



CITY OF GRAPEVINE, TEXAS
REGULAR JOINT MEETING OF
CITY COUNCIL AND PLANNING AND ZONING COMMISSION
TUESDAY, SEPTEMBER 18, 2018

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

6:15 p.m.	Dinner – City Council Conference Room
6:45 p.m.	Call to Order of City Council Meeting – City Council Chambers
6:45 p.m.	Executive Session – City Council Conference Room
7:15 p.m.	4B Board Meeting – City Council Chambers
7:15 p.m.	CCPD Meeting – City Council Chambers
7:30 p.m.	Joint Regular Meeting – City Council Chambers

CALL TO ORDER: 6:45 p.m. – City Council Conference Room

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 or contemplated litigation (short term/transient rentals), 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 Gary Martin

JOINT PUBLIC HEARINGS

3. Zoning Application **Z18-05** and **Final Plat** for Lots 1 and 2, Block 1, K. Palms Court (703 East Wall Street) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Neal Cooper requesting to rezone 0.302 acres from “HC” Highway Commercial District to “R-5.0” Zero Lot Line District for the development of two single family lots.

Planning and Zoning Commission to recess to 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 action during Citizen Comments.

PRESENTATIONS

5. Mayor Tate to present a proclamation to the Tarrant Area Food Bank declaring September “Hunger Action Month”.
6. Mayor Tate to present a proclamation declaring the week of September 17-23 “Constitution Week”.
7. Mayor Tate to present certificates to Grapevine High School theatre students, teachers and chaperones on behalf of Provost Kerr and Councillors from Sister City, West Lothian Scotland
8. Paul W. McCallum, Executive Director, Convention and Visitors Bureau, to present gifts to Mayor and Council on behalf of Sister Cities, West Lothian, Scotland and Parras de la Fuente, Coahuila, Mexico.

NEW BUSINESS

9. Consider adopting a tax increase (the rate for 2019 remains the same) raising property taxes by \$159,704 (.65%) over the previous year budget and take any necessary action.
10. Consider **Ordinance No. 2018-069** adopting the Fiscal Year 2018-2019 City of Grapevine Annual Operating Budget and take any necessary action.

11. Consider **Ordinance No. 2018-070** adopting an ad valorem tax rate \$0.289271 per \$100 valuation for Tax Year 2018 and Fiscal Year 2019 and take any necessary action.
12. Consider **Resolution No. 2018-071** authorizing application for the Texas Department of Transportation's Texas Safety Program Grant for Fiscal Year 2019 and take any necessary action.
13. Consider the award of a contract for a parking study for the Dallas Road Transit Corridor to WGI Parking Consultants 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.

14. Consider **Resolution No. 2018-072** for a settlement agreement with Atmos Mid-Tex under the Rate Review Mechanism process. City Manager recommends approval.
15. Consider **Resolution No. 2018-073** authorizing an annual sole source contract for defibrillator technical support services with Physio-Control, Inc. Fire Chief recommends approval.
16. Consider **Resolution No. 2018-074** for a contract for Information Technology customer service support with Doug Keys Services. Chief Technology Officer recommends approval.
17. Consider the renewal of a service contract for datacenter system and network administration from LEAF TCS. Chief Technology Officer recommends approval.
18. Consider the renewal of an annual sole source contract for geographic information software with ESRI, Inc. Chief Technology Officer recommends approval.
19. Consider the renewal of an annual sole source contract for ILS computer support and software with SIRSI Corporation. Library Director recommends approval.
20. Consider **Resolution No. 2018-075** authorizing the purchase of a mobile library from Farber Specialty Vehicles. Library Director recommends approval.
21. Consider **Resolution No. 2018-076** authorizing a sole source purchase of a portable fence from SportaFlex, LLC. Parks and Recreation Director recommends approval.

22. Consider **Resolution No. 2018-077** authorizing the purchase of a scoreboard from Olen Williams, Inc. Parks and Recreation Director recommends approval.
23. Consider the minutes of the September 4, 2018 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

24. Zoning Application **Z18-05** (703 East Wall Street) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2018-071**, if applicable, and take any necessary action.
25. **Final Plat** for Lots 1 and 2, Block 1, K. Palms Court – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.
26. **Final Plat** for Lot 1, Block 1, Trevino Addition – Consider the recommendation of the Planning and Zoning Commission and take any necessary action relative to an application submitted by Nicholas Trevino to plat property located at 732 North Dove Road and currently zoned “R-12.5” Residential Zoning District.

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 September 14, 2018 by 5:00 p.m.

Tara Brooks

Tara Brooks
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, SEPTEMBER 18, 2018

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

-
- 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
-

CALL TO ORDER: 7:00 p.m. - Planning and Zoning Commission Conference Room

BRIEFING SESSION

1. 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

2. Invocation and Pledge of Allegiance: Commissioner Gary Martin

JOINT PUBLIC HEARING

3. Zoning Application **Z18-05** and **Final Plat** for Lots 1 and 2, Block 1, K. Palms Court (703 East Wall Street) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Neal Cooper requesting to rezone 0.302 acres from "HC" Highway Commercial District to "R-5.0" Zero Lot Line District for the development of two single family lots.

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

4. Zoning Application **Z18-05** (703 East Wall Street) – Consider the application and make a recommendation to City Council.
5. **Final Plat** for Lots 1 and 2, Block 1, K. Palms Court – Consider the application and make a recommendation to City Council.

6. **Final Plat** for Lot 1, Block 1, Trevino Addition – Consider the application submitted by Nicholas Trevino to plat property located at 732 North Dove Road and currently zoned “R-12.5” Residential Zoning District and make a recommendation to Council.
7. Consider the minutes of the August 21, 2018 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

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Tara Brooks
Tara Brooks
City Secretary



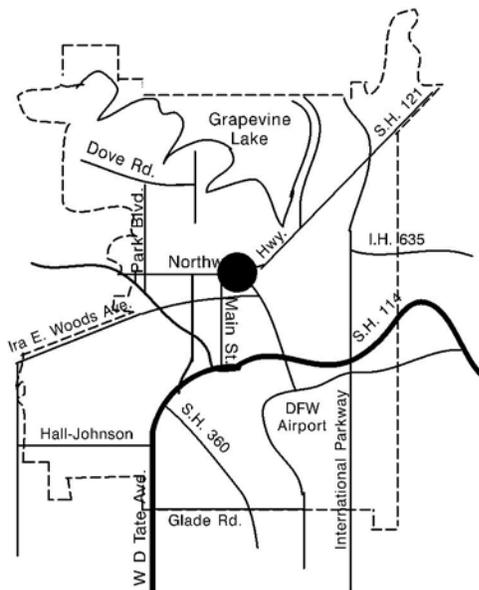
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TO: HONORABLE MAYOR, CITY COUNCIL MEMBERS AND THE
PLANNING AND ZONING COMMISSION

FROM: BRUNO RUMBELOW, CITY MANAGER ^{BR}
SCOTT WILLIAMS, DEVELOPMENT SERVICES DIRECTOR

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: DEVELOPMENT SERVICES TECHNICAL REPORT OF ZONE
CHANGE APPLICATION Z18-05, 703 EAST WALL STREET



APPLICANT: Neal Cooper

PROPERTY LOCATION AND SIZE:

The subject property is located at 703 East Wall Street and is proposed to be platted as Lots 1 and 2, Block A, K. Palms Addition. The property contains approximately 13,164 square feet (0.302 acres) and has 100.50 feet of frontage along East Wall Street.

REQUESTED ZONE CHANGE AND COMMENTS:

The applicant is requesting a zone change to rezone 0.302 acres from "HC" Highway Commercial District to "R-5.0" Zero-Lot-Line District for the development of two single-family detached residential lots.

It is the applicant's intent with this request to develop two, "R-5.0" Zero-Lot-Line District lots on the subject property that meet all the requirements of the ordinance.

Commencing in 2015 and subsequently in 2017 the Planning and Zoning Commission and City Council have favorably considered and approved two zone change requests located on the north side of East Wall Street and east of Austin Street. Zone change application Z15-07 approved the rezoning of 0.925 acres from "HC" Highway Commercial District to "R-5.0" Zero-Lot-Line District for the development of seven single family detached lots and zone change application Z17-08 approved the rezoning of 0.414 acres from "HC" Highway Commercial District to "R-7.5" Single Family District for the development of two single-family detached lots.

PRESENT ZONING AND USE:

The property is currently zoned "HC" Highway Commercial District and is developed with a single story dwelling, which will be demolished.

HISTORY OF TRACT AND SURROUNDING AREA:

The subject and adjacent properties to the north, east and west were zoned "C-2" Community Business District prior to the 1984 City Rezoning. The property to the south was zoned "R-3" Multiple-Family Dwelling District prior to the 1984 City Rezoning. West of the subject site the City Council at the November 17, 2015 meeting approved zone change application Z15-07 (Ord. 2015-068) to rezone the site from "HC" Highway Commercial District to "R-5.0" Zero-Lot-Line District to allow for the development of seven single-family lots.

SURROUNDING ZONING AND EXISTING LAND USE:

- NORTH: "HC" Highway Commercial District—Metro Machine Shop Addition, Brown's Auto Center
- SOUTH: "R-7.5" Single Family District—College Heights Addition, single family residence
- EAST: "HC" Highway Commercial District—single family residence
- WEST: "R-5.0" Zero-Lot-Line District—single family residence under construction

AIRPORT IMPACT:

The subject tract is located within "Zone A" Zone of Minimal Effect as defined on the "Aircraft Sound Exposure: Dallas/Fort Worth Regional Airport Environs" Map. Few activities will be affected by aircraft sounds in "Zone A" except for sound sensitive activities such as auditoriums, churches, schools, hospitals, and theaters. The applicant's proposal is an appropriate use in this noise zone.

MASTER PLAN APPLICATION:

The Master Plan designates the subject property as a Commercial land use. The applicant's proposal is not in compliance with the Master Plan.

THOROUGHFARE PLAN APPLICATION:

The Thoroughfare Plan designates this portion of East Wall Street as a Type F Collector with a minimum of 60-foot right-of-way developed as two lanes.

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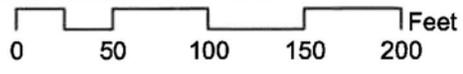
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Z18-05
703 East Wall Street

Date Prepared: 9/6/2018

This data has been compiled by the City of Grapevine IT/GIS department. Various official and unofficial sources were used to gather this information. Every effort was made to ensure the accuracy of this data, however, no guarantee is given or implied as to the accuracy of said data.

CITY OF GRAPEVINE
ZONE CHANGE APPLICATION

1. Applicant/Agent Name NEAL COOPER
 Company Name COPPER STREET HOMES
 Address 404 E WALL ST
 City GRAPEVINE State TX Zip 76051
 Phone # 817-727-3467 Fax # _____
 Email  817-727-3467
2. Applicant's interest in subject property BURDEN
3. Property owner(s) name KELLY PALMS (Truman)
 Address 703 E WALL ST
 City GRAPEVINE State TX Zip 76051
 Phone # 972-740-2504 Fax # _____
4. Address of subject property 703 E WALL ST
 Legal Description: Lot _____ Block _____ Addition _____
 Size of subject property .274 acres 11924 square foot
 Metes & Bounds must be described on 8 1/2 " x 11" sheet
5. Present Zoning Classification Highway COMMERCIAL
6. Present Use of Property SINGLE FAMILY RESIDENCE
7. Requested Zoning District R-5.0
8. The applicant understands the master plan designation and the most restrictive zone that would allow the proposed use is R-5.0

9. Minimum/Maximum District size for requested zoning _____

10. Describe the proposed use SINGLE FAMILY RESIDENCE

11. The Concept Plan submission shall meet the requirements of Section 45, Contents of a Concept Plan, Section 45.C.

All Zone Change Requests are assumed to be complete when filed and will be placed on the agenda for public hearing at the discretion of the staff. Based on the size of the agenda, your application may be scheduled to a later date.

All public hearings will be opened and testimony given by applicants and interested citizenry. Public hearings may be continued to the next public hearing. Public hearings will not be tabled.

Any changes to a concept plan approved with a zone change request can only be approved by city council through the public hearing process.

I have read and understand all of the requirements as set forth by the application for zone change request and acknowledge that all requirements of this application have been met at the time of submittal.

11. Signature to authorize a zone change request and place a zone change request sign on the subject property.

Applicant (print): NEAL COOPER

Applicant signature: _____

Property Owner (print): Kelly Palms (Truman)

Property Owner signature: Kelly Palms

The State of Texas

County of Tarrant

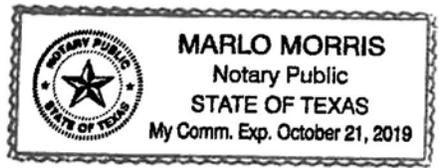
Before me Marlo Morris on this day personally appeared Kelly Lynn Palms known to me (or proved to me on the oath of _____ or through Texas Drivers License

(description of identity card or other document) to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 7th day of August, A.D. 2018.

SEAL

Marlo Morris
Notary Signature



The State of Texas

County of Tarrant

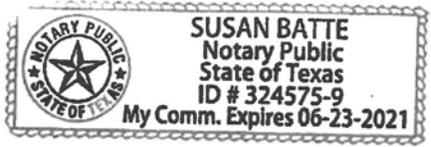
Before me Susan Batte on this day personally appeared Neal Cooper known to me (or proved to me on the oath of _____ or through Drivers License

(description of identity card or other document) to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 8th day of October, A.D. 2018.

SEAL

Susan Batte
Notary Signature



ACKNOWLEDGEMENT

All Zone Change Request are assumed to be complete when filed and will be placed on the agenda for public hearing at the discretion of the staff. Based on the size of the agenda, your application may be scheduled to a later date.

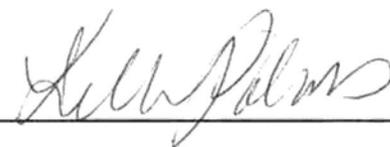
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Signature of Applicant _____ 

Date: 8/6/2018

Signature of Property Owner _____ 

Date: 8-7-18

AUG 8 2018

Legal Description: 703 East Wall – Grapevine, Texas

WHEREAS Kelly Palms (Formerly Kelly Truman), is the owner of a 0.302 acre tract of land, more or less, situated in the A.F. Leonard Survey, Abstract Number 946, being all of a tract of land described to Kelly Truman recorded in Document Number D215082995, Deed Records, Tarrant County, Texas and being more particularly described by metes and bounds as follows: (Bearings are based on the State Plane Coordinate System, Texas North Central Zone (4202) North American Datum of 1983 (NAD 83)(US Foot) with a combined scale factor of 1.00012);

BEGINNING at a 1/2 inch iron pipe found for the southwest corner of said Truman tract and lying on the north right of way of East Wall Street (Variable Width right of way);

THENCE North 00 degrees 02 minutes 26 seconds West departing East Wall Street, passing a point for the southeast corner of Lot 7, Block 1, Wall Street Township, an addition to the City of Grapevine, recorded in Document Number D216119938, Plat Records, Tarrant County, Texas, at a distance of 12.78 feet, from which a 1/2 inch rebar capped "AREA" bears 0.28 feet and continuing with the east line of said Lot 7 for a total distance of 131.86 feet to a point for the northeast corner of said Lot 7, same being the northwest corner of said Truman tract and lying on the south line of Lot 1, Block 1, Metro Machine Shop, an addition to the City of Grapevine, recorded in Cabinet A, Slide 2505, Plat Records, Tarrant County, Texas, from which a 2 inch iron pipe found bears South 28 degrees 44 minutes 29 seconds East, a distance of 1.35 feet;

THENCE North 89 degrees 41 minutes 47 seconds East with the south line of said Lot 1, a distance of 99.84 feet to a point for the southeast corner of said Lot 1, same being the north east corner of said Truman tract and lying on the west line of a tract of land described to Masoud Properties, recorded in Document Number D207258220, Deed Records, Tarrant County, Texas, from which a 2 inch iron pipe found bears North 77 degrees 55 minutes 48 seconds West a distance of 1.00 feet;

THENCE South 00 degrees 21 minutes 34 seconds East with the west line of said Masoud tract, a distance of 130.89 feet to a 5/8 inch rebar found for the southwest corner of said Masoud tract same being the southeast corner of said Truman tract and lying on the north right of way line of said East Wall Street;

THENCE South 89 degrees 08 minutes 33 seconds West with the north right of way of said East Wall Street, a distance of 100.58 feet back to the POINT OF BEGINNING and containing 13,164 square feet or 0.302 acres of land, more or less.

ORDINANCE NO. 2018-071

AN ORDINANCE AMENDING ORDINANCE NO. 82-73, THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF GRAPEVINE, TEXAS, SAME BEING ALSO KNOWN AS APPENDIX "D" OF THE CITY CODE OF GRAPEVINE, TEXAS, GRANTING ZONING CHANGE Z18-05 ON A TRACT OF LAND OUT OF THE A.F. LEONARD SURVEY, ABSTRACT 946 (703 EAST WALL STREET), DESCRIBED AS BEING A TRACT OF LAND LYING AND BEING SITUATED IN THE CITY OF GRAPEVINE, TARRANT COUNTY, TEXAS MORE FULLY AND COMPLETELY DESCRIBED IN THE BODY OF THIS ORDINANCE; ORDERING A CHANGE IN THE USE OF SAID PROPERTY FROM "HC" HIGHWAY COMMERCIAL DISTRICT REGULATIONS TO "R-5.0" ZERO LOT LINE DISTRICT REGULATIONS; 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 A ZONING CHANGE AND AMENDMENT THEREIN MADE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

WHEREAS, applications were made to amend the Official Zoning Map, City of Grapevine, Texas by making applications for same with the Planning and Zoning Commission of the City of Grapevine, Texas as required by State statutes and the zoning ordinances of the City of Grapevine, Texas and all the legal requirements, conditions and prerequisites having been complied with, the case having come before the City Council of the City of Grapevine, Texas after all legal notices, requirements, conditions and prerequisites having been complied with; and

WHEREAS, the City Council of the City of Grapevine, Texas at a public hearing called by the City Council did consider the following factors in making a determination as to whether these requested changes should be granted or denied; safety of the motoring public and the pedestrians using the facilities in the area immediately surrounding the site; safety from fire hazards and measures for fire control, protection of adjacent property from flood or water damages, noise producing elements and glare of the vehicular and stationary lights and effect of such lights on established character of the neighborhood, location, lighting and types of signs and relation of signs to traffic control and adjacent property, street size and adequacy of width for traffic reasonably expected to be generated

by the proposed use around the site and in the immediate neighborhood, adequacy of parking as determined by requirements of this ordinance for off-street parking facilities, location of ingress and egress points for parking and off-street locating spaces, and protection of public health by surfacing on all parking areas to control dust, effect on the promotion of health and the general welfare, effect on light and air, the effect on the transportation, water sewerage, schools, parks and other facilities; and

WHEREAS, the City Council of the City of Grapevine, Texas at a public hearing called by the City Council of the City of Grapevine, Texas did consider the following factors in making a determination as to whether this requested change should be granted or denied; effect on the congestion of the streets, the fire hazards, panics and other dangers possibly present in the securing of safety from same, the effect on the promotion of health and the general welfare, the effect on adequate light and air, the effect on the overcrowding of the land, the effect on the concentration of population, the effect on the transportation, water, sewerage, schools, parks and other public facilities; and

WHEREAS, the City Council further considered among other things the character of the district and its peculiar suitability for particular uses and with the view to conserve the value of buildings, encourage the most appropriate use of land throughout this city; and

WHEREAS, the City Council of the City of Grapevine, Texas does find that there is a public necessity for the zoning change, that the public demands it, that the public interest clearly requires the amendment, that the zoning changes do not unreasonably invade the rights of those who bought or improved property with reference to the classification which existed at the time their original investment was made; and does find that the change in zoning lessens the congestion in the streets, helps secure safety from fire, panic and other dangers; promotes health and the general welfare; provides adequate light and air; prevents the overcrowding of land; avoids undue concentration of population; facilitates the adequate provisions of transportation, water, sewerage, schools, parks and other public requirements; and

WHEREAS, the City Council of the City of Grapevine, Texas has determined that there is a necessity and need for this change in zoning and has also found and determined that there has been a change in the conditions of the property surrounding and in close proximity to the property requested for a change since this property was originally classified; and, therefore, feels that a change in zoning classification for the particular piece of property is needed, is called for, and is in the best interest of the public at large, the citizens of the City of Grapevine, Texas and helps promote the general health, safety, and welfare of this community.

