



CITY OF GRAPEVINE, TEXAS
REGULAR JOINT MEETING OF
CITY COUNCIL AND PLANNING AND ZONING COMMISSION
TUESDAY, MARCH 16, 2021

GRAPEVINE CITY HALL, COUNCIL CHAMBERS
200 SOUTH MAIN STREET
GRAPEVINE, TEXAS

6:30 p.m.	Dinner – City Council Conference Room
7:00 p.m.	Call to Order of City Council Meeting – City Council Chambers
7:00 p.m.	Executive Session – City Council Conference Room
7:30 p.m.	Joint Regular Meeting – City Council Chambers

CALL TO ORDER: 7:00 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. Real property relative to deliberation of the purchase, exchange, lease, sale or value of real property (City facilities, Fire (2801 Panhandle Drive, 2627 Briarwood Drive), Public Works, 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.

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 Monica Hotelling

JOINT PUBLIC HEARINGS

3. Conditional Use Permit **CU21-04** (Principle Volkswagen/Vantas/Karma) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Principle Auto requesting a conditional use permit to amend the previously approved site plan of CU20-14 (Ordinance No. 2020-37),

specifically to allow the addition of a sales building for Vantas/Karma automobiles. The subject property is located at 2351 William D. Tate Avenue #100 and is currently zoned "CC" Community Commercial District.

Planning and Zoning Commission to recess to the 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 or on any other agenda item by completing a Citizen Appearance Request form with the City Secretary. A member of the public may address the City Council regarding an item on the agenda either before or during the Council's consideration of the item, upon being recognized by the Mayor or upon the consent of the City Council. In accordance with the Texas Open Meetings Act, the City Council is restricted in discussing or taking action during Citizen Comments.

PRESENTATIONS

5. Pattillo, Brown and Hill, LLC, the City's auditing firm, to present the annual audit report in compliance with the City Charter, Article 3, Section 3.14.

OLD BUSINESS

6. Conditional Use Permit **CU21-01** (HTeaO) – City Council to consider the second reading of **Ordinance No. 2021-009** relative to an application submitted by Rogue Architects requesting a conditional use permit to allow a drive through restaurant with outside dining, outdoor speakers and a 20-foot pole sign. The subject property is located at 1113 West Northwest Highway and is currently zoned "HC" Highway Commercial District. The public hearing and first reading of this item were held on February 23, 2021.

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.

7. City Council to consider appointing Paula Wilbanks to serve an unexpired term as a Regular Member and appointing Jim Niewald to serve the term for unexpired

Alternate Member on the Historic Preservation Commission. Council Member Paul Slechta recommends approval.

8. Consider the renewal of a contract for the purchase of various products with Amazon Business. Chief Financial Officer recommends approval.
9. Consider the award of an informal request for quote for the purchase of fourteen desktop computers from Xidax, LLC and **Ordinance No. 2021-11** appropriating funds. Library Director recommends approval.
10. Consider the renewal of an annual contract for the purchase of swimming pool chemicals with DCC, Inc. Parks and Recreation Director recommends approval.
11. Consider an annual contract for trade services from Humphrey & Associates, Inc. Public Works Director recommends approval.
12. Consider an annual contract for HVAC preventive maintenance services with The Brandt Companies, LLC. Public Works Director recommends approval.
13. Consider approval of a contract for roofing, waterproofing and moisture control services from Weatherproofing Services. Public Works Director recommends approval.
14. Consider the minutes of the rescheduled February 23 and March 2, 2021 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

15. Conditional Use Permit **CU21-04** (Principle Volkswagen/Vantas/Karma) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2021-12**, if applicable, and take any necessary action.
16. **Preliminary Plat** for Lots 1-3, Block 1, Ground Addition – Consider the recommendation of the Planning and Zoning Commission regarding an application submitted by Windrose Land Surveying requesting to plat property to build three residential homes. The subject property is located at 2400 Lakeshore Drive and is currently zoned “R-7.5” Single Family Residential District.
17. **Final Plat** for Lots 1-3, Block 1, Ground Addition – Consider the recommendation of the Planning and Zoning Commission regarding an application submitted by Windrose Land Surveying requesting to plat property to build three residential

homes. The subject property is located at 2400 Lakeshore Drive and is currently zoned "R-7.5" Single Family Residential District.

18. **Final Plat** for Lots 1A and 2, Block 1, Grace Hill Addition – Consider the recommendation of the Planning and Zoning Commission regarding an application submitted by Peiser and Mankin Surveying requesting to plat unplatted land and move property line between two lots. The subject property is located at 2425 and 2433 Lakeshore Drive and is currently zoned "R-7.5" Single Family Residential 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 March 12, 2021 by 5:00 p.m.

Tara Brooks

Tara Brooks, TRMC, CRM
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.

This meeting can be adjourned and reconvened, if necessary, the following regular business day.



CITY OF GRAPEVINE, TEXAS
REGULAR PLANNING AND ZONING COMMISSION MEETING
TUESDAY, MARCH 16, 2021

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.
2. Conduct Oath of Office for newly appointed Commission Member.

JOINT MEETING WITH CITY COUNCIL: 7:30 p.m. - City Council Chambers

3. Invocation and Pledge of Allegiance: Commissioner Monica Hotelling

JOINT PUBLIC HEARINGS

4. Conditional Use Permit **CU21-04** (Principle Volkswagen/Vantas/Karma) – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Principle Auto requesting a conditional use permit to amend the previously approved site plan of CU20-14 (Ordinance No. 2020-37), specifically to allow the addition of a sales building for Vantas/Karma automobiles. The subject property is located at 2351 William D. Tate Avenue #100 and is currently zoned "CC" Community Commercial District.

REGULAR SESSION: 7:30 p.m. *(Immediately following the Joint Public Hearings)*
Planning and Zoning Conference Room

CITIZEN COMMENTS

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Meetings Act, the Commission is restricted in discussing or taking action during Citizen Comments.

NEW BUSINESS

6. Conditional Use Permit **CU21-04** (Principle Volkswagen/Vantas/Karma) – Consider the application and make a recommendation to City Council.
7. **Preliminary Plat** for Lots 1-3, Block 1, Ground Addition – Consider the application, and make a recommendation to City Council, regarding an application submitted by Windrose Land Surveying requesting to plat property to build three residential homes. The subject property is located at 2400 Lakeshore Drive and is currently zoned “R-7.5” Single Family Residential District.
8. **Final Plat** for Lots 1-3, Block 1, Ground Addition – Consider the application, and make a recommendation to City Council, regarding an application submitted by Windrose Land Surveying requesting to plat property to build three residential homes. The subject property is located at 2400 Lakeshore Drive and is currently zoned “R-7.5” Single Family Residential District.
9. **Final Plat** for Lots 1A and 2, Block 1, Grace Hill Addition – Consider the application, and make a recommendation to City Council, regarding an application submitted by Peiser and Mankin Surveying requesting to plat unplatted land and move property line between two lots and make a recommendation to City Council. The subject property is located at 2425 and 2433 Lakeshore Drive and is currently zoned “R-7.5” Single Family Residential District.
10. Consider the minutes of the rescheduled February 23, 2021 Regular Planning and Zoning Commission meetings.

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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