



City of Colleyville City Council Agenda

City Hall
100 Main Street
Colleyville, Texas 76034
817.503.1000
www.colleyville.com

Tuesday, January 18, 2022

**WORKSESSION
5:30 PM
EXECUTIVE CONFERENCE ROOM
THIRD FLOOR**

CALL TO ORDER

WS-1 Fire Department Update

WS-2 Presentation of the adhoc General Fund CIP Fee Advisory Committee recommendations

WS-3 Discussion of the January 18, 2022, City Council regular agenda items

1. EXECUTIVE SESSION - In accordance with Texas Government Code, Chapter 551, Subchapter D

Section 551.071 - Legal - Consultation with attorney on legal issues raised by items on the agenda

Section 551.071 - Legal - Consultation with attorney regarding contemplated and/or pending litigation, including: Glade Road eminent domain case for Parcel 150

Section 551.071 - Legal - Consultation with attorney regarding legal issues related to the CWD Solid Waste Contract

Section 551.072 - Real Estate - Deliberate the purchase, exchange, lease, or value of real property for City facilities, including: Acquisition of real property along SH26

Section 551.087 – Economic Development - Discuss or deliberate regarding commercial or financial information the City has received from business prospects the City seeks to have locate, stay, or expand in the City and with which the City is conducting economic development negotiations; deliberate the offer of a financial or other incentive to a business prospect

**REGULAR MEETING
7:30 P.M.
CITY COUNCIL CHAMBERS**

INVOCATION: Pastor Katie Newkirk, First United Methodist

PLEDGE OF ALLEGIANCE: City Attorney Whitt Wyatt

2. EXECUTIVE SESSION READING AND PUBLIC HEARING: CONSIDER AND TAKE ANY ACTION(S) NECESSARY RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION - RESOLUTION R-22-4689

3. ANNOUNCEMENTS, PROCLAMATIONS, AND PRESENTATIONS

Announcements of civic and charitable events

Presentation of calendar events and updates

Announcements of awards and recognition

Recognition of the Featured Business of the Month - Kimberly's Bags

Recognition of the Colleyville Fire Department as recipient of the Baylor Scott and White Hospital EMS Super Star award - Fire Chief Mark Cantrell and Mayor Richard Newton

4. CONSENT: READING AND PUBLIC HEARING - RESOLUTION R-22-4690

4a Approval of the minutes of the regular City Council meeting of January 4, 2022

4b Approval of an Interlocal Agreement with Tarrant County for the rehabilitation of various streets as identified in the agreement and authorizing the City Manager to execute the agreement

4c Approval of rejecting all bids for the Waste Water Project 5 - Quails Path Sanitary Sewer Line Replacement project

5. ITEMS NOT FOR CITY COUNCIL ACTION

5a Monthly Financial Report - December 2021

6. ORDINANCE(S): SECOND READING AND PUBLIC HEARING

6a Ordinance O-22-2187

Consideration of a Special Use Permit for a residential carport on Lot 31, Block 1, Wescoat Place Addition, located at 5916 LD Lockett Road, Case ZC21-029

6b Ordinance O-22-2188

Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Lot 1, Block 1, Howard Place Addition, located at 6113 Bransford Road, Case ZC21-031

6c Ordinance O-22-2189

Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Tract 1, Abstract 798, Joseph H. Harrell Survey, located at 715 Murphy Road, Case ZC21-034

7. RESOLUTION(S): READING AND PUBLIC HEARING**7a Resolution R-22-4691**

Request for a Variance to the Street Side Yard Setback on Lot 10R, Block 12, Highland Meadows Addition, located at 6003 Sunderland Drive, Case VC21-005

7b Resolution R-22-4692

Approval of a resolution calling a General Election for the purpose of electing a Mayor and City Councilmembers to Place 1 and Place 2 and authorizing a joint election agreement and contract for election services with Tarrant County Elections Administration

8. CITIZEN COMMENTS**9. REPORTS**

Planning and Zoning Commission Minutes - December 13, 2021

10. ACTION/RESOLUTION: DISCUSSION AND CONSIDERATION OF A RESOLUTION RATIFYING COUNCIL AGENDA ACTION FOR TUESDAY, JANUARY 18, 2022 - READING AND PUBLIC HEARING - RESOLUTION R-22-4693**11. ADJOURNMENT**

I hereby certify this agenda was posted on City Hall bulletin boards *Friday, January 14, 2022* by 5:00 p.m.

Christine Loven, TRMC
City Secretary

A quorum of any Colleyville board, commission, or committee may be present at this meeting.

Any matter on this agenda may, at the discretion of the governing body, be opened for public comment and discussion.

If you plan to attend this public meeting and have a disability that requires special accommodations, please advise the City Secretary at least 48 hours in advance at 817.503.1133, and reasonable accommodations will be made to assist you.