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

Section 1. That the City of Grapevine Ordinance No. 82-73, being the Comprehensive Zoning Ordinance of the City of Grapevine, Texas same being also known as Appendix "D" of the City Code of Grapevine, Texas, be, and the same is hereby amended and changed by Zoning Application Z18-05 to rezone the following described property to-wit: being a 0.302 acre tract of land out of A.F. Leonard Survey, Abstract 946, Tarrant County, Texas (703 East Wall Street), more fully and completely described in Exhibit "A", attached hereto and made a part hereof, which was previously zoned "HC" Highway Commercial District Regulations is hereby changed to "R-5.0" Zero-Lot-Line District Regulations, all in accordance with Comprehensive Zoning Ordinance No. 82-73, as amended.

Section 2. The City Manager is hereby directed to correct the official zoning map of the City of Grapevine, Texas to reflect the herein change in zoning.

Section 3. That in all other respects, the use of the tract or tracts of land herein above described shall be subject to all the applicable regulations contained in said City of Grapevine zoning ordinances and all other applicable and pertinent ordinances of the City of Grapevine, Texas.

Section 4. That the zoning regulations and districts as herein established have been made in accordance with the comprehensive plan for the purpose of promoting health, safety, morals and the general welfare of the community. They have been designed with respect to both present conditions and the conditions reasonably anticipated to exist in the foreseeable future, to lessen congestion in the streets; to secure safety from fire, panic, flood and other dangers; provide adequate light and air; to prevent overcrowding of land, to avoid undue concentration of population; facilitate the adequate provisions of transportation, water, sewerage, drainage and surface water, parks and other public requirements, and to make adequate provisions for the normal business, commercial needs and development of the community. They have been made with reasonable consideration, among other things, of the character of the district, and its peculiar suitability for the particular uses and with a view of conserving the value of buildings and encouraging the most appropriate use of land throughout the community.

Section 5. This ordinance shall be cumulative of all other ordinances of the City of Grapevine, Texas affecting zoning and shall not repeal any of the provisions of said ordinances except in those instances where provisions of those ordinances are in direct conflict with the provisions of this ordinance.

Section 6. That the terms and provisions of this ordinance shall be deemed to be severable and that if the validity of the zoning affecting any portion of the tract or tracts of land described herein shall be declared to be invalid, the same shall not affect the validity of the zoning of the balance of the tract or tracts of land described herein.

Section 7. Any person violating any of the provisions of this ordinance shall be deemed guilty of a misdemeanor and upon conviction thereof shall be fined in a sum not to exceed two thousand dollars (\$2,000.00) and a separate offense shall be deemed committed upon each day during or on which a violation occurs or continues.

Section 8. 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 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

PROPERTY DESCRIPTION:
WHEREAS Kelly Palms (Formerly Kelly Truman), is the owner of a 0.302 acre tract of land, more or less, situated in the A.F. Leonard Survey, Abstract Number 946, being all of a tract of land described to Kelly Truman recorded in Document Number D215082995, Deed Records, Tarrant County, Texas and being more particularly described by metes and bounds as follows: (Bearings are based on the State Plane Coordinate System, Texas North Central Zone (4202) North American Datum of 1983 (NAD 83)(US Foot) with a combined scale factor of 1.00012).

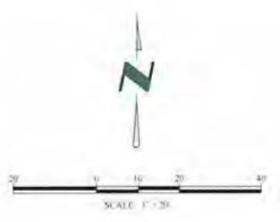
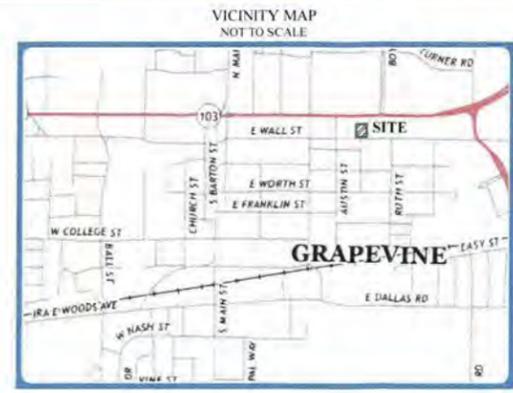
BEGINNING at a 1/2 inch iron pipe found for the southwest corner of said Truman tract and lying on the north right of way of East Wall Street (Variable Width right of way);

THENCE North 00 degrees 02 minutes 26 seconds West departing East Wall Street, passing a point for the southeast corner of Lot 7, Block 1, Wall Street Township, an addition to the City of Grapevine, recorded in Document Number D216119938, Plat Records, Tarrant County, Texas, at a distance of 12.78 feet, from which a 1/2 inch rebar capped "AREA" bears 0-28 feet and continuing with the east line of said Lot 7 for a total distance of 131.86 feet to a point for the northeast corner of said Lot 7, same being the northwest corner of said Truman tract and lying on the south line of Lot 1, Block 1, Metro Machine Shop, an addition to the City of Grapevine, recorded in Cabinet A, Slide 2505, Plat Records, Tarrant County, Texas, from which a 2 inch iron pipe found bears South 28 degrees 44 minutes 29 seconds East, a distance of 1.35 feet;

THENCE North 89 degrees 41 minutes 47 seconds East with the south line of said Lot 1, a distance of 99.84 feet to a point for the southeast corner of said Lot 1, same being the north east corner of said Truman tract and lying on the west line of a tract of land described to Masoud Properties, recorded in Document Number D207258220, Deed Records, Tarrant County, Texas, from which a 2 inch iron pipe found bears North 77 degrees 55 minutes 48 seconds West a distance of 1.00 feet;

THENCE South 00 degrees 21 minutes 34 seconds East with the west line of said Masoud tract, a distance of 130.89 feet to a 5/8 inch rebar found for the southwest corner of said Masoud tract same being the southeast corner of said Truman tract and lying on the north right of way line of said East Wall Street;

THENCE South 89 degrees 08 minutes 33 seconds West with the north right of way of said East Wall Street, a distance of 100.58 feet back to the POINT OF BEGINNING and containing 13,164 square feet or 0.302 acres of land, more or less.



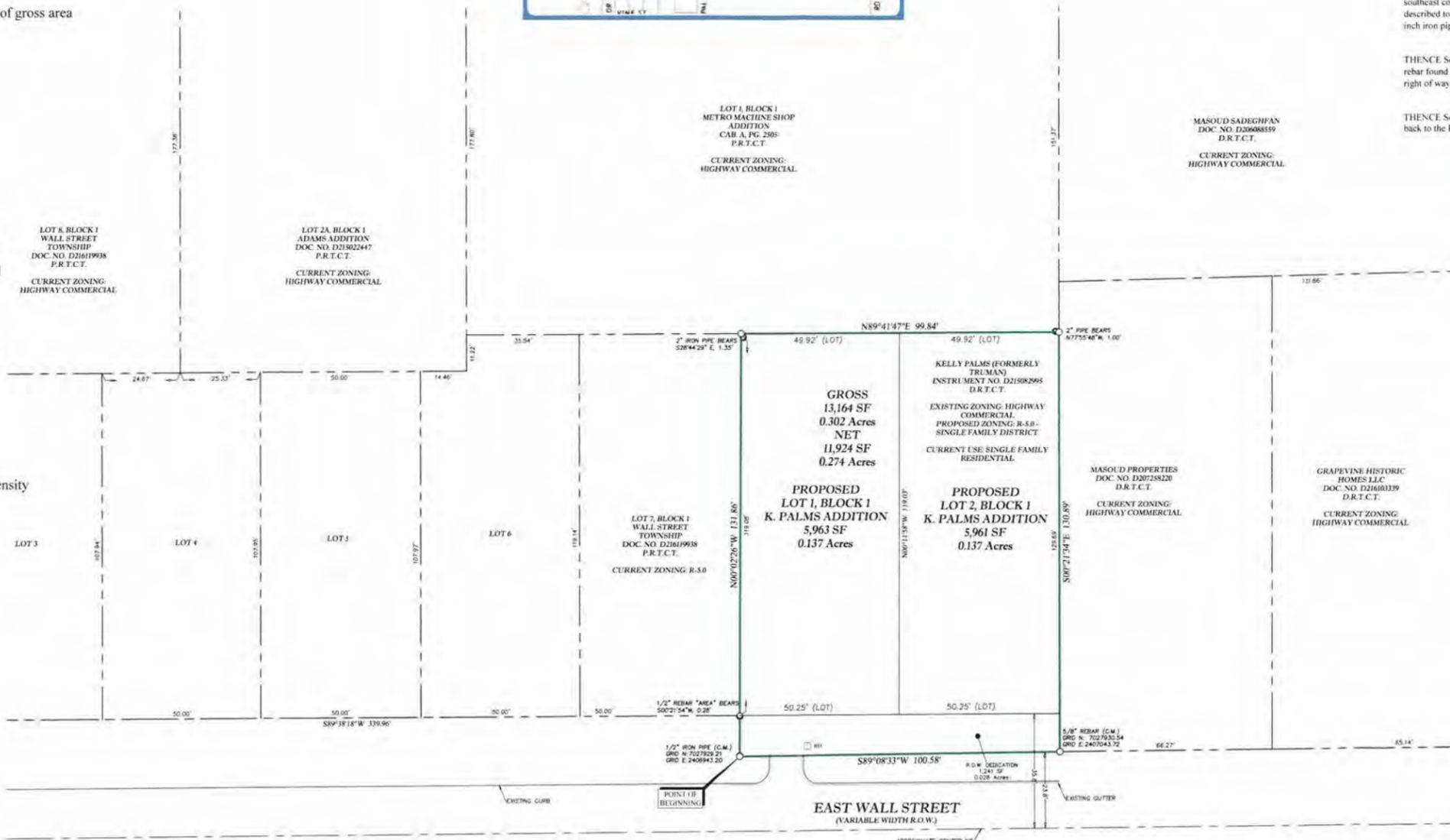
- R-5.0 NOTES**
- Maximum Density: 8 dwelling units per acre of gross area
 - Minimum Lot width is 50.00 feet
 - Front Yard Setbacks are 25 feet
 - Rear Yard Setbacks are 25 feet
 - Side Setbacks are 6 feet

Proposed Single Family Residential Lots: 2

Total Square Feet: 13,164
Net Square Feet after Right of Way take: 11,924
Square Feet of proposed Right of Way take: 1,241

Residential Lot Information:
Minimum Building Lot Area: 5,000 Square Feet
Average Building Lot Area: 5,962 Square Feet

Current Zoning: HC - Highway Commercial
Proposed Zoning: R-5.0 Single Family
Future Land Designation- RL Residential Low Density



Case Name: 703 E. Wall Street
Case Number: Z18-05
Location: 703 E. Wall Street

Mayor _____ Secretary _____

Date: _____

Planning and Zoning Commission

Chairman _____

Date: _____

Approval does not authorize any work in conflict with any codes or ordinances.

Sheet 1 of 1

- LEGEND OF ABBREVIATIONS**
- D.R.T.C.T. DEED RECORDS, TARRANT COUNTY, TEXAS
 - O.P.R.T.C.T. OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS
 - P.R.T.C.T. PLAT RECORDS, TARRANT COUNTY, TEXAS
 - ROW RIGHT OF WAY
 - IRS 1/2 INCH CAPPED REBAR STAMPED "ASC" SET
 - C.M. CONTROLLING MONUMENT



DEVELOPER:
Neal Cooper
404 E. Wall
Grapevine, Texas, 75051

OWNER:
Kelly Palms (Formerly Truman)
703 E. Wall
Grapevine, Texas, 75051

DATE	REVISIONS
08-29-2018	Added Case # and Name
08-29-2018	Future Land Designation Added

ZONING EXHIBIT

Proposed Lots 1 and 2 K. Palms Addition
0.302 Acres out of the A.F. Leonard Survey,
Abstract No. 946
Current Zoning: HC Proposed Zoning: R-5.0

DRAWN: G.L.C. CHECKED: E.R. DATE: 08/28/2018 JOB NO.: 201806002

WINDROSE
LAND SURVEYING | PLATING
220 ELM STREET, SUITE 200 | LEWISVILLE, TX 75057 | 214.217.2444
FIRM REGISTRATION NO. 18184331 | WINDROSESERVICES.COM

ARTHUR
LAND SURVEYING
220 Elm St. # 200 - Lewisville, TX 75057
Ph. 214.217.2444 - TXRN 1000380
arthurlandsurveying.com - Established 1986

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

FROM: BRUNO RUMBELOW, CITY MANAGER *BK*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: FINAL PLAT APPLICATION
LOTS 1 AND 2, BLOCK 1, K. PALMS ADDITION

PLAT APPLICATION FILING DATE.....September 11, 2018

APPLICANT Grayson CeBallos, Windrose Land Services

REASON FOR APPLICATION Platting property to build
two (2) residential homes

PROPERTY LOCATION 703 East Wall Street

ACREAGE..... 0.302 acres

ZONING Existing: HC – Highway Commercial
Proposed: R-5.0

NUMBER OF LOTS Two (2) Lots

PREVIOUS PLATTING No

CONCEPT PLAN Z18-05

SITE PLAN No

OPEN SPACE REQUIREMENT Yes

AVIGATION RELEASE Yes

PUBLIC HEARING REQUIRED No

**PLAT INFORMATION SHEET
FINAL PLAT APPLICATION
LOTS 1 AND 2, BLOCK 1, K. PALMS ADDITION**

I. GENERAL:

- The applicant, Grayson CeBellos with Windrose Land Services is final platting 0.302 acres into two (2) residential lots. Existing house to be raised. The property is located at 703 East Wall Street.

II. STREET SYSTEM:

- The development has access to Wall Street.
- Abutting roads: on the City Thoroughfare Plan: Wall Street
 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 checked="" 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: All perimeter roads constructed to City Standard.

III. STORM DRAINAGE SYSTEM:

- The site drains northeast.
- 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:
- Water and Wastewater Impact Fees are due prior to the issuance of building permits for: Lots 1 & 2, Block 1, K. Palms Addition
 - 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:
- Open Space Fees are due prior to the issuance of building permits and/or any public infrastructure improvements for: Lots 1 & 2, Block 1, K. Palms Addition
 - 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 Lots 1 & 2, Block 1, K. Palms Addition."

STATE OF TEXAS §
COUNTY OF TARRANT §
WHEREAS, Kelly Palms hereinafter called "OWNER", is the owner of that certain parcel of land situated in the City of Grapevine, Tarrant County, Texas being more particularly described as shown on this plat

NOW THEREFORE, in consideration of the sum of ONE AND 00/100 (\$1.00) DOLLAR and other good and valuable consideration, the receipt and sufficiency of which is hereby fully acknowledged and confessed, Owner does hereby waive, release, remise and quitclaim to the City of Grapevine, Tarrant County, Texas, the Dallas-Fort Worth International Airport Board, the Cities of Dallas, Texas and Fort Worth, Texas, their successors and assigns, hereinafter called "Cities", for the use and benefit of the public and its agencies, any and all claims for damages of any kind to persons or property that Owner may suffer by reason of the passage and flight of all aircraft in the air space above Owner's property above the height restriction as presently established by Ordinance No. 73-50 for the City of Grapevine, known as the Airport Zoning Ordinance of the Dallas-Fort Worth International Airport, to an infinite height above same, whether such damage shall originate from noise, vibration, fumes, dust, fuel and lubricant particles, and all other effects that may be caused by the operation of aircraft, landing at or taking off from, or operating at or on the Dallas-Fort Worth International Airport

This instrument does not release the owners or operators of aircraft from liability for damage or injury to person or property caused by falling aircraft or falling physical objects from aircraft except as stated herein with respect to noise, fumes, dust, fuel and lubricant particles

It is agreed that this Release shall be binding upon said owner and his heirs and assigns, and successors in interest to said property, and it is further agreed that this instrument shall be a covenant running with the land, and shall be recorded in the Deed Records of the county or counties in which the property is situated

EXECUTED at _____ Texas this _____ day of _____ 20____
Owner: _____
Title: _____

STATE OF TEXAS §
COUNTY OF _____ §
BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Kelly Palms, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____ 20____

Notary Public in and for the State of Texas

STATE OF TEXAS §
COUNTY OF DENTON §
This is to certify that I, Thomas W. Masik, a Registered Professional Land Surveyor of the State of Texas, have plotted the subdivision from an actual survey on the ground, and that this plat correctly represents that survey made by me or under my direction and supervision

PRELIMINARY
THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT
DATE: 8/23/2018
Thomas W. Masik, R.P.L.S.
No. 5119

STATE OF TEXAS §
COUNTY OF DENTON §
BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Thomas W. Masik, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____ 20____

Notary Public in and for the State of Texas

STATE OF TEXAS §
COUNTY OF TARRANT §
WHEREAS Kelly Palms (Formerly Kelly Truman), is the owner of a 0.302 acre tract of land, more or less, situated in the A.F. Leonard Survey, Abstract Number 946, being all of a tract of land described to Kelly Truman recorded in Document Number D215082995, Deed Records, Tarrant County, Texas and being more particularly described by metes and bounds as follows: (Bearings are based on the State Plane Coordinate System, Texas North Central Zone (4202) North American Datum of 1983 (NAD 83)(US Foot) with a combined scale factor of 1.00012).

BEGINNING at a 1/2 inch iron pipe found for the southwest corner of said Truman tract and lying on the north right of way of East Wall Street (Variable Width right of way);

THENCE North 00 degrees 02 minutes 26 seconds West departing East Wall Street, passing a point for the southeast corner of Lot 7, Block 1, Wall Street Township, an addition to the City of Grapevine, recorded in Document Number D216119938, Plat Records, Tarrant County, Texas, at a distance of 12.78 feet, from which a 1/2 inch rebar capped "AREA" bears 0.28 feet and continuing with the east line of said Lot 7 for a total distance of 131.86 feet to a point for the northeast corner of said Lot 7, same being the northwest corner of said Truman tract and lying on the south line of Lot 1, Block 1, Metro Machine Shop, an addition to the City of Grapevine, recorded in Cabinet A, Slide 2505, Plat Records, Tarrant County, Texas, from which a 2 inch iron pipe found bears South 28 degrees 44 minutes 29 seconds East, a distance of 1.35 feet;

THENCE North 89 degrees 41 minutes 47 seconds East with the south line of said Lot 1, a distance of 99.84 feet to a point for the southeast corner of said Lot 1, same being the north east corner of said Truman tract and lying on the west line of a tract of land described to Masoud Properties, recorded in Document Number D207258320, Deed Records, Tarrant County, Texas, from which a 2 inch iron pipe found bears North 77 degrees 55 minutes 48 seconds West a distance of 1.00 feet;

THENCE South 00 degrees 21 minutes 14 seconds East with the west line of said Masoud tract, a distance of 130.85 feet to a 5/8 inch rebar found for the southwest corner of said Masoud tract same being the southeast corner of said Truman tract and lying on the north right of way line of said East Wall Street;

THENCE South 89 degrees 08 minutes 33 seconds West with the north right of way of said East Wall Street, a distance of 100.58 feet back to the POINT OF BEGINNING and containing 13.164 square feet or 0.302 acres of land, more or less

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS

Kelly Palms (Formerly Kelly Truman) does hereby adopt this plat of K. Palms Addition, Lots 1 & 2, Block 1, an addition to the City of Grapevine, Tarrant County, Texas and does hereby dedicate to the public use forever the right-of-way and easements shown hereon. The easements shown hereon are hereby reserved for the purposes indicated. The utility easements shall be open for all City or franchised public utilities for each particular use. The maintenance of paving on the easements are the responsibility of the property owner. No buildings or auxiliary structures shall be constructed, reconstructed, or placed upon, over, or across the easements as shown. Said easements being hereby reserved for the mutual use and accommodation of all public utilities using, or desiring to use same. Any City or franchised utility shall have the full right to remove and keep removed all or parts of any fences, trees, shrubs, or other improvements or growth which in any way endanger or interfere with the construction, maintenance, or efficiency of its respective system on the easements and all City or franchised utilities shall at all times have the full right of ingress and egress to and from and upon said easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining, and adding to or removing all or parts of its respective system without the necessity at any time of procuring the permission of anyone

I have reviewed the City's Findings concerning dedications and I do agree that the statements are true and correct

This plat approved subject to all plotting ordinances, rules, regulations and resolutions of the City of Grapevine, Texas

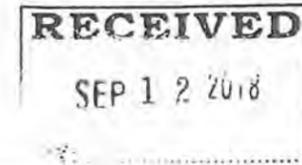
Witness my hand this _____ day of _____ 20____

By _____
Kelly Palms
Title _____

STATE OF TEXAS §
COUNTY OF _____ §
BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Kelly Palms, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____ 20____

Notary Public in and for the State of Texas



PLANNING AND ZONING COMMISSION:

