

AGENDA
CITY OF GRAPEVINE, TEXAS
SPECIAL CITY COUNCIL MEETING WORKSHOP
TUESDAY, NOVEMBER 20, 2012 AT 6:45 P.M.
CITY COUNCIL CONFERENCE ROOM
SECOND FLOOR
200 SOUTH MAIN STREET

CALL TO ORDER

1. Update on illuminated street name sign program.
2. Monthly financial update.

ADJOURNMENT

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.

In accordance with Texas Government Code, Chapter 551.001 et seq, Acts of the 1993 Texas Legislature, the Special City Council Meeting Workshop Agenda was prepared and posted on this the 16th day of November, 2012 at 5:00 p.m.



Jodi C. Brown
City Secretary

AGENDA
CITY OF GRAPEVINE, TEXAS
SPECIAL CITY COUNCIL MEETING
TUESDAY, NOVEMBER 20, 2012 AT 7:00 P.M.
CITY COUNCIL CONFERENCE ROOM
SECOND FLOOR
200 SOUTH MAIN STREET

CALL TO ORDER

EXECUTIVE SESSION

1. City Council to conduct a closed session relative to:
 - A. Value, lease, or purchase of real property relative to Public Safety Building 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 or expand in the City; 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 and take any necessary action relative to real property and conference with employees under Sections 551.072 and 551.087, Texas Government Code.

ADJOURNMENT

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In accordance with Texas Government Code, Chapter 551.001 et seq, Acts of the 1993 Texas Legislature, the Special City Council Meeting Agenda was prepared and posted on this the 16th day of November, 2012 at 5:00 p.m.



Jodi C. Brown
City Secretary

AGENDA
CITY OF GRAPEVINE, TEXAS
REGULAR JOINT CITY COUNCIL
&
PLANNING & ZONING COMMISSION MEETING
TUESDAY, NOVEMBER 20, 2012 AT 7:30 P.M.
CITY COUNCIL CHAMBERS
SECOND FLOOR
200 SOUTH MAIN STREET

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE: Commissioner Monica Hotelling

PRESENTATIONS

1. Mayor Tate to present Ms. Janice Kane, Executive Director of the Grapevine-Colleyville ISD Education Foundation, with a proclamation recognizing the Foundation's ongoing efforts in supporting education.
2. Presentation by Mr. Steve Riach regarding the One Heart movie project.

JOINT PUBLIC HEARINGS

3. City Council and Planning & Zoning Commission to conduct a public hearing relative to Zoning Application **Z12-13** filed by Contrast Development (Glade Hills Addition) requesting rezoning of 16.26 acres from "PCD" Planned Commerce Development District to "R-5.0" Zero Lot Line District Regulations for the development of 69 residential lots. The subject property is located at 300 West Glade Road.
4. City Council and Planning & Zoning Commission to conduct a public hearing relative to Conditional Use Application **CU12-42** filed by Homeyer Engineering (Signature Assisted Living and Memory Care) requesting a conditional use permit for an assisted living facility. The property is located at 5001 Merlot Avenue and is zoned "PO" Professional Office District Regulations.
5. City Council and Planning & Zoning Commission to conduct a public hearing relative to Special Use Application **SU12-03** filed by Sandhya Hande (Peace Bliss & Joy) requesting a special use permit to allow massage services within the "CBD" Central Business District. The subject property is located at 520 South Main Street #108.
6. City Council and Planning & Zoning Commission to conduct a public hearing relative to the application filed by George Williams for the **final plat** of Lot 6R, Block 1A, Crestwood Hollow being a replat of Lot 6, Block 1A, Crestwood Hollow. The subject property is located at 4341 Crestwood Court and is zoned "R-5.0" Zero Lot Line District Regulations.

