



CITY OF GRAPEVINE, TEXAS  
REGULAR JOINT MEETING OF  
CITY COUNCIL AND PLANNING AND ZONING COMMISSION  
TUESDAY, FEBRUARY 19, 2019

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

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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  
7:30 p.m. Joint Regular Meeting – City Council Chambers

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**CALL TO ORDER: 6:45 p.m.** – City Council Chambers

**EXECUTIVE SESSION:**

1. City Council to recess to the City Council Conference Room to conduct a closed session relative to:
  - A. Consultation with and legal advice from the City Attorney regarding pending litigation (Morrissey, et al. v. Grapevine – Cause No. 348-303736-18), 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 Jim Fechter

## JOINT PUBLIC HEARINGS

3. Conditional Use Permit **CU18-21** (Grapevine Soccer Complex) and **Final Plat** of Lot 1, Block 1, Grapevine Soccer Complex – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Holtman Designworks, Inc. requesting a conditional use permit to allow for the development of a soccer field complex with stadium lighting. The subject property is located at 3451 Foxfire Lane and is currently zoned “RA” Recreational Amusement District.
4. Conditional Use Permit **CU19-01** (The Novus Academy) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by T. Howard and Associates requesting a conditional use permit to allow a private school. The subject property is located at 3400 William D. Tate Avenue and is currently zoned “CC” Community Commercial District. **The applicant has requested to table this item to the March 19, 2019 meeting.**
5. Conditional Use Permit **CU19-02** (The Shops at Grapevine Crossing) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Billingsley Company requesting to amend the previously approved site plan of CU18-08 (Ordinance No. 2018-37) for a master site development plan specifically to amend the square footage and elevations of the previously approved retail space, provide for additional on-premise signage, and allow for gasoline sales and off-premise consumption of alcoholic beverages (beer and wine only) in conjunction with a convenience store. The subject property is located at 3540, 3550 and 3580 North Grapevine Mills Boulevard and is currently zoned “CC” Community Commercial District.
6. Special Use Permit **SU18-04** (Oncor Vineyard Switching Station) and **Preliminary Plat** for Lot 1R, Block 1 and Lots 1 and 2, Block 2, Airport Crossing JV Wells (Vineyard Switch Addition) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Oncor requesting a special use permit to allow a public utility distribution and equipment facility. The subject property is located at 1057 Texan Trail and is currently zoned “CC” Community Commercial District.
7. **AM19-01** Amendments to Comprehensive Zoning Ordinance No. 82-73 – City Council and Planning and Zoning Commission to conduct a public hearing to consider amendments and changes to the Comprehensive Zoning Ordinance, No. 82-73, same being Appendix D regarding the addition of Section 41B Transit District Overlay and any other additions, deletions, or changes to various sections, articles and provisions contained in said Ordinance No. 82-73.
8. **Final Plat** of Lots 1-5, Block 1R, Kimball Glen – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Briar Pointe, LP requesting to replat Lots 1 and 2, Block 1, Kimball Glen and

0.546 acres of unplatted land. The subject property is located at 2114, 2310 and 2316 North Kimball Road and is currently zoned "R-7.5" Single Family District.

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

9. 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.

### NEW BUSINESS

10. Consider **Resolution No. 2019-010** authorizing the City Manager to submit the Cotton Belt Trail Corridor project in response to the 2019 NCTCOG Transportation Alternatives Set-Aside Program, **Ordinance No. 2019-009** appropriating funds, and take any necessary action.

### CONSENT AGENDA

Consent items are deemed to need little Council deliberation and will be acted upon as one business item. Any member of the City Council or member of the audience may request that an item be withdrawn from the consent agenda and placed before the City Council for full discussion. Approval of the consent agenda authorizes the City Manager, or his designee, to implement each item in accordance with Staff recommendations.

11. Consider the renewal of an annual contract for the purchase of office supplies with Office Depot, Inc. Chief Financial Officer recommends approval.
12. Consider **Resolution No. 2019-011** authorizing an Interlocal Agreement with the Region 14 Education Service Center to purchase various goods and services. Chief Financial Officer recommends approval.
13. Consider **Resolution No. 2019-012** authorizing the purchase of Meraki security licenses from General Datatech, L.P. Chief Technology Officer recommends approval.
14. Consider **Resolution No. 2019-013** authorizing the purchase of VMware support services from SHI Government Solutions. Chief Technology Officer recommends approval.