Date Approved: _____
Chairman: _____
Secretary: _____
GRAPEVINE CITY COUNCIL
Date Approved: _____
Mayor: _____
City Secretary: _____

WINDROSE
LAND SURVEYING & PLATTING
220 ELM STREET, SUITE 200 | LEWISVILLE, TX 76047 | 214.217.2544
WWW.WINDROSELANDSURVEYING.COM

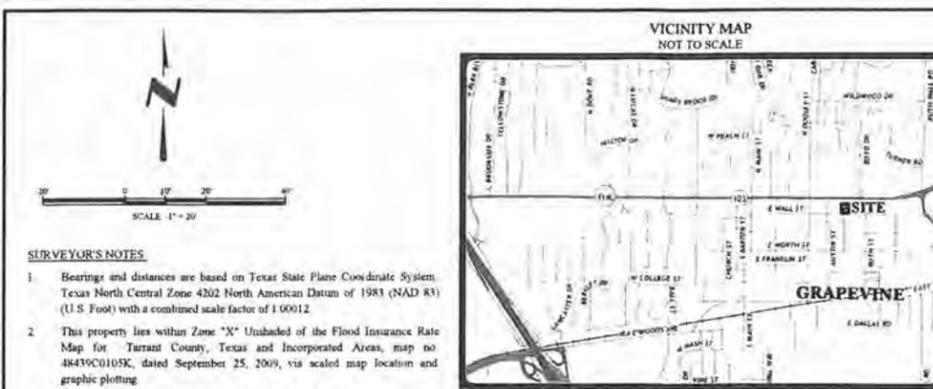
ARTHUR
LAND SURVEYING
230 Elm St., # 200 - Lewisville, TX 76047
PH: 214.217.2544 - FRS: 214.217.2544
arthur@arthurlandsurveying.com - Established 1962

FINAL PLAT
LOTS 1 & 2, BLOCK 1
K. PALMS ADDITION
2 Lots located on 0.302 Acres of Land out of the A.F. Leonard Survey, Abstract No. 946
Zoned as: HC Proposed: R-5.0
AS REQUIRED BY
City of Grapevine, Tarrant County, Texas
- JULY 2018 -

OWNER/DEVELOPER
Kelly Palms (Formerly Truman)
703 E. Wall
Grapevine, Texas, 75051

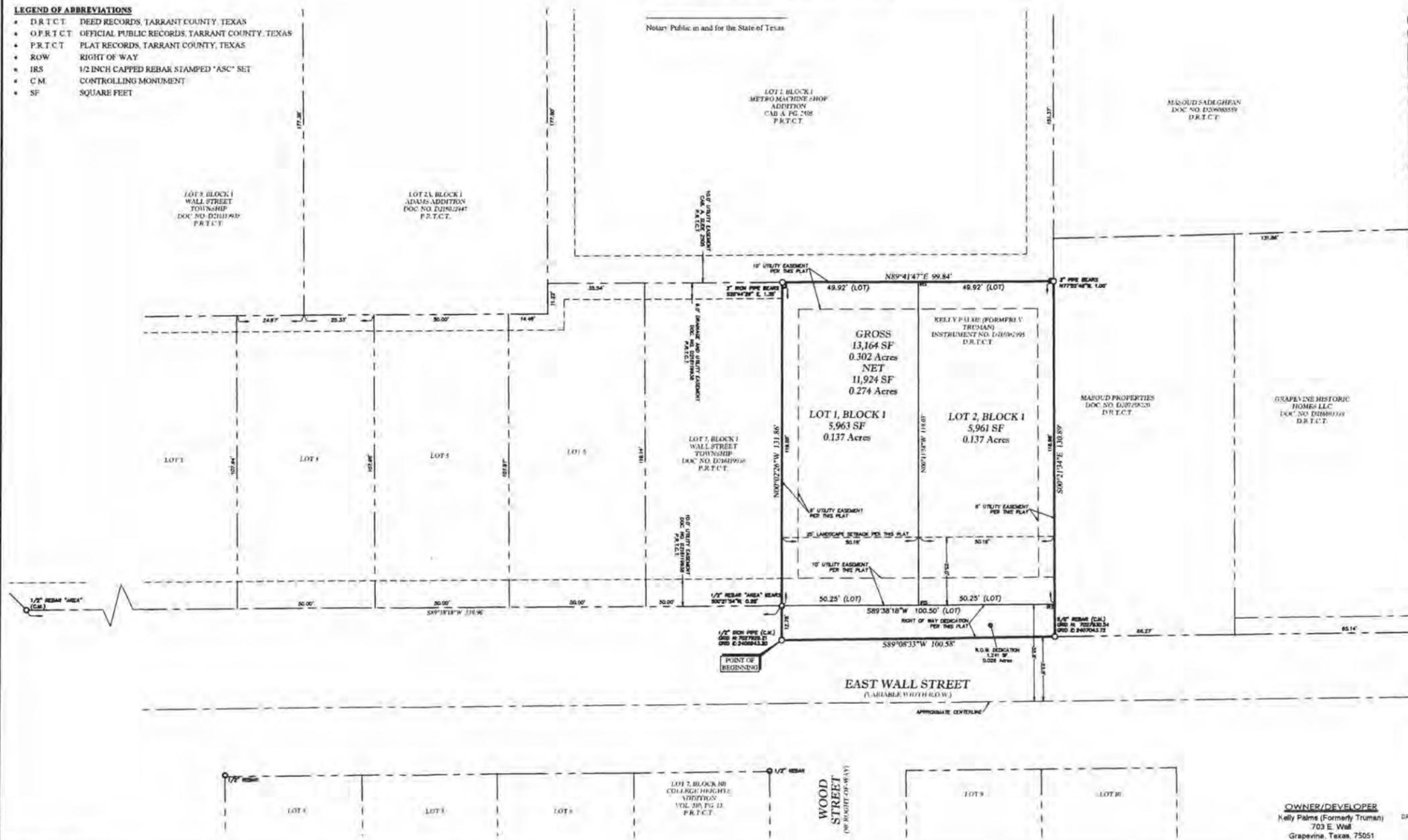
DRAWN BY: D.L.C. DATE: 06/22/2018 CHECKED BY: J.M. JOB NO.: 201806002

THIS PLAT FILED ON _____ INSTRUMENT # D _____



- SURVEYOR'S NOTES**
- Bearings and distances are based on Texas State Plane Coordinate System, Texas North Central Zone 4202 North American Datum of 1983 (NAD 83) (U.S. Foot) with a combined scale factor of 1.00012
 - This property lies within Zone "X" Unshaded of the Flood Insurance Rate Map for Tarrant County, Texas and Incorporated Areas, map no. 48430C0103K, dated September 25, 2009, via scaled map location and graphic plotting
 - Notice: Selling a portion of this addition by metes and bounds is a violation of City subdivision ordinance and state platting statutes and is subject to fines and withholding of utilities and building certificates
 - The purpose of this plat is create two recorded lots out of one unplatted tract of land
 - Area and Dedication
 - Total Platted Area: 13,164 Square Feet or 0.302 Acres
 - Net Platted Area: 11,924 Square Feet or 0.274 Acres
 - Right of Way Dedication: 1,241 Square Feet
 - Easement Dedication: 3,191 Square Feet

- LEGEND OF ABBREVIATIONS**
- D.R.T.C.T. DEED RECORDS, TARRANT COUNTY, TEXAS
 - O.F.R.T.C.T. OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS
 - P.R.T.C.T. PLAT RECORDS, TARRANT COUNTY, TEXAS
 - ROW RIGHT OF WAY
 - IRS 1/2 INCH CAPPED REBAR STAMPED "ASC" SET
 - C.M. CONTROLLING MONUMENT
 - SF SQUARE FEET



MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: ADOPTION OF TAX INCREASE FOR FISCAL YEAR 2019

RECOMMENDATION: City Council to consider adopting a tax increase (the rate for 2019 remains the same) raising property taxes by \$159,704 (.65%) over the previous year budget.

FUNDING SOURCE:

BACKGROUND: The Fiscal Year 2019 budget was developed using the same property tax rate as the previous year. The taxes collected are expected to be higher as a result of new property added to the tax rolls and increased property values.

Staff recommends approval.

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL
FROM: BRUNO RUMBELOW, CITY MANAGER *BR*
MEETING DATE: SEPTEMBER 18, 2018
SUBJECT: FISCAL YEAR 2019 OPERATING BUDGET ADOPTION

RECOMMENDATION: City Council to consider an ordinance an ordinance adopting the Fiscal Year 2018-2019 City of Grapevine Annual Operating Budget.

FUNDING SOURCE:

BACKGROUND: The FY 2018-2019 budget, as proposed, is presented for your consideration.

The budget includes the programs discussed at the City Council workshop held on July 23, 2018; the public hearing on August 21, 2018; and contains fund expenditures in the following amounts:

General Fund	\$67,724,922
Convention and Visitors Bureau Fund	\$22,256,698
Convention and Visitors Bureau Incentives Fund	\$5,286,581
Stormwater Drainage Fund	\$1,419,312
Crime Control and Prevention District Fund	\$17,688,130
Lake Parks Special Revenue Fund	\$2,755,632
4B Transit Fund	\$10,883,750
Economic Development Fund	\$3,761,250
Debt Service Fund	\$15,989,541
Utility Enterprise Fund	\$23,695,775
Golf Enterprise Fund	\$3,222,400
Capital/Street Maintenance Program Fund	\$3,279,000

The budget presented requires a tax rate of \$0.289271. The required public hearing to solicit input was held on August 21, 2018 as required by the City Charter.

Staff recommends approval.

GJ

ORDINANCE NO. 2018-069

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ADOPTING THE BUDGET FOR THE CITY OF GRAPEVINE, TEXAS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2018 AND ENDING SEPTEMBER 30, 2019; PROVIDING FOR INTRA- AND INTERDEPARTMENTAL FUND TRANSFERS; PROVIDING FOR INVESTMENT OF CERTAIN FUNDS; DECLARING AN EMERGENCY; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, a notice of public hearing on the budget for the City of Grapevine, Texas for the Fiscal Year 2018-2019 (FY 2019) was heretofore published in accordance with law; and

WHEREAS, a public hearing was duly held and all interested persons were given an opportunity to be heard for or against any item therein; and

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

WHEREAS, the City Council deems the adoption of this ordinance is 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 herein above are true and correct and are incorporated herein by reference as if copied in their entirety.

Section 2. That the appropriation amounts for the FY2018-2019 budget for the different funds of the City of Grapevine are hereby fixed as follows:

General Fund	\$67,724,922
Convention and Visitors Bureau Fund	22,256,698
Convention and Visitors Bureau Incentives Fund	5,286,581
Stormwater Drainage Fund	1,419,312
Crime Control and Prevention District Fund	17,688,130
Lake Parks Special Revenue Fund	2,755,632
4B Transit Fund	10,883,750
Economic Development Fund	3,761,250
Debt Service Fund	15,989,541
Utility Enterprise Fund	23,695,775
Golf Enterprise Fund	3,222,400
General Permanent Capital Maintenance Fund	1,541,000
Permanent Street Maintenance Fund	1,738,000

Section 3. That the City Council hereby adopts the revised budget for the fiscal year ending September 30, 2018 and the proposed Annual Operating Budget for the fiscal year ending September 30, 2019 and appropriates the funds contained therein.

Section 4. That a copy of the official adopted FY2018-2019 budget document shall be kept on file in the office of the City Secretary and the City of Grapevine website.

Section 5. That the City Manager be and is hereby authorized to make intra and inter-departmental fund transfers during the fiscal year as becomes necessary in order to avoid over-expenditure of a particular object code.

Section 6. That the City Manager is authorized to approve expenditures up to \$15,000. Any expenditure over the \$15,000 limit requires the approval of the City Council. Each expenditure authorized by the City Manager in Account 100-44701-120-001 in FY2018 and FY2019 is approved.

Section 7. That the City Manager is authorized to reclassify personnel positions within city service as warranted.

Section 8. That the City Manager, and/or Assistant City Manager and/or Chief Financial Officer and/or designated investment officer are authorized to invest any funds not needed for current use, whether operating funds or bond funds in Official City Depositories, in any investment instrument authorized by the City's Investment Policy and Investment Strategy and allowed by the Texas Public Funds Investment Act.

Section 9. That the reserve requirement for the Golf Enterprise Fund is suspended for FY2018 and FY2019.

Section 10. That the fact that the fiscal year begins on October 1, 2018 requires that this ordinance be effective upon its passage and adopted to preserve the public peace, property, health and safety and shall be in full force and effect from and after its passage and adoption, and an emergency is hereby declared.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: ADOPTION OF AD VALOREM TAX RATE AND ORDINANCE

RECOMMENDATION: City Council to consider an ordinance adopting an ad valorem tax rate \$0.289271 per \$100 valuation for Tax Year 2018 and Fiscal Year 2019.

FUNDING SOURCE:

BACKGROUND: The ad valorem tax shall be apportioned as follows:

For the General Fund, a tax rate of \$0.130614 per \$100 value;

For Debt Service, a tax rate of \$0.158657 per \$100 value.

The FY 2019 budget was developed using the following values for tax rate calculation purposes:

Total Appraised & Assessed Value	\$13,559,435,077
Net taxable value	\$8,730,311,903
Taxable value for rollback	\$8,524,932,215
Taxable value for effective rate	\$8,524,932,215
New construction	\$187,447,730

The FY 2018-2019 budget includes the General Fund and Debt Service apportions of the taxes as noted above.

The proposed tax rate of \$0.289271 per \$100 value is equal to the prior year tax rate.

The effective tax rate is \$0.272565 per \$100 value, which is \$0.016706 less than the proposed rate.

The rollback rate is \$0.306032 per \$100 value, which is \$0.016761 above the proposed rate.

Staff recommends approval

ORDINANCE NO. 2018-070

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, SETTING THE ANNUAL TAX RATE FOR TAX YEAR 2018 LEVYING TAXES TO BE ASSESSED ON ALL TAXABLE PROPERTY WITHIN THE LIMITS OF THE CITY OF GRAPEVINE, TEXAS; PROVIDING PENALTIES AND INTEREST FOR THE DELINQUENT TAXES; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

WHEREAS, THE City Council of Grapevine, Texas has approved an operating budget for the fiscal year 2018-2019 (FY 2019), in compliance with appropriate state laws and the Charter of the City of Grapevine; and,

WHEREAS, public hearings were held on the FY 2019 budget and all interested parties were given an opportunity to be heard for or against any item contained therein; and,

WHEREAS, public hearings were held regarding the 2018 proposed ad valorem tax rate and all interested parties were given an opportunity to be heard for or against; and,

WHEREAS, an ad valorem tax rate of \$0.289271 per \$100 valuation has been considered for tax year 2018.

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

Section 1. That a tax rate is hereby levied upon all taxable property in the City of Grapevine, Texas for tax year 2018 at a rate of twenty-eight ninety-two seventy-one hundreds cents (\$0.289271) per one hundred dollars (\$100.00) valuation.

Section 2. That there shall be and there is hereby levied the following taxes on each one hundred dollars (\$100.00) valuation on all taxable property within the City of Grapevine, Texas, to be assessed and collected by the Tax Assessor/Collector and collected for tax year 2018, and said taxes are to be assessed and collected for the purposes and in the amounts hereinafter stipulated, to-wit:

- A. For the General Fund, a tax rate of \$0.130614 per \$100 is levied.
- B. For Debt Service, a tax rate of \$0.158657 per \$100 is levied.

Section 3. That taxes levied by this ordinance shall be due and payable on the first day of October, 2018 and shall become delinquent on the first day of February, 2019, if unpaid. Upon taxes becoming delinquent, interest and penalty will be added as required

in Section 33.01 of the Texas Property Tax Code, and shall commence on the first day of February, 2018. The City of Grapevine is hereby authorized to adopt any and all legal remedies provided by the Texas Property Tax Code for the purpose of collecting delinquent taxes.

Section 4. That the fact that the fiscal year begins on October 1, 2018 requires that this ordinance be effective upon its passage and adopted to preserve the public peace, property, health, and safety, and shall be in full force and effect from and after its passage and adoption, and an emergency is hereby declared.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: TEXAS DEPARTMENT OF TRANSPORTATION-TRAFFIC SAFETY PROGRAM GRANT APPLICATION FOR FISCAL YEAR 2019

RECOMMENDATION: City Council to consider approval of a resolution authorizing an application for the Texas Department of Transportation's Texas Safety Program Grant for Fiscal Year 2019.

FUNDING SOURCE: Funding is available in the Police Uniform Operations Division (117-41107-209-002).

BACKGROUND: The Texas Department of Transportation (TxDOT) provides grant opportunities with the goal of reducing the number and severity of vehicular crashes throughout the state. The Grapevine Police Department has received notification from TxDOT that grant funds have been allocated under the Texas Traffic Safety Program-Selective Traffic Enforcement Program (S.T.E.P.). This grant will reimburse for overtime hours incurred while conducting traffic details. The grant focuses on reducing violations, crashes, and injuries associated with speeding, intoxication (DWI), and distracted driving. The grant also promotes increasing occupant safety restraint compliance (seatbelt).

The grant operates through the National Highway Traffic Safety Administration under the authority of the Texas Transportation Code, Chapter 723, the Traffic Safety Act of 1967 and the Highway Safety Performance Plan for the fiscal year 2019. The term of the grant is from October 1, 2018 through September 30, 2019.

The S.T.E.P. grant is a reimbursement grant with a City match portion. The reimbursement portion is approximately 80% of the total award and the match portion is approximately 20%. The total award of the grant is \$48,933.10, with the City being reimbursed up to \$38,977.13 (79.65%). The City's match portion of the grant is \$9,955.97 (20.35%). The initial participatory funding will be from the Uniform Operations Division overtime budget.

The objectives of the grant are to reduce vehicular crashes and resultant injuries in which intoxication, speed, distracted driving and seat belt violations are contributing factors.

The grant becomes effective on the date of final signature of both parties and ends on September 30, 2019, unless terminated or otherwise modified.

Staff recommends approval.

RESOLUTION NO. 2018-071

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 TEXAS DEPARTMENT OF TRANSPORTATION'S SELECTIVE TRAFFIC ENFORCEMENT PROGRAM GRANT, 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 health, safety, and welfare of the public.

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 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 5. The Applicant hereby specifically authorizes the official to make application to the Department concerning the Texas Department of Transportation's Selective Traffic Enforcement Program.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: PARKING STUDY FOR DALLAS ROAD TRANSIT CORRIDOR

RECOMMENDATION: City Council to consider award of a contract for a parking study for the Dallas Road Transit Corridor to WGI Parking Consultants.

FUNDING SOURCE: Upon approval, funds will be available in the Capital Projects Street Fund 178 in an estimated amount of \$49,700.

BACKGROUND: On October 3, 2017 Grapevine City Council approved an appropriation ordinance and reimbursement resolution for the Dallas Road Corridor/Cotton belt Trail project.

On March 27, 2018, a joint City Council and Planning and Zoning workshop was held to discuss the vision for development around the Grapevine Main/Hotel Vin project and along Dallas Road from Ball Street/William D. Tate Avenue to the west, to Texan Trail to the east. During this meeting, several City Council Members and Planning and Zoning Commissioners expressed concern for the parking capacity that could be required with what is most likely going to be significantly more dense development in this area. Furthermore, City Council has voiced concern about the current parking conditions in the downtown Central Business District. The City Council has long been interested in exploring the possibility of adding parking capacity in this area, including the potential for parking structures.

As directed by City Council, staff has contacted a parking consultant, WGI Inc. to address these concerns. Their proposal includes, but is not limited to the following:

- Collecting all relevant parking and development data and regulatory documents as well as occupancy information.
- Meeting with staff, City Council, the Planning and Zoning Commission and stakeholders to identify concerns and needs.
- Determining current parking surpluses and deficiencies.
- Developing estimates of future parking needs based on anticipated development within the Transit Corridor.
- Evaluating the potential for parking structures.

The complete proposal is attached.

While this study is intended to address parking needs for the future development within the Transit District, because of the overlap between the Transit District and the Downtown Central Business District, the results of the work should help to identify possible solutions for the parking issues for both areas.

Should City Council approve this study, staff will authorize WGI to begin immediately. The project is anticipated to take approximately 14 weeks.



August 6, 2018

Mr. J. Scott Williams
Development Director
City of Grapevine
200 S. Main Street
Grapevine, Texas 76051

scottw@grapevinetexas.gov

Re: Downtown Grapevine Parking Study
Proposal and Agreement for Parking Consulting Services
Wantman Group, Inc. (**WGI**) Proposal # P3-18-513

Dear Scott:

It was a pleasure meeting you on July 26th to discuss the requested parking study for Downtown Grapevine. With the opening of the Trinity Metro TEXRail commuter rail system by the end of 2018, Downtown Grapevine will experience exciting development and redevelopment opportunities. We understand that the City of Grapevine wishes to develop a parking plan for the downtown and transit district areas that will support future development and changing land uses. The study area is attached as Exhibit A.

SCOPE OF SERVICES

In general, the scope of services for the parking study includes; analyzing background data on specific projects, parking utilization data collection in the surrounding area, considering potential land uses and reviewing City zoning and parking policy for the area.

Specifically, we propose to provide the following services:

1. Upon receiving authorization to proceed, **WGI** will submit an initial "Request for Information" (RFI). This will allow us to become more familiar with current parking and transportation related issues and other characteristics prior to commencing field work. The items typically included in the RFI will include (but not be limited to):
 - a. Any recently completed downtown master plans and/or downtown economic development studies or plans.
 - b. Any recently completed parking, transportation, and/or traffic studies.
 - c. Available information concerning current transportation demand management (TDM) options/strategies.
 - d. Current city parking policies/regulations (e.g., parking-related ordinances).
 - e. Current city parking-related zoning requirements (specific to the study area).

- f. Information on any parking-related committees, groups, key stakeholders, etc.
 - g. Current inventory of municipal parking spaces in the study area, if available. Mapping showing the location and time restrictions of the on-street spaces. Current downtown parking maps. Any available information concerning the inventory of privately owned parking spaces.
 - h. Any available data concerning current or historic utilization of the existing parking supply.
 - i. Any available information concerning current building occupancy, and vacancies, in the study area (square footage by land use or number of residential units).
 - j. Current and forecasted study area population and employment information (if available).
 - k. Information concerning any known future development projects in the study area, including:
 - Size of developments (square footages, number of rooms, number of seats, etc.)
 - Projected land uses
 - Locations of developments
 - Development timetables
 - Projected parking impacts (loss of spaces, parking included with developments, etc.)
2. Conduct a project start-up visit with city staff to assess current parking and transportation conditions within the study area. Meet with the other designated stakeholders as needed to discuss the process and collect initial input.
- 2.1. Review the scope of services with representatives from the city and any other designated stakeholders to clarify study objectives, verify existing conditions, establish the boundaries of the study area, review and update the work plan and schedule, and identify project milestones.
 - 2.2. Tour the study area with city staff and/or other appropriate representatives. Conduct photo surveys of the study area environment and parking assets, and document parking programs and operational practices.
 - 2.3. Meet with city staff to discuss current parking operations and management strategies. Discuss and review information concerning existing parking operations, effectiveness, and financial performance of the downtown public parking system.
 - 2.4. Conduct a multi-day downtown parking assessment to review current conditions and complete parking supply/demand surveys.
 - 2.4.1. Tour the study area to develop a thorough understanding of the mix of land uses, development activity, street conditions, pedestrian activity levels, parking system characteristics, and business issues.
 - 2.4.2. Confirm the inventory of existing parking spaces in the study area supplied by the city. Ideally parking will be categorized based on location (on-street vs. off-street) and the type of parking provided (public parking vs. private parking). Inventory the location and

number of ADA Accessible Parking Spaces in the municipal parking facilities (on-street and off-street).

- 2.4.3. Determine existing peak parking occupancy period(s) for the parking supply in the entire study area. Parking occupancy surveys will be completed every two hours from 8:00 a.m. to 4:00 p.m. on two typical peak weekdays (typically a Tuesday, Wednesday, or Thursday), from 4:00 p.m. to 10:00 p.m. on one typical peak night, and on a First Friday special event. All available on-street and off-street parking spaces in the study area will be included in the survey (excluding residential parking areas such as driveways and apartment complexes).
3. Analyze the results of the site visit, supply/demand surveys and determine current parking surpluses and deficits in the study area by location and/or block. Provide the results of the parking inventory and occupancy counts in both tabular and graphic formats.
4. Review information provided by the City regarding future development potential in the study area such as projected employment data, existing and projected land use data, location of proposed future buildings, creation of new residential space in existing buildings, any anticipated loss of existing parking capacity (either on-street or off-street), and development of new parking facilities or programs. Some of this information will be developed during the parking study process.
 - 4.1. Apply recommended parking demand ratios to anticipate future land uses to estimate future parking demand. We anticipate creating up to three (3) land use development scenarios to determine parking demand and project future structured parking requirements.
 - 4.2. Develop estimates of future short-term, mid-term, and long-term parking sufficiency based on current capacity, projected land uses, and the application of parking demand ratios that seem most appropriate for the nature of future development and redevelopment activity. As necessary, include adjustments for seasonality and special event demands.
5. Develop strategies for addressing current and future parking needs.
6. Based on the result of our parking supply/demand analysis, we will evaluate the potential for structured parking at three sites (current Parking Areas #107, 140 and 289 – Refer to Exhibit A). Traffic impact considerations are not part of this initial study phase, such considerations will be assessed in subsequent phases.
7. Prepare a draft assessment of current parking conditions. Meet to review the draft report with city staff and designated stakeholders.
8. Assist the City to present the parking study to City Council and other stakeholders in a public forum.

PROPOSED FEES

Based upon our project understanding and the scope of services discussed above, we propose to provide our services on a lump sum amount of **\$49,700** (forty-nine thousand seven hundred dollars) which includes fees and expenses.

Additional services, when authorized in writing, will be invoiced on a mutually agreed lump sum basis, or fixed fee plus reimbursable expenses basis.

TERMS AND CONDITIONS

The proposed terms for this agreement are attached as Exhibit B. If you are in agreement with the scope of services, professional fees, and terms of this proposal, your signature in the space provided below will serve as our authorization to proceed. Please return one signed copy to our office to serve as our agreement on the project. Alternatively, we will be happy to review the City’s standard contract form for Professional Services.

We appreciate this opportunity to assist the City of Grapevine; please contact me if you have any questions.

Very truly yours,
Wantman Group, Inc. (WGI)



Fabio Serrato, PE
Manager – Parking Solutions

cc: Jacob Gonzalez, WGI
Greg Watts, WGI
Nicole Chinaea, WGI
Jon Forster, WGI

Attachments:

- Exhibit A – Parking Study Area
- Exhibit B – WGI Terms & Conditions

ACCEPTED BY:

Firm

Signature

Printed Name

Title

Date

WGI CONTRACT TERMS AND CONDITIONS
Exhibit B of Proposal #P3-18-513

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- 1. Performance:** Wantman Group, Inc.'s ("WGI") services pursuant to this Agreement ("Services") will be performed in a manner consistent with that degree of skill and care ordinarily exercised by members of the same profession currently practicing under similar circumstances in the same geographic area. No other warranties, expressed or implied, are made with respect to WGI's performance of Services. WGI is not a guarantor of the Project for which its Services are directed, and its responsibility is limited to work performed for the Client. WGI is not responsible for acts or omissions of the Client, nor third parties not under its direct control. Client's acceptance of WGI's Services constitutes acceptance of these Terms and Conditions.
- 2. Billing/Payments:** Invoices for WGI's Services and reimbursable expenses shall be submitted on a monthly basis. Payment shall be due on the date each invoice is received and shall be deemed delinquent 30 calendar days after issuance. Delinquent invoices shall accrue interest on the balance due at a rate of 18% per annum, or the highest interest rate allowable by law. Outstanding invoices delinquent beyond 45 calendar days may at WGI's election be deemed a notice to stop performance under this contract, and WGI may in that event suspend its Services until the invoice is paid, with no liability to WGI. Client shall make payment in full at or before delivery to Client of any reports, plans, record drawing, or certifications prepared under this Agreement. All attorneys' fees, court costs and/or expenses associated with collection of past due invoices will be paid by Client, whether or not suit is filed. Client's failure to timely pay any WGI invoice within 45 calendar days of issuance shall constitute a waiver of any and all claims against WGI. Retainers shall be credited on WGI's final invoice.
- 3. Fees:** WGI's fees for its Services are set forth in WGI's Fee Schedule, which is attached as a separate exhibit to this Agreement or has otherwise been provided to Client. WGI's fees reflected in this Agreement exclude testing, permit fees, reproduction costs, and any service not reflected in this Agreement. All fees for Services are based on a one-time performance only. Additional Services and/or changes in service, whether field or office, shall be performed only after authorization by Client. Fees for changes and/or additional services are not included in this Agreement and shall be invoiced at the hourly rates quoted on WGI's current Fee Schedule.
- 4. Reimbursable Expenses:** Direct costs including, without limitation, prints, copies, long distance phone calls, mileage, delivery service, etc., are not included in the above fees but shall be billed as Reimbursable Expenses at the rates set forth in WGI's Fee Schedule.
- 5. Cost Estimates:** Client hereby acknowledges that WGI cannot warrant that estimates of probable construction or operating costs provided by WGI will not vary from actual costs incurred by Client.
- 6. Storage:** Material samples not consumed in the performance of WGI's Services may be discarded 30 days after submission of the test report unless Client requests other disposition. After notification to Client, WGI may charge Client for extended storage of materials, records, or equipment.
- 7. Indemnification:** Client shall defend, indemnify, and hold harmless WGI, its employees, officers, directors, professionals, and subconsultants from and against any and all claims, damages, losses, and expenses (including reasonable attorney's fees) arising out of or resulting from the performance of the Services, except to the extent that any such claim, damage, loss, or expense is caused by the negligent act, omission, and/or strict liability of WGI.

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- 8. Consequential Damages:** Notwithstanding any other provision of this Agreement, and to the fullest extent permitted by law, neither Client nor WGI, their respective officers, directors, partners, employees, contractors or subconsultants shall be liable to the other or shall make any claim for any incidental, indirect or consequential damages arising out of or connected in any way to the Project, WGI's Services, or this Agreement. This mutual waiver of consequential damages shall include, but is not limited to, loss of use, loss of profit, loss of business, loss of income, loss of reputation and any other consequential damages that either party may have incurred from any cause of action including negligence, strict liability, breach of contract and breach of strict or implied warranty. Both Client and WGI shall require similar waivers of consequential damages protecting all the entities or persons named herein in all contracts and subcontracts with others involved in this Project.
- 9. Hazardous Materials:** WGI shall have no responsibility for the discovery, presence, handling, removal or disposal of or exposure of persons to hazardous materials in any form at the Project site, including but not limited to asbestos, asbestos products, polychlorinated biphenyl (PCB) or other toxic substances. WGI's Services expressly exclude any Services for Client involving or related in any manner to hazardous substances, and Client shall defend, indemnify, and hold harmless WGI, its employees, officers, directors, professionals, and subconsultants from and against any and all claims, damages, losses, and expenses (including reasonable attorney's fees) arising out of or in any way related to the presence, discharge, release, or escape or contaminants or hazardous substance of any kind, or environmental liability of any nature, in any manner related to WGI's Services under this Agreement.
- 10. LIMITATION OF LIABILITY:** To the fullest extent permitted by law, should WGI or any of its employees (professional or otherwise) be found to have been negligent in the performance of the Services, or to have made or breached any express or implied warranty, representation, or obligation under this Agreement, Client, all parties claiming through Client and all parties claiming to have in any way relied upon WGI's Services or the representations of the employees and agents of WGI agree that the maximum aggregate amount of the liability of WGI, its officers, employees and agents shall be limited to \$50,000.00 or the total amount of the fee actually paid to WGI for its Services performed with respect to the Project, whichever is greater.

In the event Client is unwilling or unable to limit WGI's liability in accordance with the provisions set forth in this subsection, Client may, upon written request of Client received within five days of Client's acceptance hereof, increase the limit of WGI's liability to a maximum of \$1,000,000.00 by agreeing to pay WGI a sum equivalent to an additional amount of 10% of the total fee, or \$10,000.00, whichever is greater, to be charged for WGI's Services. In the event professional fees increase during the Project, Client agrees to pay an additional 10% of said increase for the aforementioned higher limits on professional liability. This charge is not to be construed as being a charge for insurance of any type but is increased consideration for the greater liability involved. In any event, attorney's fees expended by WGI in connection with any claim shall reduce the amount available and only one such amount will apply to any Project.

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If any of the above provisions of this paragraph is/are deemed invalid or unenforceable for any reason, WGI's liability shall not exceed the policy limits of any insurance policy providing coverage for WGI's Services on the Project. The provisions of this paragraph shall inure to the benefit of WGI's agents, representatives, consultants, officers, directors, and employees. WGI's agents, representatives, consultants, officers, directors, and employees shall be considered third-party beneficiaries for the purposes of this paragraph. The provisions of this paragraph shall survive the termination of this Agreement.

- 11. Termination of Services:** Except in situations involving default for non-payment by Client to WGI, in the event of any default arising under this Agreement, the defaulting party shall be entitled to receive written notice specifying the default and the actions to be taken to cure the default. The party receiving the notice of default shall have 7 business days from the date of receipt of the notice to cure the specified default. In the event that the party fails to cure the specified default, the adverse party may declare a breach of this Agreement and terminate this Agreement upon serving a written notice of termination. In the event of such termination, Client shall pay WGI in full for all Services rendered up to the time of termination.
- 12. Events of Default:** Client shall be in default under this Agreement if (i) it fails to pay in full any invoice from WGI on the due date or fails to make any other payment due to WGI under this Agreement, (ii) it fails to observe or perform any other term, condition or covenant under this Agreement, (iii) it breaches any warranty or representation made under this Agreement, (iv) it dissolves, terminates or liquidates its business, or its business fails or its legal existence is terminated or suspected, (v) it commences any voluntary or involuntary bankruptcy, reorganization, insolvency receivership, or other similar proceeding is commenced by or against Client, or (vi) it becomes insolvent, makes an assignment for the benefit of creditors, or conveys substantially all of its assets.
- 13. Suspension of Services:** If the Project is suspended for more than thirty (30) calendar days in the aggregate, WGI shall be compensated for Services performed and charges incurred prior to such suspension and, upon resumption of services, WGI shall be entitled to an equitable adjustment in fees to accommodate the resulting demobilization and re-mobilization costs. In addition, WGI shall be entitled to an equitable adjustment in the Project schedule based on the delay caused by the suspension. If the Project is suspended for more than ninety (90) calendar days in the aggregate, WGI may, at its option, terminate this Agreement upon giving notice in writing to Client.
- 14. Ownership of Instruments of Service:** All plans, data, reports, drawings, specifications, maps, surveys, ideas, scripts, sketches, designs, CADD files, field data, notes, and other documents and instruments prepared by WGI or its subconsultants, whether such work product is tangible or intangible ("Instruments of Service") shall remain the sole and exclusive property of WGI until such time as Client makes full and final payment to WGI pursuant to the terms set forth in this Agreement, and until such time, Client shall not use, deliver, solicit, transmit, or otherwise employ the Instruments of Service, whether directly or indirectly, by any means or manner. Client understands that changes or modifications to the documents made by anyone other than WGI may result in adverse consequences which WGI can neither predict nor control. Therefore, Client agrees, to the fullest extent permitted by law, to defend, indemnify, and hold harmless WGI from and against all claims, liabilities, losses, damages, and costs (including reasonable attorney's fees) arising out of or in any way connected with

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the modification, misinterpretation, misuse, or reuse by Client or others of the documents provided by WGI under this Agreement.

- 15. Electronic Files:** Any electronic files provided are non-certified recordings of printed documents prepared by WGI. These files are provided only for the convenience of Client, or other Receiving Party, and are intended solely for the exclusive use by that party for the purposes expressly authorized. In accordance with standard industry practice, only printed copies of documents conveyed by WGI may be relied upon. Under no circumstances shall these files be used for construction or staking. Any use of the information obtained or derived from these electronic files will be at Client's, or other Receiving Party's, sole risk. Because data stored in electronic media format can deteriorate or be modified inadvertently or otherwise without authorization of the data's creator, Client, or other Receiving Party, agrees that it has 30 days to perform acceptance tests, after which it shall be deemed to have accepted the data thus transferred.
- 16. Successors and Assigns:** Client shall not assign, sublet, or transfer any rights under or interest in this Agreement without the prior written consent of WGI. Except where specifically stated otherwise in this Agreement, nothing herein shall be construed to give any rights or benefits hereunder to anyone other than Client or WGI.
- 17. Third Parties:** Except as expressly provided herein, nothing in this Agreement shall confer any right, remedy or claim upon any person or entity not a signatory to this Agreement.
- 18. Corporate Protection:** WGI's performance of Services under this Agreement shall not subject WGI's individual employees, officers or directors to any personal legal exposure for the risks associated with this Project. Therefore, and notwithstanding anything to the contrary contained herein, Client agrees that as Client's sole and exclusive remedy, any claim, demand or suit shall be directed and/or asserted only against WGI, and not against any of WGI's employees, shareholders, officers, or directors.
- 19. Severability and Survival:** If any term of this Agreement is to any extent held to be invalid or unenforceable, then such term shall be excluded to the extent of such invalidity or unenforceability, and all other terms hereof shall remain in full force and effect. All obligations arising prior to the termination of this Agreement and all provisions of this Agreement allocating responsibility or liability between Client and WGI shall survive the completion of WGI's Services hereunder and the termination of this Agreement.
- 20. Merger and Amendment:** This Agreement constitutes the entire agreement between WGI and Client, and all negotiations and oral understandings between the parties are merged herein. This Agreement can be supplemented and/or amended only by a written document executed by both WGI and Client.
- 21. Applicable Law and Venue:** Unless otherwise specified, this Agreement shall be governed by the laws of the state in which the WGI office performing the services for the subject project is located. Venue for all disputes between the Parties arising from or relating to this Agreement shall lie exclusively in a court of competent jurisdiction in the county in which the WGI office performing the services for the subject project is located.

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22. Mediation: All *disputes* between the Parties arising out of or relating to this Agreement shall be submitted to non-binding mediation as a condition precedent to litigation, unless the Parties mutually agree otherwise in writing.

**THE FOLLOWING TERMS AND CONDITIONS SHALL ALSO APPLY
FOR ALL PROJECTS INVOLVING CONSTRUCTION-RELATED SERVICES**

23. Construction Administration: WGI's responsibility to provide Basic Services for the Construction Phase under this Agreement commences with the award of the initial Contract for Construction and terminates at the earlier of the issuance to the Client of the final Certificate for Payment or 60 days after the date of Substantial Completion of the Work. WGI shall provide administration of the Contract for Construction as set forth below and in the General Conditions of the Contract for Construction.

24. Construction Observation: WGI, as a representative of the Client, shall visit the site at intervals appropriate to the stage of the Contractor's operations, (1) to become generally familiar with and to keep the Client informed about the progress and quality of the portion of the work completed, (2) to endeavor to advise Client of defects and deficiencies in the Work, and (3) to determine in general if the Work is being performed in a manner indicating that the Work, when fully completed, will be in accordance with the Contract Documents. However, WGI shall not be required to make exhaustive or continuous on-site observations to check the quality or quantity of the Work.

25. General Contractor's Responsibilities for Construction and Jobsite Safety: Neither the professional activities of WGI, nor the presence of WGI or its employees and subconsultants at a construction/Project site, shall impose any duty on WGI, nor relieve the Contractor of its obligations, duties and responsibilities including, but not limited to, construction means, methods, sequence, techniques or procedures necessary for performing, supervising, and coordinating the Work in accordance with the Contract Documents and any health or safety precautions required by any regulatory agencies. WGI and its personnel have no authority to exercise any control over any construction contractor or its employees in connection with their work or any health or safety programs or procedures. Client agrees that the Contractor shall be solely responsible for jobsite and worker safety and agrees that this intent shall be carried out in the Client's contract with the Contractor. Client also agrees that the Contractor shall defend and indemnify the Client, WGI and WGI's subconsultants from and against any and all claims, damages, losses, and expenses (including reasonable attorney's fees) arising out of or relating to construction and jobsite safety. Client also agrees that Client, WGI and WGI's subconsultants shall be made additional insureds under the Contractor's policies of general liability insurance.

26. Deviations from Contract Documents: WGI shall report to the Client known deviations from the Contract Documents by the Contractor. However, WGI shall not be responsible for the Contractor's failure to perform the Work in accordance with the requirements of the Contract Documents. WGI shall not have control over or charge of and shall not be responsible for acts or omissions of the Contractor, Subcontractors, or their agents or employees, or of any other persons or entities performing portions of the Work.

WGI CONTRACT TERMS AND CONDITIONS
Exhibit B of Proposal #P3-18-513

ITEM # 13

- 27. Rejection of Work:** WGI shall have authority to reject Work that does not conform to the Contract Documents. Whenever WGI considers it necessary or advisable, WGI shall have authority to require observation or testing of the Work in accordance with the provisions of the Contract Documents, whether or not such Work is fabricated, installed or completed. However, neither this authority of WGI nor a decision made in good faith either to exercise or not to exercise such authority shall give rise to any duty or responsibility of WGI to the Contractor, Subcontractors, material and equipment suppliers, their agents or employees or other persons or entities performing portions of the Work.
- 28. Submittals:** WGI shall review and approve or take other appropriate action upon the Contractor's submittals such as shop drawings, product data and samples, but only for the limited purpose of checking for conformance with information given and the design concept expressed in the Contract Documents. WGI's action shall be taken with such reasonable promptness as to cause no unreasonable delay in the Work or in the activities of the Client, Contractor or separate contractors, while allowing sufficient time in WGI's professional judgment to permit adequate review. Review of such submittals is not conducted for the purpose of determining the accuracy and completeness of other details such as dimensions and quantities, or for substantiating instructions for installation or performance of equipment or systems, all of which remain the sole responsibility of the Contractor as required by the Contract Documents. WGI's review shall not constitute approval of safety precautions or, unless otherwise specifically stated in writing by WGI, of any construction means, methods, techniques, sequences or procedures. WGI's approval of a specific item shall not indicate approval of an assembly of which the item is a component.
- 29. Contractor's Design Professionals:** If professional design services or certifications by a design professional related to systems, materials or equipment are specifically required of the Contractor by the Contract Documents, WGI shall specify appropriate performance and design criteria that such services must satisfy. Shop drawings and other submittals related to the Work designed or certified by the design professional retained by the Contractor shall bear such professional's written approval when submitted to WGI. WGI shall be entitled to rely upon the adequacy, accuracy and completeness of the services, certifications or approvals performed by such design professionals.
- 30. Change Orders:** WGI shall prepare Change Orders and Construction Change Directives, with supporting documentation and data if deemed necessary by WGI for the Client's approval and execution in accordance with the Contract Documents, and may authorize minor changes in the Work not involving an adjustment in the Contract sum or an extension of the Contract Time which are consistent with the intent of the Contract Documents.
- 31. Submittals and Final Completion:** WGI shall conduct observations to determine the date or dates of Substantial Completion and the date of final completion, shall receive from the Contractor and forward to the Client, for the Client's review and records, written warranties and related documents required by the Contract Documents and assembled by the Contractor, and shall issue a final Certificate for Payment based upon a final observation indicating that the Work complies with the requirements of the Contract Documents.
- 32. Interpretations and Decisions:** Interpretations and decisions of WGI shall be consistent with the intent of and reasonably inferable from the Contract Documents and shall be in writing or in the form of drawings. When making such interpretations and initial decisions, WGI shall endeavor to secure faithful performance by both Client and Contractor, shall not show

WGI CONTRACT TERMS AND CONDITIONS
Exhibit B of Proposal #P3-18-513

ITEM # 13

partiality to either, and shall not be liable for results of interpretations or decisions so rendered in good faith.

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: ATMOS MID-TEX SETTLEMENT AGREEMENT

RECOMMENDATION: City Council to consider a resolution authorizing a settlement with Atmos Mid -Tex under the Rate Review Mechanism (RRM) process.

FUNDING SOURCE:

BACKGROUND: The City, along with 171 other Mid -Texas cities served by Atmos Energy Corporation, Mid -Tex Division ("Atmos Mid -Tex" or "Company"), is a member of the Atmos Cities Steering Committee ("ACSC"). In 2007, ACSC and Atmos Mid -Tex settled a rate application filed by the Company pursuant to Section 104.301 of the Texas Utilities Code for an interim rate adjustment commonly referred to as a GRIP filing (arising out of the Gas Reliability Infrastructure Program legislation). That settlement created a substitute rate review process, referred to as Rate Review Mechanism ("RRM"), as a substitute for future filings under the GRIP statute.

Since 2007, there have been several modifications to the original RRM Tariff. The most recent iteration of an RRM Tariff was reflected in an ordinance adopted by ACSC members earlier this year. On or about April 1, 2018, the Company filed a rate request pursuant to the RRM Tariff adopted by ACSC members. The Company claimed that its cost -of -service in a test year ending December 31, 2017, entitled it to additional system-wide revenues of \$42 million. Application of the standards set forth in ACSC's RRM Tariff required Atmos to reduce its request to \$27.4 million. After review of the consultants' report, the Company offered to settle for a system -wide increase of \$25.9 million. Following further negotiations, ACSC's Executive Committee agreed to recommend a system -wide rate increase of \$24.9 million. That increase when allocated to ACSC members results in an increase of \$17.8 million. The Effective Date for new rates is October 1, 2018.

Given the fact that ACSC demanded that Atmos reflect reduced federal income taxes in its cost -of -service, as reflected in the RRM Tariff adopted earlier this year, Atmos reduced its rates in March. The rate increase associated with this Resolution is largely offset by the lowered federal income tax rates, such that out-of-pocket expense to consumers should be roughly the same under new rates as what was experienced by consumers last winter.

Staff and the Utility Committee recommend approval.

RESOLUTION NO. 2018-072

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, APPROVING A NEGOTIATED SETTLEMENT BETWEEN THE ATMOS CITIES STEERING COMMITTEE (“ACSC”) AND ATMOS ENERGY CORP., MID-TEX DIVISION REGARDING THE COMPANY’S 2018 RATE REVIEW MECHANISM FILINGS; DECLARING EXISTING RATES TO BE UNREASONABLE; ADOPTING TARIFFS THAT REFLECT RATE ADJUSTMENTS CONSISTENT WITH THE NEGOTIATED SETTLEMENT; FINDING THE RATES TO BE SET BY THE ATTACHED SETTLEMENT TARIFFS TO BE JUST AND REASONABLE AND IN THE PUBLIC INTEREST; APPROVING AN ATTACHED EXHIBIT ESTABLISHING A BENCHMARK FOR PENSIONS AND RETIREE MEDICAL BENEFITS; APPROVING AN ATTACHED EXHIBIT REGARDING AMORTIZATION OF REGULATORY LIABILITY; REQUIRING THE COMPANY TO REIMBURSE ACSC’S REASONABLE RATEMAKING EXPENSES; DETERMINING THAT THIS RESOLUTION WAS PASSED IN ACCORDANCE WITH THE REQUIREMENTS OF THE TEXAS OPEN MEETINGS ACT; ADOPTING A SAVINGS CLAUSE; DECLARING AN EFFECTIVE DATE; AND REQUIRING DELIVERY OF THIS RESOLUTION TO THE COMPANY AND THE ACSC’S LEGAL COUNSEL

WHEREAS, the City of Grapevine, Texas (“City”) is a gas utility customer of Atmos Energy Corp., Mid-Tex Division (“Atmos Mid-Tex” or “Company”), and a regulatory authority with an interest in the rates and charges of Atmos Mid-Tex; and

WHEREAS, the City is a member of the Atmos Cities Steering Committee (“ACSC”), a coalition of similarly-situated cities served by Atmos Mid-Tex (“ACSC Cities”) that have joined together to facilitate the review of, and response to, natural gas issues affecting rates charged in the Atmos Mid-Tex service area; and

WHEREAS, ACSC and the Company worked collaboratively to develop a new Rate Review Mechanism (“RRM”) tariff that allows for an expedited rate review process by ACSC Cities as a substitute to the Gas Reliability Infrastructure Program (“GRIP”) process instituted by the Legislature, and that will establish rates for the ACSC Cities based on the system-wide cost of serving the Atmos Mid-Tex Division; and

WHEREAS, the RRM tariff was adopted by the City in a rate ordinance earlier this year; and

WHEREAS, on about April 1, 2018, Atmos Mid-Tex filed its 2018 RRM rate request with ACSC Cities based on a test year ending December 31, 2017; and

WHEREAS, ACSC coordinated its review of the Atmos Mid-Tex 2018 RRM filing through its Executive Committee, assisted by ACSC's attorneys and consultants, to resolve issues identified in the Company's RRM filing; and

WHEREAS, the Executive Committee, as well as ACSC's counsel and consultants, recommend that ACSC Cities approve an increase in base rates for Atmos Mid-Tex of \$24.9 million on a system-wide basis (\$17.8 million of which is applicable to ACSC members); and

WHEREAS, the attached tariffs (Exhibit A) implementing new rates are consistent with the recommendation of the ACSC Executive Committee, are agreed to by the Company, and are just, reasonable, and in the public interest; and

WHEREAS, the Exhibit A rate tariffs incorporate the federal income tax rates that became effective January 1, 2018; and

WHEREAS, the settlement agreement sets a new benchmark for pensions and retiree medical benefits (Exhibit B) and

WHEREAS, the settlement agreement establishes an amortization schedule for regulatory liability (Exhibit C); and

WHEREAS, the RRM Tariff contemplates reimbursement of ACSC's reasonable expenses associated with RRM applications; and

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

WHEREAS, the City Council deems the adoption of this ordinance is 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 herein above are found to be true and correct and are incorporated herein by reference as if copied in their entirety.

Section 2. That the findings set forth in this Resolution are hereby in all things approved.

Section 3. That the City Council finds that the settled amount of an increase in revenues of \$24.9 million on a system-wide basis represents a comprehensive settlement of gas utility rate issues affecting the rates, operations, and services offered by Atmos Mid-Tex within the municipal limits arising from Atmos Mid-Tex's 2018 RRM filing, is in the public interest, and is consistent with the City's authority under Section 103.001 of the Texas Utilities Code.

Section 4. That the existing rates for natural gas service provided by Atmos Mid-Tex are unreasonable. The new tariffs attached hereto and incorporated herein as Exhibit A, are just and reasonable, and are designed to allow Atmos Mid-Tex to recover annually an additional \$24.9 million in revenue on a system-wide basis over the amount allowed under currently approved rates. Such tariffs are hereby adopted.

Section 5. That the ratemaking treatment for pensions and retiree medical benefits in Atmos Mid-Tex's next RRM filing shall be as set forth on Exhibit B, attached hereto and incorporated herein.

Section 6. That amortization of regulatory liability shall be consistent with the schedule found in attached Exhibit C attached hereto and incorporated herein.

Section 7. That Atmos Mid-Tex shall reimburse the reasonable ratemaking expenses of the ACSC in processing the Company's 2018 RRM filing.

Section 8. That to the extent any resolution or ordinance previously adopted by the Council is inconsistent with this Resolution, it is hereby repealed.

Section 9. That the meeting at which this Resolution was approved was in all things conducted in strict compliance with the Texas Open Meetings Act, Texas Government Code, Chapter 551.

Section 10. That if any one or more sections or clauses of this Resolution is adjudged to be unconstitutional or invalid, such judgment shall not affect, impair, or invalidate the remaining provisions of this Resolution, and the remaining provisions of the Resolution shall be interpreted as if the offending section or clause never existed.

Section 11. That consistent with the City Ordinance that established the RRM process, this Resolution shall become effective from and after its passage with rates authorized by attached tariffs to be effective for bills rendered on or after October 1, 2018.

Section 12. That a copy of this Resolution shall be sent to Atmos Mid-Tex, care of Chris Felan, Vice President of Rates and Regulatory Affairs Mid-Tex Division, Atmos Energy Corporation, 5420 LJB Freeway, Suite 1862, Dallas, Texas 75240, and to Geoffrey Gay, General Counsel to ACSC, at Lloyd Gosselink Rochelle & Townsend, P.C., 816 Congress Avenue, Suite 1900, Austin, Texas 78701.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

Exhibit A

Rate Tariffs Effective
October 1, 2018

RATE SCHEDULE:	R – RESIDENTIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 12

Application

Applicable to Residential Customers for all natural gas provided at one Point of Delivery and measured through one meter.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's monthly bill will be calculated by adding the following Customer and Ccf charges to the amounts due under the riders listed below:

Charge	Amount
Customer Charge per Bill	\$ 18.85 per month
Rider CEE Surcharge	\$ 0.03 per month ¹
Total Customer Charge	\$ 18.88 per month
Commodity Charge – All <u>Ccf</u>	\$0.14846 per Ccf

Gas Cost Recovery: Plus an amount for gas costs and upstream transportation costs calculated in accordance with Part (a) and Part (b), respectively, of Rider GCR.

Weather Normalization Adjustment: Plus or Minus an amount for weather normalization calculated in accordance with Rider WNA.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Agreement

An Agreement for Gas Service may be required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

¹Reference Rider CEE - Conservation and Energy Efficiency as approved in GUD 10170. Surcharge billing effective July 1, 2018.

RATE SCHEDULE:	C – COMMERCIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 13

Application

Applicable to Commercial Customers for all natural gas provided at one Point of Delivery and measured through one meter and to Industrial Customers with an average annual usage of less than 30,000 Ccf.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's monthly bill will be calculated by adding the following Customer and Ccf charges to the amounts due under the riders listed below:

Charge	Amount
Customer Charge per Bill	\$ 43.50 per month
Rider CEE Surcharge	\$ (0.03) per month ¹
Total Customer Charge	\$ 43.47 per month
Commodity Charge – All Ccf	\$ 0.09165 per Ccf

Gas Cost Recovery: Plus an amount for gas costs and upstream transportation costs calculated in accordance with Part (a) and Part (b), respectively, of Rider GCR.

Weather Normalization Adjustment: Plus or Minus an amount for weather normalization calculated in accordance with Rider WNA.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Agreement

An Agreement for Gas Service may be required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

¹ Reference Rider CEE - Conservation and Energy Efficiency as approved in GUD 10170. Surcharge billing effective July 1, 2018.

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 14

Application

Applicable to Industrial Customers with a maximum daily usage (MDU) of less than 3,500 MMBtu per day for all natural gas provided at one Point of Delivery and measured through one meter. Service for Industrial Customers with an MDU equal to or greater than 3,500 MMBtu per day will be provided at Company's sole option and will require special contract arrangements between Company and Customer.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's monthly bill will be calculated by adding the following Customer and MMBtu charges to the amounts due under the riders listed below:

Charge	Amount
Customer Charge per Meter	\$ 784.00 per month
First 0 MMBtu to 1,500 MMBtu	\$ 0.3312 per MMBtu
Next 3,500 MMBtu	\$ 0.2425 per MMBtu
All MMBtu over 5,000 MMBtu	\$ 0.0520 per MMBtu

Gas Cost Recovery: Plus an amount for gas costs and upstream transportation costs calculated in accordance with Part (a) and Part (b), respectively, of Rider GCR.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Curtailement Overpull Fee

Upon notification by Company of an event of curtailement or interruption of Customer's deliveries, Customer will, for each MMBtu delivered in excess of the stated level of curtailement or interruption, pay Company 200% of the midpoint price for the Katy point listed in *Platts Gas Daily* published for the applicable Gas Day in the table entitled "Daily Price Survey."

Replacement Index

In the event the "midpoint" or "common" price for the Katy point listed in *Platts Gas Daily* in the table entitled "Daily Price Survey" is no longer published, Company will calculate the applicable imbalance fees utilizing a daily price index recognized as authoritative by the natural gas industry and most closely approximating the applicable index.

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 15

Agreement

An Agreement for Gas Service may be required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

Special Conditions

In order to receive service under Rate I, Customer must have the type of meter required by Company. Customer must pay Company all costs associated with the acquisition and installation of the meter.

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 16

Exhibit A

The rates were effective for the following Cities on 3/15/2018:

ABILENE	DENISON	KILLEEN
ADDISON	DENTON	KRUM
ALBANY	DESOTO	LAKE WORTH
ALLEN	DRAPER AKA CORRAL CITY	LAKESIDE
ALVARADO	DUNCANVILLE	LEWISVILLE
ANGUS	EASTLAND	LINCOLN PARK (ANNEXED WITH LITTLE ELM)
ANNA	EDGECLIFF VILLAGE	LITTLE ELM
ARGYLE	EMORY	LORENA
ARLINGTON	ENNIS	MADISONVILLE
AUBREY	EULESS	MALAKOFF
AZLE	EVERMAN	MANSFIELD
BEDFORD	FAIRVIEW	MCKINNEY
BELLMEAD	FARMERS BRANCH	MELISSA
BENBROOK	FARMERSVILLE	MESQUITE
BEVERLY HILLS	FATE	MIDLOTHIAN
BLOSSOM	FLOWER MOUND	MURPHY
BLUE RIDGE	FOREST HILL	NEWARK
BOWIE	FORNEY	NOCONA
BOYD	FORT WORTH	NORTH RICHLAND HILLS
BRIDGEPORT	FRISCO	NORTHLAKE
BROWNWOOD	FROST	OAK LEAF
BUFFALO	GAINSVILLE	OVILLA
BURKBURNETT	GARLAND	PALESTINE
BURLESON	GARRETT	PANTEGO
CADDO MILLS	GRAND PARAIRIE	PARIS
CANTON	GRAPEVINE	PARKER
CARROLLTON	GUNTER	PECAN HILL
CEDAR HILL	HALTOM CITY	PETROLIA
CELESTE	HARKER HEIGHTS	PLANO
CELINA	HASKELL	PONDER
CENTERVILLE	HASLET	POTTSBORO
CISCO	HEWITT	PROSPER
CLARKSVILLE	HIGHLAND PARK	QUITMAN
CLEBURNE	HIGHLAND VILLAGE	RED OAK
CLYDE	HONEY GROVE	RENO (PARKER COUNTY)
COLLEGE STATION	HURST	RHOME
COLLEYVILLE	IOWA PARK	RICHARDSON
COLORADO CITY	IRVING	RICHLAND
COMANCHE	JUSTIN	RICHLAND HILLS
COOLIDGE	KAUFMAN	RIVER OAKS
COPPELL	KEENE	ROANOKE
CORINTH	KELLER	ROBINSON
CRANDALL	KEMP	ROCKWALL
CROWLEY	KENNEDALE	ROSCOE
DALWORTHINGTON GARDENS	KERRVILLE	ROWLETT

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 17

Cities with Rate Effective 3/15/2018 (Continued)

ROYSE CITY	SULPHUR SPRINGS	WATAUGA
SACHSE	SWEETWATER	WAXAHACHIE
SAGINAW	TEMPLE	WESTLAKE
SANSOM PARK	TERRELL	WESTOVER HILLS
SEAGOVILLE	THE COLONY	WHITE SETTLEMENT
SHERMAN	TROPHY CLUB	WHITESBORO
SNYDER	TYLER	WICHITA FALLS
SOUTHLAKE	UNIVERSITY PARK	WOODWAY
SPRINGTOWN	VENUS	WYLIE
STAMFORD	VERNON	
STEPHENVILLE	WACO	

The rates were effective for the following Cities on 4/01/2018:

ABBOTT	BRUCEVILLE-EDDY	DEPORT
ALBA	BRYAN	DETROIT
ALMA	BUCKHOLTS	DODD CITY
ALVORD	BUFFALO GAP	DOUBLE OAK
ANNONA	BURNET	DUBLIN
ANSON	BYERS	EARLY
ARCHER CITY	CALDWELL	ECTOR
ATHENS	CALVERT	EDOM
AURORA	CAMERON	ELECTRA
AUSTIN	CAMPBELL	EMHOUSE
AVERY	CARBON	EUSTACE
BAIRD	CASHION COMMUNITY	EVANT
BALCH SPRINGS	CEDAR PARK	FAIRFIELD
BALLINGER	CHANDLER	FERRIS
BANDERA	CHICO	FRANKLIN
BANGS	CHILDRESS	FRANKSTON
BARDWELL	CHILLICOTHE	FREDERICKSBURG
BARRY	CLIFTON	GATESVILLE
BARTLETT	COCKRELL HILL	GEORGETOWN
BARTONVILLE	COLEMAN	GLEN ROSE
BELLEVUE	COLLINSVILLE	GLENN HEIGHTS
BELLS	COMMERCE	GODLEY
BELTON	COMO	GOLDTHWAITE
BENJAMIN	COOPER	GOODLOW
BERTRAM	COPPER CANYON	GORDON
BLACKWELL	COPPERAS COVE	GOREE
BLANKET	CORSICANA	GORMAN
BLOOMING GROVE	COVINGTON	GRANBURY
BLUE MOUND	COYOTE FLATS	GRANDVIEW
BLUM	CRAWFORD	GRANGER
BOGATA	CROSS ROADS	GREENVILLE
BONHAM	CUMBY	GROESBECK
BREMOND	DAWSON	GUSTINE
BRONTE	DECATUR	HAMLIN
BROWNSBORO	DELEON	HAMILTON

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 18

Cities with Rate Effective 4/01/2018 (Continued)

HAWLEY	MALONE	RANGER
HEARNE	MANOR	RAVENNA
HEATH	MARBLE FALLS	RENO (LAMAR COUNTY)
HEBRON	MARLIN	RETREAT
HENRIETTA	MART	RICE
HICKORY CREEK	MAYPEARL	RIESEL
HICO	MCGREGOR	RIO VISTA
HILLSBORO	MCLENDON-CHISHOLM	ROBERT LEE
HOLLAND	MEGARGEL	ROBY
HOLLIDAY	MERIDIAN	ROCHESTER
HOWE	MERKEL	ROCKDALE
HUBBARD	MEXIA	ROGERS
HUTCHINS	MIDWAY	ROSEBUD
HUTTO	MILES	ROSS
IMPACT	MILFORD	ROTAN
IREDELL	MILLSAP	ROUND ROCK
ITALY	MOBILE CITY	ROXTON
ITASCA	MOODY	RULE
JEWETT	MORAN	RUNAWAY BAY
JOSEPHINE	MORGAN	SADLER
JOSHUA	MUENSTER	SAINT JO
KERENS	MUNDAY	SAN ANGELO
KNOLLWOOD	MURCHISON	SAN SABA
KNOX CITY	NEVADA	SANCTUARY
KOSSE	NEW CHAPEL HILL	SANGER
KURTEN	NEWCASTLE	SANTA ANNA
LACY-LAKEVIEW	NOLANVILLE	SAVOY
LADONIA	NORMANGEE	SCURRY
LAKE DALLAS	NOVICE	SEYMOUR
LAKEPORT	OAK POINT	SHADY SHORES
LAMPASAS	OAKWOOD	SOMERVILLE
LANCASTER	O'BRIEN CO-OP GIN	SOUTH MOUNTAIN
LAVON	OGLESBY	SOUTHMAYD
LAWN	OLNEY	STAR HARBOR
LEANDER	PALMER	STOCKTON BEND
LEONA	PARADISE	STRAWN
LEONARD	PECAN GAP	STREETMAN
LEXINGTON	PENELOPE	SUN VALLEY
LINDSAY	PFLUGERVILLE	SUNNYVALE
LIPAN	PILOT POINT	TALTY
LITTLE RIVER ACADEMY	PLEASANT VALLEY	TAYLOR
LLANO	POINT	TEAGUE
LOMETA	POST OAK BEND	TEHUACANA
LONE OAK	POWELL	THORNDALE
LONGVIEW	POYNOR	THORNTON
LORAIN	PRINCETON	THRALL
LOTT	PUTNAM	THROCKMORTON
LUEDERS	QUANAH	TIOGA
MABANK	QUINLAN	TOCO

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 19

Cities with Rate Effective 4/01/2018 (Continued)

TOM BEAN	VALLEY VIEW	WHITNEY
TRENT	VAN ALSTYNE	WILMER
TRENTON	WALNUT SPRINGS	WINDOM
TRINIDAD	WEINERT	WINTERS
TROY	WEST	WIXON VALLEY
TUSCOLA	WESTWORTH VILLAGE	WOLFE CITY
TYE	WHITEHOUSE	WORTHAM
VALLEY MILLS	WHITEWRIGHT	YANTIS

**MID-TEX DIVISION
ATMOS ENERGY CORPORATION**

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 16

Application

Applicable, in the event that Company has entered into a Transportation Agreement, to a customer directly connected to the Atmos Energy Corp., Mid-Tex Division Distribution System (Customer) for the transportation of all natural gas supplied by Customer or Customer's agent at one Point of Delivery for use in Customer's facility.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's bill will be calculated by adding the following Customer and MMBtu charges to the amounts and quantities due under the riders listed below:

Charge	Amount
Customer Charge per Meter	\$ 784.00 per month
First 0 MMBtu to 1,500 MMBtu	\$ 0.3312 per MMBtu
Next 3,500 MMBtu	\$ 0.2425 per MMBtu
All MMBtu over 5,000 MMBtu	\$ 0.0520 per MMBtu

Upstream Transportation Cost Recovery: Plus an amount for upstream transportation costs in accordance with Part (b) of Rider GCR.

Retention Adjustment: Plus a quantity of gas as calculated in accordance with Rider RA.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Imbalance Fees

All fees charged to Customer under this Rate Schedule will be charged based on the quantities determined under the applicable Transportation Agreement and quantities will not be aggregated for any Customer with multiple Transportation Agreements for the purposes of such fees.

Monthly Imbalance Fees

Customer shall pay Company the greater of (i) \$0.10 per MMBtu, or (ii) 150% of the difference per MMBtu between the highest and lowest "midpoint" price for the Katy point listed in *Platts Gas Daily* in the table entitled "Daily Price Survey" during such month, for the MMBtu of Customer's monthly Cumulative Imbalance, as defined in the applicable Transportation Agreement, at the end of each month that exceeds 10% of Customer's receipt quantities for the month.

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 17

Curtailment Overpull Fee

Upon notification by Company of an event of curtailment or interruption of Customer's deliveries, Customer will, for each MMBtu delivered in excess of the stated level of curtailment or interruption, pay Company 200% of the midpoint price for the Katy point listed in *Platts Gas Daily* published for the applicable Gas Day in the table entitled "Daily Price Survey."

Replacement Index

In the event the "midpoint" or "common" price for the Katy point listed in *Platts Gas Daily* in the table entitled "Daily Price Survey" is no longer published, Company will calculate the applicable imbalance fees utilizing a daily price index recognized as authoritative by the natural gas industry and most closely approximating the applicable index.

Agreement

A transportation agreement is required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

Special Conditions

In order to receive service under Rate T, customer must have the type of meter required by Company. Customer must pay Company all costs associated with the acquisition and installation of the meter.

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 18

Exhibit A

The rates were effective for the following Cities on 3/15/2018:

ABILENE	DENISON	KILLEEN
ADDISON	DENTON	KRUM
ALBANY	DESOTO	LAKE WORTH
ALLEN	DRAPER AKA CORRAL CITY	LAKESIDE
ALVARADO	DUNCANVILLE	LEWISVILLE
ANGUS	EASTLAND	LINCOLN PARK (ANNEXED WITH LITTLE ELM)
ANNA	EDGECLIFF VILLAGE	LITTLE ELM
ARGYLE	EMORY	LORENA
ARLINGTON	ENNIS	MADISONVILLE
AUBREY	EULESS	MALAKOFF
AZLE	EVERMAN	MANSFIELD
BEDFORD	FAIRVIEW	MCKINNEY
BELLMEAD	FARMERS BRANCH	MELISSA
BENBROOK	FARMERSVILLE	MESQUITE
BEVERLY HILLS	FATE	MIDLOTHIAN
BLOSSOM	FLOWER MOUND	MURPHY
BLUE RIDGE	FOREST HILL	NEWARK
BOWIE	FORNEY	NOCONA
BOYD	FORT WORTH	NORTH RICHLAND HILLS
BRIDGEPORT	FRISCO	NORTHLAKE
BROWNWOOD	FROST	OAK LEAF
BUFFALO	GAINSVILLE	OVILLA
BURKBURNETT	GARLAND	PALESTINE
BURLESON	GARRETT	PANTEGO
CADDO MILLS	GRAND PARAIRIE	PARIS
CANTON	GRAPEVINE	PARKER
CARROLLTON	GUNTER	PECAN HILL
CEDAR HILL	HALTOM CITY	PETROLIA
CELESTE	HARKER HEIGHTS	PLANO
CELINA	HASKELL	PONDER
CENTERVILLE	HASLET	POTTSBORO
CISCO	HEWITT	PROSPER
CLARKSVILLE	HIGHLAND PARK	QUITMAN
CLEBURNE	HIGHLAND VILLAGE	RED OAK
CLYDE	HONEY GROVE	RENO (PARKER COUNTY)
COLLEGE STATION	HURST	RHOME
COLLEYVILLE	IOWA PARK	RICHARDSON
COLORADO CITY	IRVING	RICHLAND
COMANCHE	JUSTIN	RICHLAND HILLS
COOLIDGE	KAUFMAN	RIVER OAKS
COPPELL	KEENE	ROANOKE
CORINTH	KELLER	ROBINSON
CRANDALL	KEMP	ROCKWALL
CROWLEY	KENNEDALE	ROSCOE
DALWORTHINGTON GARDENS	KERRVILLE	ROWLETT

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 19

Cities with Rate Effective 3/15/2018 (Continued)

ROYSE CITY	SULPHUR SPRINGS	WATAUGA
SACHSE	SWEETWATER	WAXAHACHIE
SAGINAW	TEMPLE	WESTLAKE
SANSOM PARK	TERRELL	WESTOVER HILLS
SEAGOVILLE	THE COLONY	WHITE SETTLEMENT
SHERMAN	TROPHY CLUB	WHITESBORO
SNYDER	TYLER	WICHITA FALLS
SOUTHLAKE	UNIVERSITY PARK	WOODWAY
SPRINGTOWN	VENUS	WYLIE
STAMFORD	VERNON	
STEPHENVILLE	WACO	

The rates were effective for the following Cities on **4/01/2018**:

ABBOTT	BRUCEVILLE-EDDY	DEPORT
ALBA	BRYAN	DETROIT
ALMA	BUCKHOLTS	DODD CITY
ALVORD	BUFFALO GAP	DOUBLE OAK
ANNONA	BURNET	DUBLIN
ANSON	BYERS	EARLY
ARCHER CITY	CALDWELL	ECTOR
ATHENS	CALVERT	EDOM
AURORA	CAMERON	ELECTRA
AUSTIN	CAMPBELL	EMHOUSE
AVERY	CARBON	EUSTACE
BAIRD	CASHION COMMUNITY	EVANT
BALCH SPRINGS	CEDAR PARK	FAIRFIELD
BALLINGER	CHANDLER	FERRIS
BANDERA	CHICO	FRANKLIN
BANGS	CHILDRESS	FRANKSTON
BARDWELL	CHILlicothe	FREDERICKSBURG
BARRY	CLIFTON	GATESVILLE
BARTLETT	COCKRELL HILL	GEORGETOWN
BARTONVILLE	COLEMAN	GLEN ROSE
BELLEVUE	COLLINSVILLE	GLENN HEIGHTS
BELLS	COMMERCE	GODLEY
BELTON	COMO	GOLDTHWAITE
BENJAMIN	COOPER	GOODLOW
BERTRAM	COPPER CANYON	GORDON
BLACKWELL	COPPERAS COVE	GOREE
BLANKET	CORSICANA	GORMAN
BLOOMING GROVE	COVINGTON	GRANBURY
BLUE MOUND	COYOTE FLATS	GRANDVIEW
BLUM	CRAWFORD	GRANGER
BOGATA	CROSS ROADS	GREENVILLE
BONHAM	CUMBY	GROESBECK
BREMOND	DAWSON	GUSTINE
BRONTE	DECATUR	HAMLIN
BROWNSBORO	DELEON	HAMILTON

**MID-TEX DIVISION
ATMOS ENERGY CORPORATION**

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 20

Cities with Rate Effective 4/01/2018 (Continued)

HAWLEY	MALONE	RANGER
HEARNE	MANOR	RAVENNA
HEATH	MARBLE FALLS	RENO (LAMAR COUNTY)
HEBRON	MARLIN	RETREAT
HENRIETTA	MART	RICE
HICKORY CREEK	MAYPEARL	RIESEL
HICO	MCGREGOR	RIO VISTA
HILLSBORO	MCLENDON-CHISHOLM	ROBERT LEE
HOLLAND	MEGARGEL	ROBY
HOLLIDAY	MERIDIAN	ROCHESTER
HOWE	MERKEL	ROCKDALE
HUBBARD	MEXIA	ROGERS
HUTCHINS	MIDWAY	ROSEBUD
HUTTO	MILES	ROSS
IMPACT	MILFORD	ROTAN
IREDELL	MILLSAP	ROUND ROCK
ITALY	MOBILE CITY	ROXTON
ITASCA	MOODY	RULE
JEWETT	MORAN	RUNAWAY BAY
JOSEPHINE	MORGAN	SADLER
JOSHUA	MUENSTER	SAINT JO
KERENS	MUNDAY	SAN ANGELO
KNOLLWOOD	MURCHISON	SAN SABA
KNOX CITY	NEVADA	SANCTUARY
KOSSE	NEW CHAPEL HILL	SANGER
KURTEN	NEWCASTLE	SANTA ANNA
LACY-LAKEVIEW	NOLANVILLE	SAVOY
LADONIA	NORMANGEE	SCURRY
LAKE DALLAS	NOVICE	SEYMOUR
LAKEPORT	OAK POINT	SHADY SHORES
LAMPASAS	OAKWOOD	SOMERVILLE
LANCASTER	O'BRIEN CO-OP GIN	SOUTH MOUNTAIN
LAVON	OGLESBY	SOUTHMAYD
LAWN	OLNEY	STAR HARBOR
LEANDER	PALMER	STOCKTON BEND
LEONA	PARADISE	STRAWN
LEONARD	PECAN GAP	STREETMAN
LEXINGTON	PENELOPE	SUN VALLEY
LINDSAY	PFLUGERVILLE	SUNNYVALE
LIPAN	PILOT POINT	TALTY
LITTLE RIVER ACADEMY	PLEASANT VALLEY	TAYLOR
LLANO	POINT	TEAGUE
LOMETA	POST OAK BEND	TEHUACANA
LONE OAK	POWELL	THORNDALE
LONGVIEW	POYNOR	THORNTON
LORAIN	PRINCETON	THRALL
LOTT	PUTNAM	THROCKMORTON
LUEDERS	QUANAH	TIOGA
MABANK	QUINLAN	TOCO

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 10/01/2018	PAGE: 21

Cities with Rate Effective 4/01/2018 (Continued)

TOM BEAN	VALLEY VIEW	WHITNEY
TRENT	VAN ALSTYNE	WILMER
TRENTON	WALNUT SPRINGS	WINDOM
TRINIDAD	WEINERT	WINTERS
TROY	WEST	WIXON VALLEY
TUSCOLA	WESTWORTH VILLAGE	WOLFE CITY
TYE	WHITEHOUSE	WORTHAM
VALLEY MILLS	WHITEWRIGHT	YANTIS

**MID-TEX DIVISION
ATMOS ENERGY CORPORATION**

RIDER:	WNA – WEATHER NORMALIZATION ADJUSTMENT	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION UNDER THE RRM TARIFF	
EFFECTIVE DATE:	Bills Rendered on or after 11/01/2018	PAGE:

Provisions for Adjustment

The Commodity Charge per Ccf (100 cubic feet) for gas service set forth in any Rate Schedules utilized by the cities of the Mid-Tex Division service area for determining normalized winter period revenues shall be adjusted by an amount hereinafter described, which amount is referred to as the "Weather Normalization Adjustment." The Weather Normalization Adjustment shall apply to all temperature sensitive residential and commercial bills based on meters read during the revenue months of November through April. The five regional weather stations are Abilene, Austin, Dallas, Waco, and Wichita Falls.

Computation of Weather Normalization Adjustment

The Weather Normalization Adjustment Factor shall be computed to the nearest one-hundredth cent per Ccf by the following formula:

$$WNAF_i = R_i \frac{(HSF_i \times (NDD-ADD))}{(BL_i + (HSF_i \times ADD))}$$

Where

- i = any particular Rate Schedule or billing classification within any such particular Rate Schedule that contains more than one billing classification
- $WNAF_i$ = Weather Normalization Adjustment Factor for the i^{th} rate schedule or classification expressed in cents per Ccf
- R_i = Commodity Charge rate of temperature sensitive sales for the i^{th} schedule or classification.
- HSF_i = heat sensitive factor for the i^{th} schedule or classification divided by the average bill count in that class
- NDD = billing cycle normal heating degree days calculated as the simple ten-year average of actual heating degree days.
- ADD = billing cycle actual heating degree days.
- BL_i = base load sales for the i^{th} schedule or classification divided by the average bill count in that class

The Weather Normalization Adjustment for the j th customer in i th rate schedule is computed as:

$$WNA_j = WNAF_i \times q_{ij}$$

Where q_{ij} is the relevant sales quantity for the j th customer in i th rate schedule.

RIDER:	WNA – WEATHER NORMALIZATION ADJUSTMENT	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION UNDER THE RRM TARIFF	
EFFECTIVE DATE:	Bills Rendered on or after 11/01/2018	PAGE:

Base Use/Heat Use Factors

Weather Station	<u>Residential</u>		<u>Commercial</u>	
	Base use Ccf	Heat use Ccf/HDD	Base use Ccf	Heat use Ccf/HDD
Abilene	9.77	0.1201	99.33	0.5737
Austin	10.38	0.1493	201.46	0.8942
Dallas	13.17	0.2062	183.71	1.0046
Waco	9.26	0.1323	124.57	0.6398
Wichita Falls	11.62	0.1278	114.97	0.5226

Weather Normalization Adjustment (WNA) Report

On or before June 1 of each year, the company posts on its website at atmosenergy.com/mtx-wna, in Excel format, a *Weather Normalization Adjustment (WNA) Report* to show how the company calculated its WNAs factor during the preceding winter season. Additionally, on or before June 1 of each year, the company files one hard copy and an Excel version of the *WNA Report* with the Railroad Commission of Texas' Gas Services Division, addressed to the Director of that Division.

Exhibit B

Pensions and Retiree Medical Benefits

Exhibit C

Amortization of Regulatory Liability

ATMOS ENERGY CORP., MID-TEX DIVISION
RATE BASE ADJUSTMENTS
TEST YEAR ENDING DECEMBER 31, 2017
AMORTIZATION OF REGULATORY LIABILITY

Line No.	Year Ended Dec. 31	Beginning of Year		Annual Amortization (1)	End of Year		Balance as of December 31, 2017
		Rate Base Adjustment Amount	Rate Base Adjustment Amount		Rate Base Adjustment Amount	Rate Base Adjustment Amount	
	(a)	(b)	(c)	(d)	(e)		
1	2017	\$	\$	\$	\$	\$	\$
2	2018	289,813,479	12,075,562	289,813,479	277,737,918	289,813,479	289,813,479
3	2019	277,737,918	12,075,562	277,737,918	265,662,356	277,737,918	277,737,918
4	2020	265,662,356	12,075,562	265,662,356	253,586,795	265,662,356	265,662,356
5	2021	253,586,795	12,075,562	253,586,795	241,511,233	253,586,795	253,586,795
6	2022	241,511,233	12,075,562	241,511,233	229,435,671	241,511,233	241,511,233
7	2023	229,435,671	12,075,562	229,435,671	217,360,110	229,435,671	229,435,671
8	2024	217,360,110	12,075,562	217,360,110	205,284,548	217,360,110	217,360,110
9	2025	205,284,548	12,075,562	205,284,548	193,208,986	205,284,548	205,284,548
10	2026	193,208,986	12,075,562	193,208,986	181,133,425	193,208,986	193,208,986
11	2027	181,133,425	12,075,562	181,133,425	169,057,863	181,133,425	181,133,425
12	2028	169,057,863	12,075,562	169,057,863	156,982,301	169,057,863	169,057,863
13	2029	156,982,301	12,075,562	156,982,301	144,906,740	156,982,301	156,982,301
14	2030	144,906,740	12,075,562	144,906,740	132,831,178	144,906,740	144,906,740
15	2031	132,831,178	12,075,562	132,831,178	120,755,616	132,831,178	132,831,178
16	2032	120,755,616	12,075,562	120,755,616	108,680,055	120,755,616	120,755,616
17	2033	108,680,055	12,075,562	108,680,055	96,604,493	108,680,055	108,680,055
18	2034	96,604,493	12,075,562	96,604,493	84,528,932	96,604,493	96,604,493
19	2035	84,528,932	12,075,562	84,528,932	72,453,370	84,528,932	84,528,932
20	2036	72,453,370	12,075,562	72,453,370	60,377,808	72,453,370	72,453,370
21	2037	60,377,808	12,075,562	60,377,808	48,302,247	60,377,808	60,377,808
22	2038	48,302,247	12,075,562	48,302,247	36,226,685	48,302,247	48,302,247
23	2039	36,226,685	12,075,562	36,226,685	24,151,123	36,226,685	36,226,685
24	2040	24,151,123	12,075,562	24,151,123	12,075,562	24,151,123	24,151,123
25	2041	12,075,562	12,075,562	12,075,562	(0)	12,075,562	12,075,562
26							(0)

Note:

1. The annual amortization of a 24 year recovery period is based on the Reverse South Georgia Method.

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL OF AN ANNUAL SOLE SOURCE CONTRACT FOR DEFIBRILLATOR TECHNICAL SUPPORT SERVICES

RECOMMENDATION: City Council to consider a resolution authorizing an annual sole source contract for defibrillator technical support services with Physio-Control, Inc. for the Fire Department.

FUNDING SOURCE: Funds for this purchase are available in account 100-43465-210-006 (Miscellaneous Equipment Maintenance) for an amount not to exceed \$16,493.

