

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 20th day of July, 2021 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
Chris Coy	Council Member
Duff O'Dell	Council Member
Paul Slechta	Council Member
Leon Leal	Council Member

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

Larry Oliver	Chairman
Monica Hotelling	Member
Beth Tiggelaar	Member
Traci Hutton	Member
David Hallberg	Alternate Member
Jason Parker	Alternate Member

constituting a quorum, with Vice Chairman BJ Wilson, and Commission Members Jim Fechter and Dennis Luers being absent, and the following members of the City Staff:

Bruno Rumbelow	City Manager
Jennifer Hibbs	Assistant City Manager
Matthew C.G. Boyle	City Attorney
Tara Brooks	City Secretary

Call to Order

Mayor Tate called the meeting to order at 7:30 p.m. in the City Council Chambers.

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 of the purchase, exchange, lease, sale or value of real property (City facilities, Public Works (Jones Street

extension, Northwest Highway parking and Camelot Addition), and the 185 acres) pursuant to Section 551.072, Texas Government Code.

- B. Conference with City Manager and Staff to discuss and deliberate commercial and financial information received from business prospects the City seeks to have locate, 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 7:02 p.m. The closed session ended at 7:25 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.

City Manager Bruno Rumbelow stated no action was necessary.

## **REGULAR MEETING**

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

### Item 2. Invocation and Pledge of Allegiance

Commissioner Beth Tiggelaar delivered the Invocation and led the Pledge of Allegiance.

## JOINT PUBLIC HEARINGS

### Item 3. Zoning Change Application **Z21-04** (2627 Briarwood Drive)

Mayor Tate declared the public hearing opened.

Development Services Assistant Director Ron Stombaugh reported the applicant, the City of Grapevine, was requesting to rezone 0.360 acres from "GU" Governmental Use District to "R-7.5" Single Family District to convert a decommissioned fire station to a residential structure.

No one spoke during the public hearing. There were two letters of support provided to the Commission and Council.

Motion was made to close the public hearing.

Motion: Tiggelaar  
Second: Hotelling  
Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Hallberg and Parker  
Nays: None  
Approved: 6-0

Motion was made to close the public hearing.

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

Item 4. Conditional Use Permit **CU21-10** (Buzzed Bull Creamery)

Mayor Pro Tem Freed abstained from this item and filed an Affidavit of Conflict of Interest with the City Secretary.

Mayor Tate declared the public hearing opened.

Development Services Assistant Director Stombaugh reported the applicant, Buzzed Bull Creamery, was requesting a conditional use permit to allow for the possession, storage, retail sale and on-premise and off-premise consumption of alcoholic beverages (beer, wine and mixed beverages) in conjunction with an ice cream shop. The subject property is located at 419 South Main Street and is currently zoned "CBD" Central Business District.

Applicants Paula and Stephen Erye presented this item and answered questions from the Commission and Council.

City Attorney Matthew C.G. Boyle answered questions from Council.

Marsha Wesley, 427 East Texas Street, Grapevine spoke in opposition to this item. There was no correspondence to report.

Motion was made to close the public hearing.

Motion: Hotelling  
Second: Parker  
Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Hallberg and Parker  
Nays: None  
Approved: 6-0

Motion was made to close the public hearing.

Motion: O'Dell  
Second: Slechta  
Ayes: Tate, Rogers, Coy, O'Dell, Slechta and Leal  
Nays: None  
Abstains: Freed  
Approved: 6-0-1

Item 5. Conditional Use Permit **CU21-11** (Landon Winery)

Mayor Pro Tem Freed abstained from this item and filed an Affidavit of Conflict of Interest with the City Secretary.

Mayor Tate declared the public hearing opened.

Development Services Assistant Director Stombaugh reported the applicant, Robert Landon, was requesting a conditional use permit to amend the previously approved site plan of CU14-38 (Ordinance No. 2014-58) to allow for the possession, storage, retail sales, on-premise and off-premise consumption of alcoholic beverages (wine only) in conjunction with a winery, specifically to allow the addition of an outdoor patio. The subject property is located at 415 South Main Street and is currently zoned "CBD" Central Business District.

Applicant Bob Landon answered questions from the Commission and Council.

No one spoke during the public hearing and there was no correspondence to report.

Motion was made to close the public hearing.

Motion: Parker  
Second: Hallberg  
Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Hallberg and Parker  
Nays: None  
Approved: 6-0

Motion was made to close the public hearing.

Motion: O'Dell  
Second: Coy  
Ayes: Tate, Coy, Rogers, O'Dell, Slechta and Leal  
Nays: None  
Abstains: Freed  
Approved: 6-0-1

Item 6. Conditional Use Permit **CU21-12** (Rock and Brews) and **CU21-13** (Velvet Taco) and **Final Plat** of Lots 1R3, 2 and 3, Block 1R, Payton-Wright Addition

Mayor Tate declared the public hearing opened.

Development Services Assistant Director Stombaugh reported the applicant, ClayMoore Engineering, was requesting a conditional use permit to establish a planned commercial center to allow for the possession, storage, retail sale and on-premise and off-premise consumption of alcoholic beverages (beer, wine and mixed beverages), outdoor dining, outdoor speakers and five pylon signs in conjunction with two restaurants and a replat of Lot 1R2, Block 1R, Payton-Wright Addition. The subject property is located at 440 West State Highway 114 and is currently zoned "HC" Highway Commercial District.

Applicant Brett Anz presented this item and answered questions from the Commission and Council.

Dana Meehan with Velvet Taco answered questions from the Commission and Council. Clay Christy with Clay Engineering answered questions from the Council.

Development Services Assistant Director Stombaugh answered questions from Council.

No one spoke during the public hearing. There was one letter in opposition provided to the Commission and Council.

Motion was made to close the public hearing.

Motion: Parker  
Second: Hutton  
Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Hallberg and Parker  
Nays: None  
Approved: 6-0

Motion was made to close the public hearing.

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

Item 7. Conditional Use Permit **CU21-14** and Planned Development Overlay **PD21-02** (Crave Delivery)

Mayor Tate declared the public hearing opened.

Development Services Assistant Director Stombaugh reported the applicant, Kimley Horn, was requesting a conditional use permit to allow for the possession, storage, retail sale and off-premise consumption of alcoholic beverages (beer, wine and mixed beverages) in conjunction with a commercial kitchen and a planned development overlay to allow for the overnight parking of delivery vehicles. The subject property is located at 2850 State Highway 121 and is currently zoned "CC" Community Commercial District.

Applicant Shannon Bloemker presented this item and answered questions from the Commission and Council.

No one spoke during the public hearing and there was no correspondence to report.

Motion was made to close the public hearing.

Motion: Parker  
Second: Hallberg  
Ayes: Oliver, Hotelling, Tiggelaar, Hutton, Hallberg and Parker

Nays: None  
Approved: 6-0

Motion was made to close the public hearing.

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

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

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

#### Item 8. Citizen Comments

No one spoke during citizen comments.

#### OLD BUSINESS

#### Item 9. Consider appointments of members to the City's Boards and Commissions and take any necessary action.

This item was tabled at the July 6, 2021 meeting.

Motion was made to accept the recommendation of Parks and Recreation Director Kevin Mitchell to appoint members to the Board of the Friends of Grapevine Baseball and Softball to include Kevin McNamara (Chair), Mike Richmond (Vice Chair), Christian Ross (Treasurer), Thomas McMahon (Secretary), Francis Jensen, Jarvis Boyd, Breon Dennis, and Jerry Coburn.

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

Motion was made to appoint Dr. Jason Steinle (Veterinarian), Kristina Valentine (Animal Shelter Staff), Corey Price (Animal Welfare Representative), Nancy Snyder (Citizen) and Sherri Olsen (Citizen) to the Animal Shelter Advisory Board.

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

Motion was made to appoint John Sheppard and John Borley as Regular Members and Andrew Muras as the Alternate Member to the Board of Zoning Adjustment.

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

Motion was made to appoint Shea Kirkman, Jerrold Sklar, Jeremiah Radandt and Denise Vianco to the Building Board of Appeals.

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

Motion was made to appoint Iain Scouller (Local Attraction Representative), Corinna Weeks (Hotel (499 rooms or less) Representative), Daniel Weinberger (Citizen) and Debi Meek as the Alternate Member to the Convention and Visitors Bureau Board.

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

Mayor Tate appointed Joe Szymaszek as the Chairman of the Board.

Motion was made to appoint Ronnie Hatley, Bryan Humphreys, Jonathan Wall and Dion Christison to the Golf Course Advisory Board.

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

Motion was made to appoint Sue Power Franks, Courtney Fray, Frances Jensen and Wendy Nelson to the Heritage Foundation Advisory Board.

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

Mayor Tate appointed Curtis Ratliff as Chairman of the Heritage Foundation Advisory Board.

Motion was made to appoint J. Eric Gilliland, Sean Shoppe and Jim Niewald as Regular Members and Darren Temple as an Alternate Member to the Historic Preservation Commission.

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

Motion was made to appoint Teri Rhodes-Cantu and Linda Troeger as Citizen Members and Betty Bratcher as the Resident Member to the Housing Authority Board of Commissioners.

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

Motion was made to appoint Lynda Brown, Janee Trasler, Megan Li, and Sonia Duque-Miyashita to the Library Board and appointing Suzanne Matthews to serve an unexpired term.

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

Motion was made to appoint Marjorie Lewis and Sergio Harris to the Metroport Teen Court Advisory Board.

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

Motion was made to appoint Amond Cowans (Place 3), Dana Gibson (Place 4), Terry Musar (Place 5), Mark Assaad (Place 6) and Morgan Nichols (Place 7) to the Parks and Recreation Board.

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

Mayor Tate reappointed Christian Ross as Chairman of the Parks and Recreation Board.



Motion was made to appoint David Hallberg, Traci Hutton and Dennis Luers as Regular Members and Jason Parker and Gabe Griess as Alternate Members to the Planning and Zoning Commission.

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

Motion was made to appoint Tena Burrell, Carey Miller and Pam Price to the Senior Citizens Advisory Board.

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

Mayor Tate appointed Richard Guckel as Chairman of the Senior Citizens Advisory Board.

#### NEW BUSINESS

Item 10. Consider a Memorandum of Understanding with First Baptist Church of Grapevine for the use of church property and the cost of a part-time position for Valuable After School Time (VAST) program hosted by the Community Outreach Center and take any necessary action.

Police Chief Mike Hamlin presented this item to Council. This agreement will establish a second program for middle school students at First Baptist Church of Grapevine which will require one additional VAST Coordinator to operate and manage the program, the cost of which will be reimbursed by the church, and the City will provide programming and supplies.

Chief Hamlin answered questions from Council.

Motion was made to approve a Memorandum of Understanding with First Baptist Church of Grapevine for the Valuable After School Time program.

Motion: O'Dell  
Second: Coy  
Ayes: Tate, Freed, Rogers, Coy, O'Dell, Slechta, and Leal  
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 not any requests to remove an item 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 a professional services contract for employee and family health clinics with Texas Health Physicians Group.

Chief Financial Officer Greg Jordan recommended approval of the contract for employee and family health clinics for an estimated annual amount of \$60,000.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

Nays: None

Approved: 7-0

### Item 12. Consider renewal of contract for Third-Party Administrative Services with UMR for the City's self-funded Health Plan.

Chief Financial Officer Jordan recommended approval of the contract for Third-Party Administrative Services for an estimated annual amount of \$377,000.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

Nays: None

Approved: 7-0

### Item 13. Consider renewal of contract with VSP for vision insurance.

Chief Financial Officer Jordan recommended approval of the contract for vision insurance for an estimated annual amount of \$152,000.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

Nays: None  
Approved: 7-0

Item 14. Consider renewal of contract for Third-Party Administrative Services with CIGNA for the City's self-funded Dental Plan.

Chief Financial Officer Jordan recommended approval of the Third-Party Administrative Services contract for the City's self-funded Dental Plan for an estimated annual amount of \$23,000.

Motion was made to approve the consent agenda as presented.

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

Item 15. Consider the award of a best value contract for RFB 504-2021 Parks and Recreation Department magazine print services to Texas Monthly.

Parks and Recreation Director Mitchell recommended approval of the award of RFB 504-2021 to Texas Monthly to print the Parks and Recreation Department's Go Grapevine magazine for an annual amount not to exceed \$137,556.

Motion was made to approve the consent agenda as presented.

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

Item 16. Consider the renewal of annual contracts for tree maintenance services with Arbor Masters Tree Service as the primary vendor and Smith Lawn and Tree as the secondary vendor.

Parks and Recreation Director Mitchell recommended approval of the renewal of the contracts for tree maintenance service for an annual estimated amount of \$400,000.

Motion was made to approve the consent agenda as presented.

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

Item 17. Consider the renewal of annual contracts for equipment rental services to Fox Rental and RDO Equipment.

Public Works Director Bryan Beck recommended approval of the renewal of the annual contracts for equipment rental services for an annual estimated amount of \$40,000.

Motion was made to approve the consent agenda as presented.

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

Item 18. Consider the contract for general engineering consulting services with Team One Integration, LLC.

Public Works Director Beck recommended approval of the contract for general engineering consulting services for as-needed modifications to the City's Supervisory Control and Data Acquisition System (SCADA) for an estimated amount of \$75,000.

Motion was made to approve the consent agenda as presented.

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

Item 19. Consider a Master Service Agreement for an on-call engineering contract for electrical, instrumentation and controls consultation and design service for the water/wastewater plants and lift stations with Gupta & Associates, Inc. and **Ordinance No. 2021-024** appropriating the funds.

Public Works Director Beck recommended approval of the Master Service Agreement for on-call engineering for the water/wastewater plants and lift stations and an ordinance appropriating the estimated amount of \$150,000.

Motion was made to approve the consent agenda as presented.

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

ORDINANCE NO. 2021-024

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$150,000.00 IN THE UTILITY ENTERPRISE CAPITAL FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 20. Consider the purchase of two TYMCO model 600 regenerative air sweepers from TYMCO, Inc. and **Ordinance No. 2021-025** appropriating the funds.

Public Works Director Beck recommended approval of the purchase of two TYMCO model 600 regenerative air street sweepers for an amount not to exceed \$525,000 and an ordinance appropriating the funds.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

Nays: None

Approved: 7-0

ORDINANCE NO. 2021-025

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$525,000.00 IN THE STORM DRAINAGE UTILITY FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 21. Consider **Resolution No. 2021-008** approving the Local Project Advance Funding Agreement with Texas Department of Transportation (TXDOT) to establish funding participation levels for the design of Eules Grapevine Road from State Highway 360 to Hughes Road and **Ordinance No. 2021-026** appropriating the funds.

Public Works Director Beck recommended approval of the resolution approving the Local Project Advance Funding Agreement for the design of Eules Grapevine Road. The agreement will provide \$224,560 in federal funding, which includes 44,912 Transportation Development Credits that are being utilized as part of the City's local match. The City is responsible for \$11,231 of direct state costs. Ordinance No. 2021-026 appropriates \$11,231 in the Capital Project Street Fund.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

Nays: None  
Approved: 7-0

RESOLUTION NO. 2021-008

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS AUTHORIZING A LOCAL PROJECT ADVANCE FUNDING AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION ADDRESSING FUNDING PARTICIPATION LEVEL AND PROJECT SCOPE FOR THE EULESS GRAPEVINE ROAD PROJECT AND PROVIDING AN EFFECTIVE DATE

ORDINANCE NO. 2021-026

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$11,231.00 IN THE CAPITAL PROJECT STREETS FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 22. Consider **Resolution No. 2021-009** approving the Local Project Advance Funding Agreement with Texas Department of Transportation (TXDOT) to establish funding participation levels for the design of Fairway Drive from State Highway 26 to Marina Drive and **Ordinance No. 2021-027** appropriating the funds.

Public Works Director Beck recommended approval of the resolution approving the Local Project Advance Funding Agreement for the design of Fairway Drive. The agreement will provide \$338,940 in federal funding for construction. This includes 67,788 Transportation Development Credits, which leaves the City responsible for direct state costs of \$16,949. Ordinance No. 2021-027, appropriates \$16,949 in the Capital Project Street Fund.

Motion was made to approve the consent agenda as presented.

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

RESOLUTION NO. 2021-009

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS AUTHORIZING A LOCAL PROJECT ADVANCE FUNDING AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION ADDRESSING FUNDING PARTICIPATION LEVEL AND PROJECT SCOPE

FOR THE FAIRWAY DRIVE PROJECT AND PROVIDING AN EFFECTIVE DATE

ORDINANCE NO. 2021-027

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$16,949.00 IN THE CAPITAL PROJECT STREETS FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 23. Consider a contract for traffic engineering services for the design of the 2020 Highway Safety Improvement Program Projects with Kimley-Horn and Associates, Inc. and Ordinance No. 2021-028 appropriating the funds.

Public Works Director Beck recommended approval of the contract for traffic engineering design services to include intersection improvements at Park Boulevard and Shenandoah Avenue, Roberts Road and Hall Johnson, and Timberline and Mustang Drive. This program also includes wrong way driving detection on State Highway 121 and raised median and detection corridor improvements along William D. Tate Avenue. Ordinance No. 2021-028 appropriates \$150,000 for the project in the Capital Project Street Fund.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

Nays: None

Approved: 7-0

ORDINANCE NO. 2021-028

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, AUTHORIZING THE APPROPRIATION OF \$150,000.00 IN THE CAPITAL PROJECTS STREETS FUND; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 24. Consider Ordinance No. 2021-029 abandoning a 10-foot wide sanitary sewer easement on Lot 36-R, Placid Peninsula, Section A located at 2859 Placid Circle.

Public Works Director Beck recommended approval of the ordinance abandoning a 10-foot wide sanitary sewer easement on Lot 36-R, Placid Peninsula, Section A.

Motion was made to approve the consent agenda as presented.

Motion: O'Dell

Second: Freed

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

ORDINANCE NO. 2021-029

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ABANDONING AND VACATING A 10-FOOT WIDE SANITARY SEWER EASEMENT ON LOT 36-R, PLACID PENINSULA, SECTION A TO THE CITY OF GRAPEVINE, TEXAS AS HEREINAFTER DESCRIBED; DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 25. Consider approving and ratifying the emergency purchase repair of raw water no. 3 pump and motor at the water treatment plant from Global Pump Solutions.

Public Works Director Beck recommended approval and ratification of the emergency purchase of a pump at the water treatment plant that failed and had to be repaired for an amount not to exceed \$17,763.

Motion was made to approve the consent agenda as presented.

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

Item 26. Consider the minutes of the June 29 and July 1, 2021 Special City Council meetings and the July 6, 2021 Regular City Council meeting.

City Secretary Tara Brooks recommended approval of the minutes as presented.

Motion was made to approve the consent agenda as presented.

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

PLANNING AND ZONING COMMISSION RECOMMENDATIONS

Item 27. Zoning Change Application **Z21-04** (2627 Briarwood Drive)

Chairman Oliver reported the Planning and Zoning Commission approved the zoning application with a vote of 6-0.



Motion was made to approve Zoning Change Application Z21-04 (2627 Briarwood Drive) and Ordinance No. 2021-030.

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

ORDINANCE NO. 2021-030

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS 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 Z21-04 ON A TRACT OF LAND OUT OF THE J.S. BOYD SURVEY, ABSTRACT NO. 207 (2627 BRIARWOOD DRIVE), 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 "GU" GOVERNMENTAL USE DISTRICT REGULATIONS TO "R-7.5" SINGLE FAMILY 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

Item 28. Conditional Use Permit **CU21-10** (Buzzed Bull Creamery)

Mayor Pro Tem Freed abstained from this item and filed an Affidavit of Conflict of Interest with the City Secretary.

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

Motion was made to approve Conditional Use Permit CU21-10 (Buzzed Bull Creamery) and Ordinance No. 2021-031.

Motion: Coy  
Second: Slechta  
Ayes: Coy, O'Dell, Slechta and Leal  
Nays: Tate and Rogers  
Abstain: Freed  
Approved: 6-0-1

ORDINANCE NO. 2021-031

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU21-10 TO ALLOW FOR THE POSSESSION STORAGE, RETAIL SALE AND ON- AND OFF-PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES AVAILABLE AS A MIX-IN FOR FROZEN DESSERTS IN CONJUNCTION WITH AN ICE CREAM SHOP IN A DISTRICT ZONED "CBD" CENTRAL BUSINESS DISTRICT FOR N1/2 OF LOT 2 AND S23' 3, BLOCK 18, CITY OF GRAPEVINE (419 SOUTH MAIN STREET) ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 29. Conditional Use Permit **CU21-11** (Landon Winery)

Mayor Pro Tem Freed abstained from this item and filed an Affidavit of Conflict of Interest with the City Secretary.

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

Motion was made to approve Conditional Use Permit CU21-11 (Landon Winery) and Ordinance No. 2021-032.

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

Nays: None  
Abstains: Freed  
Approved: 6-0-1

ORDINANCE NO. 2021-032

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU21-11 TO AMEND THE SITE PLAN APPROVED BY ORDINANCE NO. 2014-58 FOR THE POSSESSION, STORAGE, RETAIL SALE AND ON- AND OFF-PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (WINE ONLY), SPECIFICALLY TO ALLOW OUTDOOR SEATING AND AN OUTDOOR PATIO IN CONJUNCTION WITH A WINERY FOR LOT 4 AND THE NORTH 2.5 FEET OF LOT 3, BLOCK 18, CITY OF GRAPEVINE (415 SOUTH MAIN STREET) IN A DISTRICT ZONED "CBD" CENTRAL BUSINESS DISTRICT REGULATIONS ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 30. Conditional Use Permit **CU21-12** (Rock and Brews)

Chairman Oliver reported the Planning and Zoning Commission approved the conditional use permit with a vote of 6-0 but they did not approve the three signs without elevations and eliminated the outside speakers on the east side of the building.

Motion was made to approve Conditional Use Permit CU21-12 (Rock and Brews) in accordance with the Planning and Zoning recommendation and Ordinance No. 2021-033.

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

ORDINANCE NO. 2021-033

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU21-12 TO ESTABLISH A PLANNED COMMERCIAL CENTER AND ALLOW THE POSSESSION, STORAGE, RETAIL SALE, AND ON- AND OFF-PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER, WINE, AND MIXED BEVERAGES) OUTDOOR DINING, OUTDOOR SPEAKERS, AND FIVE 40-FOOT PYLON SIGNS IN CONJUNCTION WITH A RESTAURANT IN A DISTRICT ZONED "CC" COMMUNITY COMMERCIAL DISTRICT FOR LOT 1R3, BLOCK 1R, PEYTON WRIGHT ADDITION (440 WEST STATE HIGHWAY 114) ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 31. Conditional Use Permit **CU21-13** (Velvet Taco)

Chairman Oliver reported the Planning and Zoning Commission approved the conditional use permit with a vote of 6-0 requiring the Weekly Taco Feature sign be redesigned and approved by the SPRC.

Motion was made to approve Conditional Use Permit CU21-13 (Velvet Taco) in accordance with the Planning and Zoning Commission recommendation, requiring the letters on the Weekly Taco Feature sign to all be the same font size, and Ordinance No. 2021-034.

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

ORDINANCE NO. 2021-034

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU21-13 TO ALLOW WITHIN A PLANNED COMMERCIAL CENTER, A RESTAURANT WITH THE POSSESSION, STORAGE, RETAIL SALE, AND ON- AND OFF-PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER, WINE, AND MIXED BEVERAGES) OUTDOOR DINING, OUTDOOR SPEAKERS, AND ONE, 40-FOOT POLE SIGN IN A DISTRICT ZONED "CC" COMMUNITY COMMERCIAL DISTRICT FOR LOT 3, BLOCK 1R, PEYTON WRIGHT ADDITION (440 WEST STATE HIGHWAY 114) ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 32. Final Plat of Lots 1R3, 2, and 3, Block 1R, Payton-Wright Addition

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

Motion was made to approve the Statement of Findings and Final Plat of Lots 1R3, 2, and 3, Block 1R, Payton-Wright Addition.

Motion: Slechta

Second: Rogers

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

Nays: None

Approved: 7-0

Item 33. Conditional Use Permit CU21-14 (Crave Delivery)

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

Motion was made to approve Conditional Use Permit CU21-14 (Crave Delivery) and Ordinance No. 2021-035.

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

ORDINANCE NO. 2021-035

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS, ISSUING CONDITIONAL USE PERMIT CU21-14 TO ALLOW FOR THE POSSESSION, STORAGE, RETAIL SALE, AND OFF-PREMISE CONSUMPTION OF ALCOHOLIC BEVERAGES (BEER, WINE, AND MIXED BEVERAGES) IN CONJUNCTION WITH A COMMERCIAL KITCHEN WITH DELIVERY AND PICK-UP SERVICE ONLY IN A DISTRICT ZONED "CC" COMMUNITY COMMERCIAL DISTRICT FOR LOT 2, BLOCK 1, NORTHPOINT ADDITION (2850 STATE HIGHWAY 121) ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS CONDITIONAL USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Item 34. Planned Development Overlay **PD21-02** (Crave Delivery)

Chairman Oliver reported the Planning and Zoning Commission approved the planned development overlay with a vote of 6-0.

Motion was made to approve Planned Development Overlay PD21-02 (Crave Delivery) and Ordinance No. 2021-036.

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

ORDINANCE NO. 2021-036

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRAPEVINE, TEXAS ISSUING PLANNED DEVELOPMENT OVERLAY PD21-02 TO ALLOW OVERNIGHT PARKING OF DELIVERY VEHICLES IN THE "CC" COMMUNITY COMMERCIAL DISTRICT FOR LOT 2, BLOCK 1, NORTH POINT ADDITION (2850 STATE HIGHWAY 121) ALL IN ACCORDANCE WITH A SITE PLAN APPROVED PURSUANT TO SECTION 47 OF ORDINANCE NO. 82-73 AND ALL OTHER CONDITIONS, RESTRICTIONS AND SAFEGUARDS IMPOSED HEREIN; CORRECTING THE OFFICIAL ZONING MAP; PRESERVING ALL OTHER PORTIONS OF THE ZONING ORDINANCE; PROVIDING A CLAUSE RELATING TO SEVERABILITY; DETERMINING THAT THE PUBLIC INTERESTS, MORALS AND GENERAL WELFARE DEMAND THE ISSUANCE OF THIS PLANNED DEVELOPMENT OVERLAY PERMIT; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); DECLARING AN EMERGENCY AND PROVIDING AN EFFECTIVE DATE

Council Member O'Dell recognized Grapevine resident, Wally Funk, who was part of the Blue Origin space flight that went to space earlier in the day.

ADJOURNMENT

Motion was made to adjourn the meeting at 8:57 p.m.

Motion: Slechta

Second: Coy

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

Nays: None

Approved: 7-0

Passed and approved by the City Council of the City of Grapevine, Texas on this the 3rd day of August, 2021.

APPROVED:



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William D. Tate  
Mayor

ATTEST:

*Tara Brooks*  
Tara Brooks  
City Secretary