15. Consider the renewals of the annual contracts for masonry services with Chibli Stone Works, Inc.; Caststone Solutions Co.; and Austin Masonry Construction. Parks and Recreation Director recommends approval.
16. Consider **Resolution No. 2019-014** authorizing the purchase and installation of new gym flooring for The REC from Ponder Company, Inc. Parks and Recreation Director and Public Works Director recommend approval.
17. Consider **Resolution No. 2019-015** authorizing the purchase of two Ford trucks from Sam Pack's Five Star Ford for the Fire Department. Public Works Director and Fire Chief recommend approval.
18. Consider **Resolution No. 2019-016** authorizing the purchase of a Ford Escape from Sam Pack's Five Star Ford for the Police Department. Public Works Director and Police Chief recommend approval.
19. Consider the purchase of Performo asset performance and maintenance software for the Facility Services Department from Wizard Software Solutions. Public Works Director recommends approval.
20. Consider the award of an informal request for quote for a gate valve from Legacy Contracting, L.P. Public Works Director recommends approval.
21. Consider the minutes of the February 5, 2019 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

22. **Preliminary Plat** of Lots 1-5 Block 1, and Lots 1-5, Block 2, Grapevine Hill Addition – Consider the application submitted by ANA Consultants, LLC requesting to plat ten residential lots. The subject property is located at 409 North Dooley Street and is zoned “R-5.0” Zero Lot Line District. **This item was tabled from the January 15, 2019 meeting.**
23. **Final Plat** of Lots 1-5, Block 1 and Lots 1-5, Block 2, Grapevine Hill Addition – Consider the application submitted by ANA Consultants, LLC requesting to plat ten residential lots. The subject property is located at 409 North Dooley Street and is zoned “R-5.0” Zero Lot Line District. **This item was tabled from the January 15, 2019 meeting.**

24. Conditional Use Permit **CU18-21** (Grapevine Soccer Complex) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2019-004**, if applicable, and take any necessary action.
25. **Final Plat** of Lot 1, Block 1, Grapevine Soccer Complex – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.
26. Conditional Use Permit **CU19-01** (The Novus Academy) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2019-005**, if applicable, and take any necessary action. **The applicant has requested to table this item to the March 19, 2019 meeting.**
27. Conditional Use Permit **CU19-02** (The Shops at Grapevine Crossing) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2019-006**, if applicable, and take any necessary action.
28. Special Use Permit **SU18-04** (Oncor Vineyard Switching Station) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2019-007**, if applicable, and take any necessary action.
29. **Preliminary Plat** for Lot 1R, Block 1 and Lots 1 and 2, Block 2, Airport Crossing JV Wells (Vineyard Switch Addition) – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.
30. **AM19-01** Amendments to Comprehensive Zoning Ordinance No. 82-73 – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2019-008**, if applicable, and take any necessary action.
31. **Final Plat** of Lots 1-5, Block 1R, Kimball Glen – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.
32. **Preliminary Plat** of Lots 1-8, Block 1, Statham Estates – Consider the application submitted by Steve Homeyer requesting to plat eight residential lots. The subject property is located at 315 North Main Street and is zoned “R-5.0” Zero Lot Line District.
33. **Final Plat** of Lots 1-8, Block 1, Statham Estates – Consider the application submitted by Steve Homeyer requesting to plat eight residential lots. The subject property is located at 315 North Main Street and is zoned “R-5.0” Zero Lot Line 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 February 15, 2019 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.



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REGULAR PLANNING AND ZONING COMMISSION MEETING  
TUESDAY, FEBRUARY 19, 2019

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

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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

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**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 Jim Fechter

**JOINT PUBLIC HEARINGS**

3. Conditional Use Permit **CU18-21** (Grapevine Soccer Complex) and **Final Plat** of Lot 1, Block 1, Grapevine Soccer Complex – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Holtman Designworks, Inc. requesting a conditional use permit to allow for the development of a soccer field complex with stadium lighting. The subject property is located at 3451 Foxfire Lane and is currently zoned “RA” Recreational Amusement District.
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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

#### OLD BUSINESS

9. **Preliminary Plat** of Lots 1-5, Block 1 and Lots 1-5, Block 2, Grapevine Hill Addition – Consider the application and make a recommendation to City Council regarding the request submitted by Osama Nashed with ANA Consultants, LLC requesting to plat ten residential lots. The subject property is located at 409 North Dooley Street and is zoned "R-5.0" Zero Lot Line District. **This item was tabled from the January 15, 2019 meeting.**
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## NEW BUSINESS

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19. **Preliminary Plat** of Lots 1-8, Block 1, Statham Estates – Consider the application submitted by Steve Homeyer requesting to plat eight residential lots and make a recommendation to Council. The subject property is located at 315 North Main Street and is zoned “R-5.0” Zero Lot Line District.
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21. Consider the minutes of the January 15, 2019 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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