City of Colleyville City Council Agenda Briefing

City Hall
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Agenda Number WS-1

Agenda Date 1/18/2022

Type Worksession

Department Fire

Title

Fire Department Update

Explanation

This item provides for Fire Chief Mark Cantrell to update the City Council on the activities of the fire department.

Attachments

1. Fire Department Update presentation

Fire Department Update

City Council Worksession
January 18, 2022

Mark Cantrell, Fire Chief

Saving Lives



- **2018**

 14 CPRs
 10 saves
 71%

- **2019**

 14 CPRs
 5 saves
 36%

- **2020**

 18 CPRs
 4 Saves
 22%

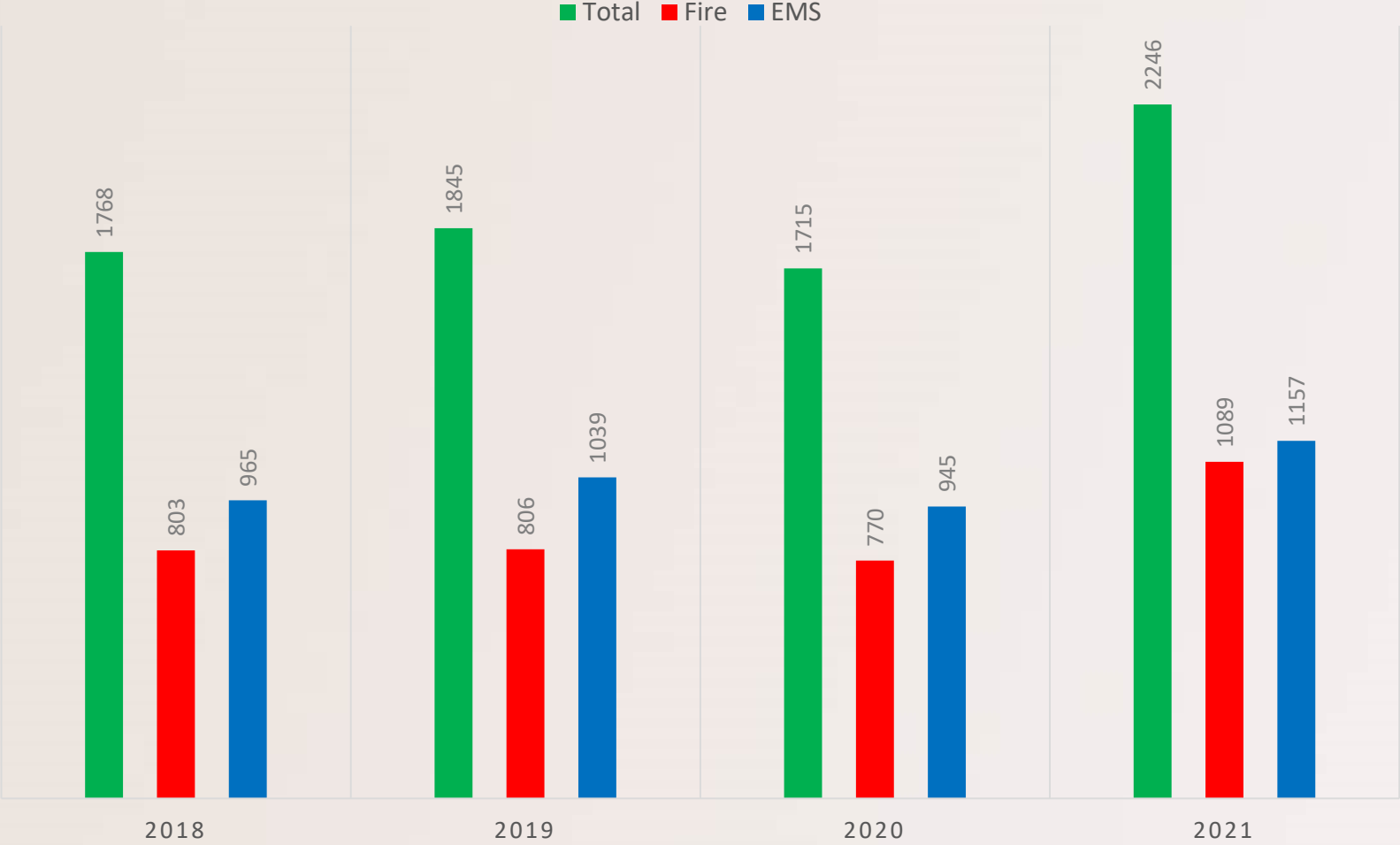
- **2021**

 9 CPRs
 8 Saves
 88%

23 % is the national average



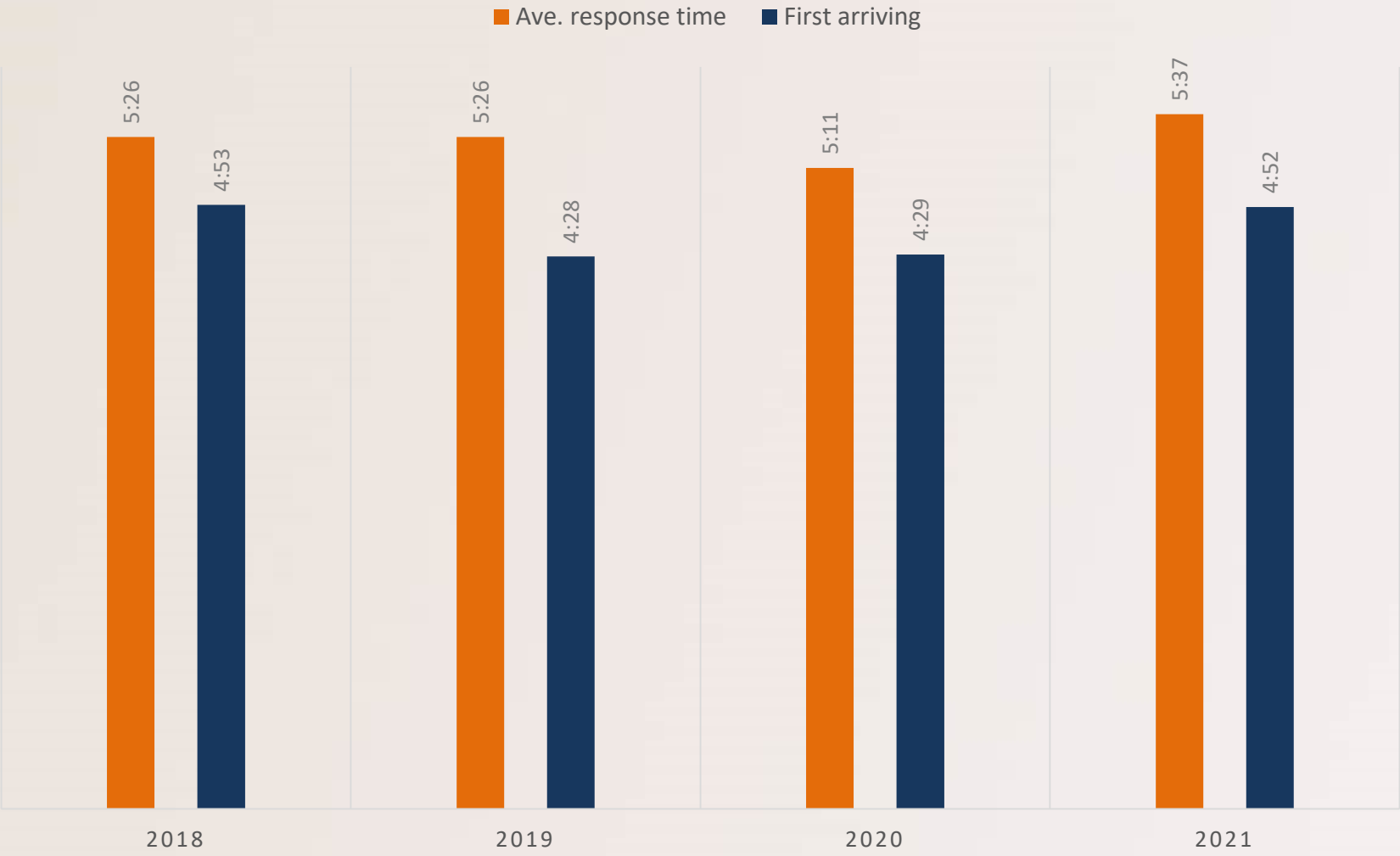
INCIDENT VOLUME



Call Statistics



RESPONSE TIME



Awards and Accomplishments



- ISO 2 (reduced from a 4)
 - A time that less is better!!
- Mission Lifeline Silver
- EMS for Children
- Heart Safe Community



Equipment and Technology



- Transport Ventilator
- iSimulate
- Vaccine freezer
- 3 Chevy Tahoes
- 2021 Ford Transit
- Intubation training aids



- Patient care reporting software
- Command software
- Fire station information system
- Inventory control software
- Fitness equipment
- Breathing air fill station
- 7 thermal imagers

Equipment and Technology



2020 Spartan Fire Engine



2020 Road Rescue Ambulance



Grant Funded Projects



- SAFER grant funded three additional positions - \$425,000
- SCBA grant funded 25 new air packs - \$262,000
- 10 handheld radios purchased -\$62,000
- 200 hours of training
- Partnership with Public Works
 - Generator for City Hall – \$150,000
 - Public Works Emergency Response Trailer - \$38,000



Building Remodel



- Parks maintenance building reconstruction
- Hall-Johnson reserve station rebuild
- Apparatus bays at all three stations
 - Exhaust removal system
 - Bay floor resurface
 - Painting
- Station 3
 - Weight room remodel
 - Radio system update
- Station 1 and 2
 - Exterior repair
 - Painting
 - