$930,000 and an ordinance appropriating funds in the Utility Enterprise Capital Fund.

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

ORDINANCE NO. 2019-023

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$930,000 IN THE UTILITY ENTERPRISE CAPITAL FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 25. Consider Amendment No. 3 to the Engineering Services Contract for engineering design services related to the installation of a liquid oxygen injection system for the Hilton Lift Station with Garver LLC and **Ordinance No. 2019-024** appropriating funds.

Public Works Director Beck recommended approval of Amendment No. 3 to the Engineering Services Contract for engineering design services related to the installation of a liquid oxygen injection system for the Hilton Lift Station for an amount of \$66,904 and an ordinance appropriating funds in the Utility Enterprise Capital Fund. The original agreement with Garver LLC was approved on November 7, 2017. Modifications to the original agreement were approved on July 3, 2018 and March 19, 2019.

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

ORDINANCE NO. 2019-024

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE

APPROPRIATION OF \$70,000 IN THE UTILITY
ENTERPRISE CAPITAL FUND; DECLARING AN
EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 26. Consider the minutes of the May 7, 2019 Regular City Council meeting and the May 15, 2019 Special 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

PLANNING AND ZONING COMMISSION RECOMMENDATIONS

Item 27. Conditional Use Permit **CU19-08** (The PIT)

This item was withdrawn earlier in the meeting.

Item 28. **Final Plat** of Lot 1, Block 1 Grapevine Soccer Complex

Chairman Oliver reported the Planning and Zoning Commission denied the final plat with a vote of 6-0.

Motion was made to deny the Statement of Findings and the Final Plat of Lot 1, Block 1, Grapevine Soccer Complex.

Motion: Slechta

Second: Coy

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

Nays: None

Approved: 7-0

Item 29. Conditional Use Permit **CU19-09** (McMillan James Office Warehouse)

Chairman Oliver reported the Planning and Zoning Commission approved the conditional use permit with a vote of 6-0.

Motion was made to approve Conditional Use Permit CU19-09 for McMillan James Office Warehouse and Ordinance No. 2019-026.

Motion: Coy

Second: O'Dell

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

Nays: None

Approved: 7-0

ORDINANCE NO. 2019-026

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU19-09 TO AMEND THE PREVIOUSLY APPROVED SITE PLAN CU15-36 (ORDINANCE NO. 2015-49) TO ALLOW FOR THE DEVELOPMENT OF A 27,103 SQUARE FOOT OFFICE WAREHOUSE FOR LOT 5R AND LOT 6, BLOCK 1, GRAPEVINE STATION ADDITION (1044 AND 1046 TEXAN TRAIL) IN A DISTRICT ZONED "BP" BUSINESS PARK DISTRICT REGULATIONS 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 30. Conditional Use Permit **CU19-10** (Stellini Trattoria)

Chairman Oliver reported the Planning and Zoning Commission approved the conditional use permit with a vote of 6-0.

Motion was made to approve Conditional Use Permit CU19-10 for Stellini Trattoria and Ordinance No. 2019-027.

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

ORDINANCE NO. 2019-027

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU19-10 TO AMEND THE PREVIOUSLY APPROVED SITE PLAN PD16-01 (ORDINANCE NO. 2016-36) SPECIFICALLY TO ALLOW THE POSSESSION, STORAGE, RETAIL SALES AND ON-PREMISE

CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER, WINE AND MIXED BEVERAGES) IN CONJUNCTION WITH A RESTAURANT AND THE POSSESSION, STORAGE, RETAIL SALES AND OFF-PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER AND WINE ONLY) IN CONJUNCTION WITH A MARKET FOR LOT 1R, BLOCK 2, HILLTOP ADDITION (400 EAST DALLAS ROAD NO. 100 AND NO. 200) IN A DISTRICT ZONED "CBD" CENTRAL BUSINESS 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 31. Conditional Use Permit **CU19-13** (Great Wolf Lodge)

Chairman Oliver reported the Planning and Zoning Commission approved the conditional use permit with a vote of 6-0, stipulating they control the access so as not to allow stacking on State Highway 26.

Motion was made to approve Conditional Use Permit CU19-13 for Great Wolf Lodge and Ordinance No. 2019-028, stipulating they control the access so as not to allow stacking on State Highway 26.

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

ORDINANCE NO. 2019-028

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE CU19-13 TO AMEND THE PREVIOUSLY APPROVED SITE PLAN CU14-18 (ORDINANCE NO. 2014-28) FOR A PLANNED COMMERCIAL CENTER IN CONJUNCTION WITH A HOTEL AND WATER PARK FOR LOT 1R, BLOCK 1R, GREAT

WOLF ADDITION OF GRAPEVINE (100 GREAT WOLF DRIVE) SPECIFICALLY TO ALLOW FOR A GATED ENTRY AND SECURITY GUARD BUILDING 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 32. Special Use Permit **SU19-01** (Great Wolf Lodge)

Chairman Oliver reported the Planning and Zoning Commission approved the special use permit with a vote of 6-0.

Motion was made to approve Special Use Permit SU19-01 for Great Wolf Lodge and Ordinance No. 2019-029.

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

ORDINANCE NO. 2019-029

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING SPECIAL USE PERMIT SU19-01 TO ALLOW FOR PAID PARKING FOR LOT 1R, BLOCK 1R, GREAT WOLF ADDITION OF GRAPEVINE (100 GREAT WOLF DRIVE) IN A DISTRICT ZONED "CC" COMMUNITY COMMERCIAL DISTRICT REGULATIONS 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

ADJOURNMENT

Motion was made to adjourn the meeting at 8:20 p.m.

Motion: Slechta

Second: Freed

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 4th day of June, 2019.

APPROVED:



William D. Tate
Mayor

ATTEST:



Tara Brooks
City Secretary