7. City Council and Planning & Zoning Commission to conduct a public hearing relative to the application filed by Anthony Bologna for the **final plat** of Lot 2R, Block 4, Original Town of Grapevine being a replat of Lots 1R1, 2 and a portion of Lot 3, Block 4, Original Town of Grapevine. The subject property is located at 520 South Main Street and is zoned "CBD" Central Business District.
8. City Council and Planning & Zoning Commission to conduct a public hearing relative to the application filed by Mark Howe for the **final plat** of Lots 1-15, Block 1, Lots 1-8, Block 2, Heritage Cove being a replat of Lot 1, Block 1, Thompson Addition and 4.845 acres of an unplatted tract of land. The subject property is located on Roberts Road and is zoned "R-7.5" Single Family District Regulations.

END OF JOINT PUBLIC HEARINGS

Planning & Zoning Commission to recess to Planning & 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.

ADJOURNMENT

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.

In accordance with Texas Government Code, Chapter 551.001 et seq, Acts of the 1993 Texas Legislature, the Regular Joint City Council and Planning & Zoning Commission Meeting Agenda was prepared and posted on this the 16th day of November, 2012 at 5:00 p.m.



Jodi C. Brown
City Secretary

AGENDA
CITY OF GRAPEVINE, TEXAS
REGULAR CITY COUNCIL MEETING
TUESDAY, NOVEMBER 20, 2012 AT 7:30 P.M.
CITY COUNCIL CHAMBERS
SECOND FLOOR
200 SOUTH MAIN STREET

CITIZEN COMMENTS

NEW BUSINESS

9. Consider a **resolution** repealing a contract with the Trinity River Authority of Texas for the funding participation in the design and construction of a Water Booster Pump Station and Ground Storage Project to serve the City of Grapevine and take any necessary action.
10. Consider a **resolution** awarding the Denton Creek Erosion Control Trail Construction Project to ARK Contracting, authorizing Staff to execute the contract, appropriating funds from the unappropriated balance of the Stormwater Drainage Utility 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.

11. Consider second and final reading of an **ordinance** granting Zoning Application **Z12-12** filed by Shamrock Ventures Property Development Inc. (West Wall Street) requesting rezoning 0.725 acres from "PO" Professional Office District Regulations to "R-7.5" Single Family District Regulations for the development of two residential lots. The subject property is located at 1331 West Wall Street. Development Services Director recommends approval.
12. Consider a four month extension to Conditional Use Application **CU10-31** filed by Quick Fill requesting a conditional use permit to amend the site plan approved by Ordinance No. 97-58, as amended, to demolish the existing structure at 424 East Northwest Highway and to construct a new convenience store with gasoline sales and for the possession, storage, retail sale and off-premise consumption of alcoholic beverages (beer and wine only). The subject property is zoned "HC" Highway Commercial District. Development Services Director recommends approval.

13. Consider renewal of an annual contract with Empire Paper Company for janitorial supplies and paper goods to be purchased on an as-needed basis. Administrative Services Director recommends approval.
14. Consider award of an informal quote for an annual contract with Red River Medical Institute for an emergency medical continuing education program. Fire Chief recommends approval.
15. Consider a **resolution** authorizing an annual contract for the purchase of fire emergency medical supplies to a primary vendor, Bound Tree Medical LLC., and a secondary vendor, Henry Schein Inc., through an Interlocal Agreement with the City of Cedar Hill. Fire Chief recommends approval.
16. Consider a **resolution** authorizing the purchase of drinking fountains from PlumbMaster, Inc. through an Interlocal Participation Agreement with the Local Government Purchasing Cooperative (Buyboard). Parks & Recreation Director recommends approval.
17. Consider award of an informal quote for two salt and sand spreaders from Coastal Metal Fab, Inc. Public Works Director recommends approval.
18. Consider authorizing an 18 month extension to the Construction Commencement Date in the Convention Development and Marketing Agreement with the Gaylord and authorizing the City Manager to execute the necessary documents for this extension. Public Works Director recommends approval.
19. Consider a **resolution** authorizing the purchase of a 2014 International 7400 chassis with Vactor body sewer cleaner truck from Southwest International Trucks, Inc. through an Interlocal Participation Agreement with the Local Government Purchasing Cooperative (Buyboard). Public Works Director recommends approval.
20. Consider a **resolution** awarding a contract for the roof replacement on the water treatment plant to Weatherproofing Technologies, Inc. through an established Interlocal Agreement with The Cooperative Purchasing Network (TCPN). Public Works Director recommends approval.
21. Consider award of the Denton Creek Erosion Control Construction Project Materials Testing contract to Fugro Consultants, Inc. and authorize Staff to execute the contract. Public Works Director recommends approval.
22. Consider approval of Change Order No. 2 and Final to the State Highway 26 Waterline Relocation Project and authorize Staff to execute the change order. Public Works Director recommends approval.
23. Consider the minutes of the November 6, 2012 City Council meetings as published. City Secretary recommends approval.

Pursuant to the Texas Open Meetings Acts, 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 the conclusion of the executive session.

PLANNING & ZONING COMMISSION RECOMMENDATIONS

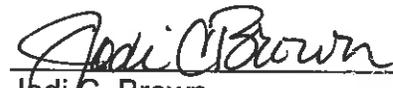
24. Consider the recommendation of the Planning & Zoning Commission relative to Zoning Application **Z12-09** filed by Contrast Development (Vineyard Creek Estates) and the second and final reading of an **ordinance**. The application requests to rezone 18.864 acres from "PCD" Planned Commerce Development District to "R-5.0" Zero Lot Line District Regulations for the development of 53 lots and three common areas for property located at 2011 Hall-Johnson Road. Forty-nine lots were approved at the October 16, 2012 meeting, while four lots were tabled to November 20, 2012.
25. Consider the recommendation of the Planning & Zoning Commission relative to the **preliminary plat** of Lots 1-21, Block 1; Lots 1-28, Block 2 and Tracts 1 and 2, Vineyard Creek Estates and take any necessary action.
26. Consider the recommendation of the Planning & Zoning Commission relative to the **preliminary plat** of Lots 1-3, Block 1, Crestwood Hollow Phase 2 and take any necessary action.
27. Consider the recommendation of the Planning & Zoning Commission relative to Zoning Application **Z12-13** (Glade Hills Addition) and a subsequent **ordinance**, if applicable.
28. Consider the recommendation of the Planning & Zoning Commission relative to the **preliminary plat** of Lots 1-14, Block 1; Lots 1-15, Block 2; Lots 1-19, Block 3; Lots 1-6, Block 4 and Lots 1-15, Block 5, Glade Hill and take any necessary action.
29. Consider the recommendation of the Planning & Zoning Commission relative to Conditional Use Application **CU12-42** (Signature Assisted Living and Memory Care) and a subsequent **ordinance**, if applicable.
30. Consider the recommendation of the Planning & Zoning Commission relative to Special Use Application **SU12-03** (Peace Bliss & Joy) and a subsequent **ordinance**, if applicable.
31. Consider the recommendation of the Planning & Zoning Commission relative to the **final plat** of Lot 6R, Block 1A, Crestwood Hollow and take any necessary action.
32. Consider the recommendation of the Planning & Zoning Commission relative to the **final plat** of Lot 2R, Block 4, Original Town of Grapevine and take any necessary action.

33. Consider the recommendation of the Planning & Zoning Commission relative to the **preliminary plat** of Lots 1-15, Block 1 and Lots 1-8, Block 2, Heritage Cove and take any necessary action.
34. Consider the recommendation of the Planning & Zoning Commission relative to the **final plat** of Lots 1-15, Block 1 and Lots 1-8, Block 2, Heritage Cove and take any necessary action.
35. Consider the recommendation of the Planning & Zoning Commission relative to the **final plat** of Lots 1-3, Block 1, Shamrock Ventures Addition and take any necessary action.

ADJOURNMENT

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.

In accordance with Texas Government Code, Chapter 551.001 et seq, Acts of the 1993 Texas Legislature, the Regular City Council Meeting Agenda was prepared and posted on this the 16th day of November, 2012 at 5:00 p.m.



Jodi C. Brown
City Secretary

AGENDA
CITY OF GRAPEVINE
SPECIAL BRIEFING SESSION
PLANNING & ZONING COMMISSION
TUESDAY, NOVEMBER 20, 2012 AT 7:00 P.M.
PLANNING & ZONING CONFERENCE ROOM
SECOND FLOOR
200 SOUTH MAIN STREET

CALL TO ORDER

OATH OF OFFICE

1. Oath of Office to be administered to Planning & Zoning Commission Alternate Dennis Luers.

WORK SESSION

2. Planning & Zoning Commission to conduct a briefing session to discuss items scheduled to be heard in the November 20, 2012 public hearing.

ADJOURNMENT

If you plan to attend this briefing session and you have a disability that requires special arrangements at the meeting, please contact the office of Development Services at (817) 410-3154 at least 24 hours in advance. Reasonable accommodations will be made to assist your needs.

In accordance with Texas Government Code, Chapter 551.001 et. seq. Acts of the 1993 Texas Legislature, the Planning and Zoning Commission Briefing Session Agenda was prepared and posted on this the 16th day of November, 2012 at 5:00 p.m.



Jodi C. Brown
City Secretary

AGENDA
CITY OF GRAPEVINE, TEXAS
REGULAR PLANNING & ZONING COMMISSION MEETING
TUESDAY, NOVEMBER 20, 2012 AT 7:30 P.M.
PLANNING & ZONING COMMISSION CONFERENCE ROOM
SECOND FLOOR
200 SOUTH MAIN STREET

OLD BUSINESS

1. Consider Zoning Application **Z12-09** (Vineyard Creek Estates) and make a recommendation to the City Council. The application requests to rezone 18.864 acres from "PCD" Planned Commerce Development District to "R-5.0" Zero Lot Line District Regulations for the development of 53 lots and three common areas for property located at 2011 Hall-Johnson Road. Forty-nine lots were approved at the October 16, 2012 meeting, while four lots were tabled to November 20, 2012.

NEW BUSINESS

2. Consider the **preliminary plat** of Lots 1-21, Block 1; Lots 1-28, Block 2 and Tracts 1 and 2, Vineyard Creek Estates and make a recommendation to the City Council.
3. Consider the **preliminary plat** of Lots 1-3, Block 1, Crestwood Hollow Phase 2 and make a recommendation to the City Council.
4. Consider Zoning Application **Z12-13** (Glade Hills Addition) and make a recommendation to the City Council.
5. Consider the **preliminary plat** of Lots 1-14, Block 1; Lots 1-15, Block 2; Lots 1-19, Block 3; Lots 1-6 Block 4 and Lots 1-15, Block 5, Glade Hill and make a recommendation to the City Council.
6. Consider Conditional Use Application **CU12-42** (Signature Assisted Living and Memory Care) and make a recommendation to the City Council.
7. Consider Special Use Application **SU12-03** (Peace Bliss & Joy) and make a recommendation to the City Council.
8. Consider the **final plat** of Lot 6R, Block 1A, Crestwood Hollow and make a recommendation to the City Council.
9. Consider the **final plat** of Lot 2R, Block 4, Original Town of Grapevine and make a recommendation to the City Council.
10. Consider the **preliminary plat** of Lots 1-15, Block 1 and Lots 1-8, Block 2, Heritage Cove and make a recommendation to the City Council.

11. Consider the **final plat** of Lots 1-15, Block 1 and Lots 1-8, Block 2, Heritage Cove and make a recommendation to the City Council.
12. Consider the **final plat** of Lots 1-3, Block 1, Shamrock Ventures Addition and make a recommendation to the City Council.

CONSIDERATION OF MINUTES

13. Consider the minutes of the October 16, 2012 Planning & Zoning Commission meetings and take any necessary action.

ADJOURNMENT

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In accordance with Texas Government Code, Chapter 551.001 et seq, Acts of the 1993 Texas Legislature, the Regular Planning & Zoning Commission Meeting Agenda was prepared and posted on this the 16th day of November, 2012 at 5:00 p.m.



Jodi C. Brown
City Secretary