BACKGROUND: The maintenance agreement allows for on-site visual/physical technician inspection and covers any needed repairs throughout the year. It will also cover batteries and discounts on parts and accessories.

Physio-Control, Inc. is the documented sole source support services provider for the LifePak Cardiac Monitor/Defibrillator, Automatic External Defibrillator (AED) devices that are kept in City buildings.

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). The contract is for an initial one-year period with three, one-year renewal options.

Staff recommends approval.

JS/BS

RESOLUTION NO. 2018-073

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO ENTER INTO A SOLE SOURCE CONTRACT FOR DEFIBRILLATOR TECHNICAL SUPPORT SERVICES FOR THE FIRE DEPARTMENT AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Grapevine, Texas is a local government in the State of Texas and as such is empowered by Texas Local Government Code Chapter 252, Subchapter B, § 252.022. General Exemptions (a)(7)(A) to purchase defibrillator technical support services for the Fire Department on a sole source basis; and

WHEREAS, The Fire Department has a need for defibrillator technical support services; and

WHEREAS, Physio-Control, Inc. is the defibrillator technical support services provider for this type of service and support; 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 health, safety, and welfare of the public.

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 as if copied in their entirety.

Section 2. That the City Council of the City of Grapevine authorizes the annual sole source contract with renewals for defibrillator technical support services from Physio-Control, Inc. for an amount not to exceed \$16,493.

Section 3. That the City Manager or his designee is authorized to take all steps necessary to consummate the purchase of said defibrillator technical support services.

Section 4. That this resolution shall take effect from and after the date of its passage.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL OF A RESOLUTION FOR A CONTRACT FOR INFORMATION TECHNOLOGY CUSTOMER SERVICE SUPPORT

RECOMMENDATION: City Council to consider a resolution for a contract for Information Technology customer service support with Doug Keys Services for the Information Technology Department.

FUNDING SOURCE: Funds for this purchase are available in account 100-44540-101-2 (Professional Services) for an amount not to exceed \$30,000.

BACKGROUND: This purchase request is for Information Technology customer service support to assist and provide technical support as-needed in the following areas of the IT Division: customer service requests, completion of IT help desk work orders, user application support, technical support for audio and visual systems during City Council meetings, and imaging and hardware build of new desktop and laptop computers.

Staff recommends approval.

AP/BS

RESOLUTION NO. 2018-074

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PROCURE A PERSONAL SERVICES CONTRACT FOR INFORMATION TECHNOLOGY CUSTOMER SERVICE SUPPORT AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Grapevine, Texas is a local government in the State of Texas and as such is empowered by Texas Local Government Code Chapter 252, Subchapter B, § 252.022. General Exemptions (a) (4) to contract for IT customer service support as a personal service; and

WHEREAS, the City of Grapevine, Texas has a need for information technology customer service support; 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 health, safety, and welfare of the public.

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

Section 1. That all matters stated in the above preamble are true and correct and are incorporated herein as if copied in their entirety.

Section 2. That the City Council of the City of Grapevine authorizes the personal services contract for information technology customer service support from Doug Keys Services for the Information Technology Department for an amount not to exceed \$30,000.

Section 3. That the City Manager or his designee is authorized to take all steps necessary to consummate the contract for said IT customer service support.

Section 4. That this resolution shall take effect from and after the date of its passage.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL TO RENEW A SERVICE CONTRACT FOR DATACENTER SYSTEM AND NETWORK ADMINISTRATION

RECOMMENDATION: City Council to consider the renewal of a service contract for datacenter system and network administration from LEAF TCS for the Information Technology Department.

FUNDING SOURCE: Funds for this purchase are available in account 100-44540-101-002 (Professional Services) for an amount not to exceed \$125,000.

BACKGROUND: This purchase request is to continue a contract for system and network administration services in support of the City of Grapevine Public Safety Building Data Center. LEAF TCS will also provide services to support the City of Grapevine Information Technology Department in its oversight responsibilities on maintenance and administration of physical and virtual information technology infrastructure systems. The functional areas of expertise required include: virtual network system administration and support, datacenter physical network support and maintenance, network infrastructure planning/troubleshooting, and system and network monitoring.

If approved, this will be the first renewal of two, one-year renewal options available.

Staff recommends approval.

AP/BS

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL TO RENEW AN ENTERPRISE LICENSE AGREEMENT FOR GEOGRAPHIC INFORMATION SOFTWARE

RECOMMENDATION: City Council to consider the renewal of an annual sole source contract for geographic information software with ESRI, Inc. for the Information Technology Department.

FUNDING SOURCE: Funds for this purchase are available in account 200-44500-533-1 (Licenses and Fees) for an amount not to exceed \$50,000.

BACKGROUND: This request is to renew an enterprise license agreement to support the software modules that operate as part of the City's Enterprise Geographic Information System. Populations of 50,001 to 100,000 fall under the Small Government Enterprise License Agreement (SGELA) Tier III costing a total of \$50,000 per year. This contract will provide upgrades and technical support to the system. ESRI is the sole source provider of maintenance for this software.

This procurement will be an annual sole source contract in accordance with Local Government Code Chapter 252, Subchapter B, Section 252.022 (a) (7) (A) as approved by City Council in October of 2006.

Staff recommends approval.

BC/BS

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL TO RENEW AN ANNUAL SOLE SOURCE CONTRACT FOR ILS COMPUTER SUPPORT AND SOFTWARE

RECOMMENDATION: City Council to consider the renewal of an annual sole source contract for ILS computer support and software with SIRSI Corporation for the Library.

FUNDING SOURCE: Funds for this purchase are available in account 100-44500-313-1 (Information Technology License and Maintenance Fees) for an amount not to exceed \$50,382.23.

BACKGROUND: The Grapevine Public Library has had an automated computer system since 1998. This renewal is for the SirsiDynix Symphony Library Automation Service. This library automation system is housed and maintained by SIRSI Corporation at their data center.

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). If approved, this will be the final renewal.

Staff recommends approval.

JR/BS

MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL OF A RESOLUTION FOR THE PURCHASE OF A MOBILE LIBRARY

RECOMMENDATION: City Council to consider a resolution authorizing the purchase of a mobile library from Farber Specialty Vehicles for the Library.

FUNDING SOURCE: Funds for this purchase are available in Quality of Life Fund for an amount not to exceed \$312,080.

BACKGROUND: This purchase is for a mobile library that will provide access to library services to children and adults at the neighborhood level. This new service will provide media access to bilingual materials and will give hands-on demonstrations, social interactions such as story time, and access to most information that can be found at the main Library all in the comfort of a climate -controlled environment.

This purchase is for a 2018 Farber Outreach Vehicle based on a 38 foot diesel Freightliner chassis with a Winnebago commercial shell which includes a custom interior providing slanted shelves, table tops, storage bins, mounted monitors inside and out, an outside awning, white board, wiring to accommodate laptop computers, 3D printers, internet, and other technology as needed. There will also be a lift for wheelchairs and books carts to load the materials and a full wrap exterior. The interior design will be coordinated with their engineer as soon as the order is placed to provide a state of the art Mobile Library, engineered and designed to last for years to come and has the capability to conform and adapt to the changing technology of the future.

Delivery time is eight to nine months from placing the order and includes on site training for the drivers. This purchase will provide an extension of Grapevine's Library wealth of knowledge, adventures and resources to those unable to access the main Library. With numerous locations, scheduled dates and times it will be the flagship of what Grapevine is all about, that of education, entertainment and opportunities found in learning and motivation.

This purchase will be made in accordance with an existing interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard) 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 Farber Specialty Vehicles. The Library Director and Purchasing staff reviewed the contract for departmental specification compliance and pricing and determined that the contract would best meet the needs of the City.

Staff recommends approval.

PH/BS

RESOLUTION NO. 2018-075

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE A MOBILE LIBRARY THROUGH AN ESTABLISHED INTERLOCAL AGREEMENT AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Grapevine, Texas is a local government in the State of Texas and as such is empowered by the Texas Local Government Code, Chapter 271 and Texas Government Code, Chapter 791 to enter into an interlocal agreement with other qualified agencies in the State of Texas; and

WHEREAS, The Local Government Purchasing Cooperative (BuyBoard) is a qualified purchasing cooperative program as authorized by Texas Local Government Code, Chapter 271 and Texas Government Code, Chapter 791; and

WHEREAS, the City of Grapevine, Texas has established an interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard) and wishes to utilize established contracts meeting all State of Texas bidding requirements; and

WHEREAS, The Local Government Purchasing Cooperative (BuyBoard) has an established contract No. 538-17, Mobile Command Emergency Management and Bio Terrorist Vehicles, with Farber Specialty Vehicles; and

WHEREAS, the City of Grapevine, Texas has a need to purchase a mobile library for the Library; 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 health, safety, and welfare of the public.

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 City Council of the City of Grapevine authorizes the purchase of a mobile library from Farber Specialty Vehicles through an interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard) for an amount not to exceed \$312,080.

Section 3. That the City Manager or his designee is authorized to take all steps necessary to consummate the purchase of said mobile library.

Section 4. That this resolution shall take effect from and after the date of its passage.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney



MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL OF A RESOLUTION FOR THE SOLE SOURCE PURCHASE OF A PORTABLE FENCE

RECOMMENDATION: City Council to consider a resolution authorizing a sole source purchase of a portable fence from SportaFlex, LLC for the Parks and Recreation Department.

FUNDING SOURCE: Funds for this purchase are available in account 174-74015-312-057 (Fence Replacement) for an amount not to exceed \$44,394.

BACKGROUND: This purchase is for portable fencing to be used at the Oak Grove Softball Complex in order to reduce the field size from three hundred feet to two hundred feet when necessary to accommodate multiple user groups.

The purchase of the portable fence will be made as a sole source purchase from Evans Enterprises in accordance with Local Government Code Chapter 252, Subchapter B, §252.022. General Exemptions (a) (7) (A).

Staff recommends approval.

TS/BS

RESOLUTION NO. 2018-076

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE A PORTABLE FENCE FOR THE PARKE AND RECREATION DEPARTMENT FROM A SOLE SOURCE VENDOR AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Grapevine, Texas is a local government in the State of Texas and as such is empowered by Texas Local Government Code Chapter 252, Subchapter B, § 252.022. General Exemptions (a) (7) (A) to purchase a portable fence for the Parks and Recreation Department on a sole source basis; and

WHEREAS, The Parks and Recreation Department has a need for a new portable fence; and

WHEREAS, SportaFlex, LLC is the sole manufacturer and distributor for this type of portable fence; 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 health, safety, and welfare of the public.

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 as if copied in their entirety.

Section 2. That the City Council of the City of Grapevine authorizes the purchase of portable fence from SportaFlex, LLC for an amount not to exceed \$44,394.

Section 3. That the City Manager or his designee is authorized to take all steps necessary to consummate the purchase of said portable fence.

Section 4. That this resolution shall take effect from and after the date of its passage.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

WORLD OF SPORTS

OS.com

ITEM # 21



Florida Pride



MEMO TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: APPROVAL OF A RESOLUTION FOR THE PURCHASE OF A SCOREBOARD

RECOMMENDATION: City Council to consider a resolution authorizing the purchase of a scoreboard from Olen Williams, Inc. for the Parks and Recreation Department.

FUNDING SOURCE: Funds for this purchase are available in account 174-74015-312-055 (Athletic Field Maintenance) and 174-74015-312-063 (Park Maintenance Projects) for a total amount not to exceed \$50,985.

BACKGROUND: This purchase is to add score boards to the new Oak Grove Softball Complex.

This purchase will be made in accordance with an existing interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard) 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 Olen Williams, Inc. The Parks and Recreation Department and Purchasing staff reviewed the contract for departmental specification compliance and pricing and determined that the contract would best meet the needs of the City.

Staff recommends approval.

TS/BS

RESOLUTION NO. 2018-077

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE A SCOREBOARD THROUGH AN ESTABLISHED INTERLOCAL AGREEMENT AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Grapevine, Texas is a local government in the State of Texas and as such is empowered by the Texas Local Government Code, Chapter 271 and Texas Government Code, Chapter 791 to enter into an interlocal agreement with other qualified agencies in the State of Texas; and

WHEREAS, The Local Government Purchasing Cooperative (BuyBoard) is a qualified purchasing cooperative program as authorized by Texas Local Government Code, Chapter 271 and Texas Government Code, Chapter 791; and

WHEREAS, the City of Grapevine, Texas has established an interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard) and wishes to utilize established contracts meeting all State of Texas bidding requirements; and

WHEREAS, The Local Government Purchasing Cooperative (BuyBoard) has an established contract No. 512-16, Parks and Recreation Equipment and Field Lighting Products and Installation, with Olen Williams, Inc.; and

WHEREAS, the City of Grapevine, Texas has a need to purchase a scoreboard for Oak Grove Park; 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 health, safety, and welfare of the public.

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 City Council of the City of Grapevine authorizes the purchase of a scoreboard from Olen Williams, Inc. through an interlocal agreement with The Local Government Purchasing Cooperative (BuyBoard) for an amount not to exceed \$50,985.

Section 3. That the City Manager or his designee is authorized to take all steps necessary to consummate the purchase of said scoreboard.

Section 4. That this resolution shall take effect from and after the date of its passage.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

APPROVED AS TO FORM:

City Attorney

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 4th day of September, 2018 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
Mike Lease	Council Member
Chris Coy	Council Member
Duff O'Dell	Council Member
Paul Slechta	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 7:01 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. Real property relative to deliberation to the purchase, exchange, lease, sale or value of real property (City facilities, Public Works, the 185 acres, and 420 East College Street) 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 7:03 p.m. The closed session ended at 7:15 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.

Regarding Section 551.072, City Manager Rumbelow requested approval of the bid to purchase the McPherson Farmhouse at 420 East College Street submitted by Grapevine Historic Homes, LLC, authorize the sale, and authorize the City Manager to execute all necessary and associated documents to perfect the sale and to take all other necessary action.

Motion was made to approve the bid to purchase the McPherson Farmhouse at 420 East College Street submitted by Grapevine Historic Homes, LLC, authorize the sale, and authorize the City Manager to execute all necessary and associated documents to perfect the sale and to take all other necessary action.

Motion: Freed

Second: Lease

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

Nays: None

Approved: 7-0

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 7:30 p.m.

REGULAR MEETING

Item 2. Invocation

Council Member Sharron Spencer delivered the invocation.

Item 3. Posting the Colors and the Pledges of Allegiance

Boy Scout Troop 7 posted the colors and led the Pledges of Allegiance.

Item 4. Citizen Comments

There was no one wishing to speak during the citizen comments.

PUBLIC HEARINGS AND RELATED ITEMS

Item 5. City Council to conduct a public hearing relative to single-family dwelling transient units (short term rentals).

Mayor Tate declared the public hearing open.

Assistant City Attorney Matthew C.G. Boyle reported that single-family dwelling transient units are not currently a permitted use under any current City ordinances. Mr. Boyle

described the findings of the observation and study period of single-family dwelling transient rental units that Council and staff have conducted since November 2017. Staff concluded that this use is not consistent with traditional residential uses based on the traditional land use assumptions of suitability, compatibility and neighborhood adjacency. The proposed ordinance clearly defines the definition of “single-family dwelling transient rentals”, provides an exception for traditional residential leaseback arrangements and affirms the existing prohibition on short term rentals in the City’s zoning ordinance.

The following individuals spoke during the public hearing:

Christian Padron, 4337 Greenwood Lane, spoke in support of the proposed ordinance.
Leigh Davis, 3453 Spindle Tree, spoke in support of the proposed ordinance.
Leni Ventlong, 2824 Northwood Street, spoke in opposition to the proposed ordinance.
Linda Morrissey, 1422 Mockingbird Drive, spoke in opposition to the proposed ordinance.
Georgine Muntz, 3808 Hillside Trail, spoke in opposition to the proposed ordinance.
Theresa Muras, 4319 Greenwood Lane, spoke in support of the proposed ordinance.
Blaine Johnson, 2832 Placid Circle, spoke in opposition to the proposed ordinance.
Bill Walsh, 904 Spring Creek Drive, spoke in support of the proposed ordinance.
Lisa Nichols, 420 East Franklin Street, spoke in opposition to the proposed ordinance.
Casey Cogburn, 810 Redbud Lane, spoke in support of the proposed ordinance.
Sandy Michael, 1651 Choteau Court, spoke in opposition to the proposed ordinance.
Crystal Bowling, 1213 Terrace Drive, spoke in opposition to the proposed ordinance.
Lynn Muras, 4319 Greenwood Lane, spoke in support of the proposed ordinance.
Richard Mueller, 1730 Silverside Drive, spoke in opposition to the proposed ordinance.
Kari Perkins, 2161 Wedgewood, spoke in opposition to the proposed ordinance.
Garry Charette, 1910 Everglade Court, spoke in opposition to the proposed ordinance.
Barbara Pukis, 2164 South Winding Creek, spoke in support of the proposed ordinance.
Lucie Muns, 526 Ball Street, spoke in opposition to the proposed ordinance.
John Perrault, 705 North Main Street, spoke in support of the proposed ordinance.
Gus Kuelbs, 813 Water Oak Drive, spoke in support of the proposed ordinance.
Erica Pasvar, 403 Holly Street, spoke in opposition to the proposed ordinance.
Michael Helms, 1734 Anglers Plaza, spoke in opposition to the proposed ordinance.
Robin Cunningham, 3826 Shady Meadow Drive, spoke in opposition to the proposed ordinance.
Ted McIlvain, 1834 Anglers Plaza, spoke in support of the proposed ordinance.
Cheryl Helms, 1734 Anglers Plaza, spoke in opposition to the proposed ordinance.
Dennis Brewer, 1859 Chris Craft Drive, spoke in opposition to the proposed ordinance.
Ellen Brisendine, 1806 Teton Drive, spoke in support of the proposed ordinance.
Victoria Butler, 3543 Red Bird Lane, spoke in support of the proposed ordinance.
Tracy Gilmour, 921 Fall Creek, spoke in support of the proposed ordinance.
Renee Esses, 501 Magnolia Trail, spoke in support of the proposed ordinance.
Allan Paxton, 501 Smith, spoke in opposition to the proposed ordinance.
Andrew Muras, 4319 Greenwood Lane, spoke in support of the proposed ordinance.
Kevin Perkins, 2161 Wedgewood Drive, spoke in opposition to the proposed ordinance.
Tracey Dierolf, 1715 Silverside, spoke in opposition to the proposed ordinance.
Nicole Bender, 1919 Fairfield, spoke in opposition to the proposed ordinance.

Michael Faulkner (on behalf of Dick Jones), 506 Dunn Court, spoke in support of the proposed ordinance.

Paul Trippett, 1308 Wall Street, spoke in opposition to the proposed ordinance.

Jimmy Walton, 1655 Hyland Greens Drive, spoke in opposition to the proposed ordinance.

Josh McDaniel, Texas Realtors Association, spoke in opposition to the proposed ordinance.

Anne Otwell, 4318 Country Lane, spoke in opposition to the proposed ordinance.

Karen Alvarez, 417 N.W. 10th Street #120, Grand Prairie, spoke in opposition to the proposed ordinance.

Bryce Bender, 1919 Fairfield Drive, spoke in opposition to the proposed ordinance.

Michael Stephenson, 933 Water Oak Drive, spoke in support of the proposed ordinance.

William Behrens, 4620 Trevor Trail, spoke in support of the proposed ordinance.

Marsha Wesley, 427 East Texas Street, spoke in opposition to the proposed ordinance.

Richard Helppie-Schmieder, 403 Holly Street, spoke in opposition to the proposed ordinance.

Laura Delin, 2835 Ridgewood Drive, spoke in opposition to the proposed ordinance.

Lyn Wesley, 427 East Texas Street, spoke in opposition to the proposed ordinance.

Bryce Delin, 2835 Ridgewood Drive, spoke in opposition to the proposed ordinance.

Henry Bowling, 1213 Terrace Drive, spoke in opposition to the proposed ordinance.

Julie McCarty, 1972 Casa Loma Court, spoke in opposition to the proposed ordinance.

Doug Nichols, 420 East Franklin Street, spoke in opposition to the proposed ordinance.

Glynda Borkham, 1806 Dunn Street, spoke in support of the proposed ordinance.

Mechelle A. Larson, 1842 Teton Drive, spoke in opposition to the proposed ordinance.

David Cox, 322 East College Street, spoke in support of the proposed ordinance.

Richard Craft, 3584 Twelve Oaks Lane, spoke in support of the proposed ordinance.

Michelle Lumert, 1712 Hood Lane, spoke in opposition to the proposed ordinance.

The following individuals submitted comment cards to record their support of the proposed ordinance, but did not wish to speak:

Hamid Lalani, 4312 Greenwood Lane

Jackie Werblo, 1098 Woodbriar Drive

Robyn Scott, 2804 Greenbrook Court

Bill Brisendine, 1806 Teton Drive

Eva Perrault, 705 North Main Street

William Brown, 809 Red Bud Lane

Pamela Brown, 809 Red Bud Lane

Joe Hanan, 1833 Silverside Drive

Suzanne Pepper, 509 Dunn Court

Bryan Bartlett, 1806 Silverside Drive

Kevin Brosette, 4318 Greenwood Lane

Paul Bergman, 1810 Teton Drive

James D. Long, 4323 Greenwood Lane

Noby and Mari Ortega, 4327 Greenwood Lane

Venita Wyckoff, 1722 Silverside Drive

Gail Brown, 1822 Silverside Drive

Art Brown, 1822 Silverside Drive
Audrey Faulkner, 506 Dunn Court
Gillian Brewer, 1859 Chris Craft Drive
Mary Kay Cooper, 708 Peach Court
Justin Rivera, 802 North Riverside Drive
John Beck, 626 Church
Yolanda Nock, 707 Peach Court
Debbie Barber, 4343 Country Lane
Phillip Wright, 5303 Altacrest Court
Tadd and Rebecca Myers, 5307 Altacrest Court
Joseph Lozano, 713 Premier Place
Chad Hawley, 4311 Country Lane
Paulette Brosette, 4318 Greenwood Lane
Doug and Christian Robinson, 4320 Greenwood Lane
Mark L. Davis, 1814 Autumndale
Lorne K. Kleiss, 4341 Greenwood Lane
Mike and Debi Meek, 1025 Brownstone Drive
Melody Khavari, 3208 Magnolia Court
Aaron and Katie Halverson, 3314 Burninglog Drive
Angela McHugh, 2714 Cardinal Court
C.W. Higgins, 2641 Eagle Drive
Ricki Smith, 4309 Country Lane
William Tasker, 4335 Country Lane
Pat Dougher, 4337 Country Lane
Bethany Toppert, 2160 South Winding Creek Drive
John Butemeyer, 2160 South Winding Creek Drive
Rhonda Lawson, 716 Peach Court
Ralph Novak, 323 Turner Road
Lindle O'Neil, 513 Dooley Court
John Cogburn, 810 Redbud Lane
James O'Neil, 513 Dooley Court
Tom Gilmour, 921 Fall Creek
Martha Fussell, 500 Dooley Court
Maureen Moriarty, 4324 Greenwood Lane
Natalie and Gant Walden, 4325 Greenwood Lane
Brent Davis, 4330 Greenwood Lane

The following individuals submitted comment cards to record their opposition to the proposed ordinance, but did not wish to speak:

Diana Cammarata, 405 Smith Street
Ron Wentling, 705 Peach Court
Lisa L. Nichols, 420 East Franklin Street
Pam Holt, 1111 Main Street
Suzie Brennan, 501 Smith Street
Nancy and Don Shannon, 1713 Anglers Plaza
Tiny Chacko, 1208 Cedar Valley Drive, Irving, Texas

Fred McCarty, 1971 Casa Loma
Suvi Raisanen, 405 Smith Street
Troy L. Burchfield, 411 Turner Road
Dave Bereuter, 507 Smith Street
Rose Paxton, 501 Smith Street
Marci Junge, 209 Ivy Glen Drive
Glenda Foster, 820 Spring Creek Drive
Colleen Burchfield, 411 Turner Road
Penelope Fongers, 925 South Main Street #3341
Ihristi Novak, 323 Turner Road
Cyndia Moore, 2153 South Winding Creek Drive
Lisa Charette, 1910 Everglade Court
Becki Ulmer, 1107 South Pine Street
Chris Bader, 1904 Casa Loma
Penny G. DeVrou Brackett, 2704 Warwick Way
Melinda D. Otwell, 4318 Country Lane
Carmen Drew, 2005 Willow Court
Eric Eicher, 305 Smith Street
Cynthia Eicher, 305 Smith Street
Cindy and Gary Jones, 1819 Branch Hollow

Motion was made to close the public hearing.

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

Item 6. Consider **Ordinance No. 2018-065**, adopting a new article VI to Chapter 14 of the City Code of Ordinances regarding single-family dwelling transient rentals, and take any necessary action.

Assistant City Attorney Boyle and City Manager Rumbelow answered questions from Council.

Council discussed this item. Council directed staff to determine an appropriate grace period for education and enforcement.

Motion was made to approve Ordinance No. 2018-065, adopting a new article VI to Chapter 14 of the City Code of Ordinances regarding single-family dwelling transient rentals.

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

ORDINANCE NO. 2018-065

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ADOPTING A NEW ARTICLE VI TO CHAPTER 14 OF THE CODE OF ORDINANCES REGARDING SINGLE-FAMILY DWELLING TRANSIENT RENTALS; REPEALING CONFLICTING ORDINANCES; PROVIDING A PENALTY; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE

Item 7. City Council to conduct a public hearing to consider adoption of a tax increase and take any necessary action.

Mayor Tate declared the public hearing open.

Chief Financial Officer Greg Jordan presented this item to Council. Mr. Jordan stated the tax rate will remain flat at \$0.289271 per \$100 valuation.

Mayor Tate stated that in accordance with state law, this item is the second of two public hearings on the proposed tax increase. Because the proposed tax rate (\$0.289271 per \$100) exceeds the effective tax rate (\$0.272565 per \$100), the law requires that the City Council hold two public hearings on the proposal. The first public hearing was held August 21, 2018. City Council will vote on the tax rate during the Regular Meeting on September 18, 2018 at 7:30 p.m. in the Council Chambers in City Hall at 200 South Main Street, Grapevine, Texas.

Becki Ulmer, 1107 South Pine Street, submitted a comment card declaring her opposition to the proposed tax increase.

Motion was made to close the second public hearing to consider adoption of a tax increase and take any necessary action.

Motion: Coy

Second: Slechta

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

Nays: None

Approved: 7-0

PRESENTATIONS

Item 8. Mayor Tate to present a proclamation to the Tarrant Area Food Bank declaring September "Hunger Action Month".

This item was not presented.

Item 9. Joe and Christine Szymaszek to present information regarding the 32nd Annual GrapeFest.

This item was not presented.

NEW BUSINESS

Item 10. Consider the Guaranteed Maximum Price with AUI Partners, LLC for the remodel of Fire Stations 1 and 4, and take any necessary action.

Fire Chief Darrell Brown presented this item to Council. The Guaranteed Maximum Price for AUI Partners, LLC to remodel of Fire Stations 1 and 4 shall not exceed \$5,441,294. The total construction budget for Station 1 is \$3,365,285 and the construction budget for Station 4 is \$2,076,009.

Motion was made to approve the Guaranteed Maximum Price with AUI Partners for the remodel of Fire Stations 1 and 4.

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

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. 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 11. Consider the mid-year appointment of Morgan Nichols to the Parks and Recreation Board.

Council Member Slechta recommended appointing Morgan Nichols to fill the unexpired term on the Parks and Recreation Board.

Motion was made to approve the consent agenda as presented.

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

Item 12. Consider changing the time of the October 2, 2018 City Council meeting to 5:30 p.m. to allow the City Council to attend neighborhood National Night Out functions.

City Secretary Tara Brooks recommended approval of the October 2, 2018 meeting time to 5:30 p.m.

Motion was made to approve the consent agenda as presented.

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

Item 13. Consider **Resolution No. 2018-066** authorizing an annual contract for Laserfiche support services with MCCi, LLC.

City Secretary Brooks recommended approval of the annual contract for Laserfiche support services with MCCi, LLC in an amount of \$48,027.

Motion was made to approve the consent agenda as presented.

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

RESOLUTION NO. 2018-066

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE LASERFICHE SUPPORT SERVICES THROUGH AN ESTABLISHED INTERLOCAL PARTICIPATION AGREEMENT AND PROVIDING AN EFFECTIVE DATE

Item 14. Consider the renewal of an annual sole source contract for multimedia services with Swagit Productions, LLC for streaming and recording of City meetings.

City Secretary Brooks recommended the renewal of the contract for streaming and recording of meetings with Swagit Productions in an amount of \$16,200.

Motion was made to approve the consent agenda as presented.

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

Item 15. Consider the renewal of annual contracts for temporary employment services with Abacus Corporation and Temporaries of Texas, Inc.

Human Resources Director Rachel Huitt recommended the renewal of the temporary employment services contracts in an amount not to exceed \$500,000.

Motion was made to approve the consent agenda as presented.

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

Item 16. Consider the renewal of an annual sole source contract for managed data storage services with One Safe Place Media Corporation.

Chief Technology Officer Tessa Allberg recommended approval of the sole source contract for managed data storage services in an amount not to exceed \$22,056.

Motion was made to approve the consent agenda as presented.

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

Item 17. Consider the award of RFB 478-2018 for FM2499 Landscape Enhancements Phase IV to Cole Construction, Inc. and **Ordinance No. 2018-066** appropriating funds.

Parks and Recreation Director Kevin Mitchell recommended approval of the award of bid to Cole Construction for FM2499 landscape enhancements. The total cost of the project is estimated at \$539,986, of which the Texas Department of Transportation will provide funding for \$300,000. The proposed ordinance will appropriate the City's share of \$239,986 into the Quality of Life fund.

Motion was made to approve the consent agenda as presented.

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

ORDINANCE NO. 2018-066

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS; APPROPRIATING \$239,986 IN

THE QUALITY OF LIFE FUND FOR THE FARM TO MARKET ROAD 2499 LANDSCAPE ENHANCEMENTS PHASE IV PROJECT; TRANSFERRING \$239,986 FROM THE QUALITY OF LIFE FUND TO THE GRANT FUND; AND APPROPRIATING \$539,986 IN THE GRANT FUND FOR THE FARM TO MARKET ROAD 2499 LANDSCAPE ENHANCEMENTS PHASE IV PROJECT AND PROVIDING AN EFFECTIVCE DATE

Item 18. Consider **Resolution No. 2018-067** authorizing the purchase of a Christmas tree from Inception Marketing.

Parks and Recreation Director Mitchell recommended approval of the purchase of a thirty-foot Christmas tree for an amount not too exceed \$46,463.

Motion was made to approve the consent agenda as presented.

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

RESOLUTION NO. 2018-067

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE OF A CHRISTMAS TREE THROUGH AN ESTABLISHED INTERLOCAL AGREEMENT AND PROVIDING AN EFFECTIVE DATE

Item 19. Consider the renewal of an annual sole source contract for digital evidence management services with TASER International, Inc.

Police Chief Mike Hamlin recommended approval of the contract for digital evidence management services to store digital video evidence obtained through the use of body worn cameras for an amount not to exceed \$118,466.

Motion was made to approve the consent agenda as presented.

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

Item 20. Consider the renewal of an annual contract for law enforcement uniform cleaning services with Grapevine Cleaners for the Police Department.

Police Chief Hamlin recommended approval of the renewal of the annual contract for law enforcement uniform cleaning services for an estimated amount of \$25,000.

Motion was made to approve the consent agenda as presented.

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

Item 21. Consider **Resolution No. 2018-068** authorizing annual contracts for the purchase of law enforcement uniforms with Galls, LLC as primary vendor and C&G Wholesale as secondary vendor.

Police Chief Hamlin recommended approval of the contracts for the purchase of uniforms in an estimated amount of \$100,000.

Motion was made to approve the consent agenda as presented.

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

RESOLUTION NO. 2018-068

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE LAW ENFORCEMENT UNIFORMS THROUGH AN ESTABLISHED INTERLOCAL PARTICIPATION AGREEMENT AND PROVIDING AN EFFECTIVE DATE

Item 22. Consider the award of Request for Qualifications 427-2018 for the Architectural Design Services for the Golf Course Clubhouse and Pavilion with Thiel and Thiel, Inc.

Public Works Director Bryan Beck recommended approval of the award of the Request for Qualifications for the Architectural Design Services for an estimated amount of \$396,000. The project was approved in the 2017 Bond election to allow for the construction, improvements and furnishing of a multi-use facility and clubhouse at the Grapevine Municipal Golf Course.

Motion was made to approve the consent agenda as presented.

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

Nays: None
Approved: 7-0

Item 23. Consider **Resolution No. 2018-069** authorizing the purchase of a truck from Freightliner of Austin for the Public Works Department.

Public Works Director Beck recommended approval of the purchase of an asphalt distributor truck for an amount of \$183,217.

Motion was made to approve the consent agenda as presented.

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

RESOLUTION NO. 2018-069

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE CITY MANAGER OR THE CITY MANAGER'S DESIGNEE TO PURCHASE A TRUCK THROUGH AN ESTABLISHED INTERLOCAL AGREEMENT AND PROVIDING AN EFFECTIVE DATE

Item 24. Consider **Resolution No. 2018-070** approving the Tarrant County contract with Reyes Group for the 43rd Year Community Development Block Grant street reconstruction project.

Public Works Director Beck recommended approval of the resolution approving the Tarrant County contract with the Reyes Group for the 43rd Year Community Development Block Grant which includes the reconstruction of the 300 block of South Ruth Street (from Texas Street to Worth Street). The City's portion of the project is estimated at \$228,140.

Motion was made to approve the consent agenda as presented.

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

Item 25. Consider the award of the construction service contract with Red River Construction, Inc. for construction of chemical processing improvements at the Water Treatment Plant and **Ordinance No. 2018-067** amending the Fiscal Year 2018 Capital Budget.

Public Works Director Beck recommended approval of the award of the construction service contract with Red River Construction, Inc. for chemical processing improvements

at the Water Treatment Plant. The planned improvements, for an estimated cost of \$1,233,428, include a chlorine dry scrubbing unit and monitors, a new ammonia tank system, and building and electrical control improvements.

Motion was made to approve the consent agenda as presented.

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

RESOLUTION NO. 2018-070

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, APPROVING THE 43RD YEAR COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM PROJECT CONTRACTOR AND CONTRACT PRICE AND PROVIDING AN EFFECTIVE DATE

Item 26. Consider **Ordinance No. 2018-068** amending Chapter 25, Utilities and Services, Article III, Solid Waste Disposal, Section 25-97, Service Rate - Schedules to reflect adjustments to the commercial and residential solid waste and recycling collection rates.

Public Works Director Beck recommended approval of the amendment to Chapter 25, Article III, Section 25-97 regarding solid waste service rates. The City's solid waste and recycling franchisee, Republic Services, has requested a rate adjustment of 3.10% to be effective October 1, 2018. The adjustment will result in a \$0.43 monthly increase for residential service from \$13.87 to \$14.30.

Motion was made to approve the consent agenda as presented.

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

ORDINANCE NO. 2018-068

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS AMENDING THE GRAPEVINE CODE OF ORDINANCES, CHAPTER 25 UTILITIES AND SERVICES, ARTICLE III SOLID WASTE DISPOSAL, SECTION 25-97 SERVICE RATES - SCHEDULES; PROVIDING A SEVERABILITY CLAUSE; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 27. Consider the renewal of annual contracts for aggregate materials with Big Sandy Sand, DFW Materials, Liberty Sand and Gravel and Martin Marietta Materials.

Public Works Director Beck recommended approval of the annual contracts for aggregate materials to be purchased on an as-needed basis for an estimated annual amount of \$150,000.

Motion was made to approve the consent agenda as presented.

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

Item 28. Consider the minutes of the August 21, 2018 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: Lease
Second: Rogers
Ayes: Tate, Freed, Rogers, Lease, Coy, O'Dell, and Slechta
Nays: None
Approved: 7-0

ADJOURNMENT

Motion was made to adjourn the meeting at 11:05 p.m.

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

Passed and approved by the City Council of the City of Grapevine, Texas on this the 18th day of September, 2018.

APPROVED:

William D. Tate
Mayor

ATTEST:

Tara Brooks
City Secretary

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

FROM: BRUNO RUMBELOW, CITY MANAGER *BR*

MEETING DATE: SEPTEMBER 18, 2018

SUBJECT: FINAL PLAT APPLICATION
LOT 1, BLOCK 1, TREVINO ADDITION

PLAT APPLICATION FILING DATE.....September 11, 2018

APPLICANT Nicholas Trevino

REASON FOR APPLICATION Platting unplatted property

PROPERTY LOCATION732 North Dove Road

ACREAGE..... 0.5087 acres

ZONING R-12.5

NUMBER OF LOTS One (1) Lot

PREVIOUS PLATTINGNo

CONCEPT PLANNo

SITE PLAN.....No

OPEN SPACE REQUIREMENT.....No

AVIGATION RELEASE Yes

PUBLIC HEARING REQUIREDNo

**PLAT INFORMATION SHEET
FINAL PLAT APPLICATION
LOT 1, BLOCK 1, TREVINO ADDITION**

I. GENERAL:

- The applicant, Nicholas Trevino is final platting 0.5087 acres of unplatted land into one (1) residential lot. The property is located at 732 North Dove Road.

II. STREET SYSTEM:

- The development has access to Dove Road.
- Abutting roads: on the City Thoroughfare Plan: Dove Road
 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 checked="" 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: All perimeter roads constructed to Master Thoroughfare Plan Standard.

Developer/Owner will be responsible to escrow money or construct 5-foot sidewalk along Dove Road.

III. STORM DRAINAGE SYSTEM:

- The site drains east toward the creek which ultimately flows to the lake.
- 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 1, Block 1, Trevino Addition
- Water and Wastewater Impact Fees are due prior to the issuance of building permits for:
 - 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 1, Block 1, Trevino Addition
- Open Space Fees are due prior to the issuance of building permits and/or any 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 1, Block 1, Trevino Addition."

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 21st August 2018 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
Monica Hotelling	Member
Jimmy Fechter	Member
Beth Tiggelaar	Member
Dennis Luers	Member
Robert Rainwater	Alternate
Traci Hutton	Alternate

constituting a quorum with B J Wilson and Gary Martin 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 1.

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

CU18-19 Westwood Partners

Chairman Oliver closed the Briefing Session at 7:14 p.m.

JOINT PUBLIC HEARINGS

Mayor Pro-Tem Freed called the meeting to order at 7:30 p.m. in the City Council Chambers. Items 2-3 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 9:03 p.m.

ITEM 4. CONDITIONAL USE REQUEST CU18-19 WESTWOOD PARTNERS

First for the Commission to consider and make recommendation to City Council was conditional use application CU18-19 submitted by Westwood Partners for property located at 801 and 1001 East Northwest Highway and proposed to be platted as Lots 2R, 3R, 4-7, Opryland Second Addition. The applicant was requesting a conditional use permit to establish a planned commercial center for the development of an office complex and a convenience store with gasoline sales, a car wash, a restaurant with outside dining along with the possession, storage, retail sales, and off-premise consumption of alcoholic beverages (beer and wine only).

Discussion was held regarding the best use of the property. Dennis Luers moved to approve conditional use application CU18-19 with the condition that the Ruth Wall Road drive access shall be right in, right out with no median break. The complete sidewalk/trail shall be constructed during Phase 1. The gas canopy shall use the "Tan" option with company logo only. Theresa Hutton seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Hotelling, Luers and Hutton
Nays: Fechter, Tiggelaar and Rainwater

ITEM 5. FINAL PLAT – LOTS 2R, 3R, 4-7, OPRYLAND SECOND 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 2R, 3R, 4-7, Opryland Addition. The applicant was final platting 11.34 acres for a multiuse planned commercial center.

In the Commission's deliberation session, Dennis Luers moved to approve the Statement of Findings and Final Plat Application of Lots 2R, 3R, 4-7, Opryland Addition. Monica Hotelling seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Wilson, Fechter, Martin, Luers, Rainwater and Hutton
Nays: Tiggelaar

ITEM 6. CONSIDERATION OF MINUTES

Next for the Commission to consider were the minutes of the July 17, 2018, Planning and Zoning Public Hearing.

Dennis Luers moved to approve the July 17, 2018 Planning and Zoning Public Hearing minutes. Jimmy Fechter seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Fechter, Tiggelaar, Luers, Rainwater and Hutton
Nays: None
Abstain: Hotelling

ADJOURNMENT

With no further business to discuss, Jimmy Fechter moved to adjourn the meeting at 7:41 p.m. Dennis Luers seconded the motion, which prevailed by the following vote:

Ayes: Oliver, Hotelling, Fechter, Tiggelaar, Luers, Rainwater and Hutton
Nays: None

PASSED AND APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF GRAPEVINE, TEXAS ON THIS THE 18TH DAY OF SEPTEMBER 2018.

APPROVED:

CHAIRMAN

ATTEST:

PLANNING TECHNICIAN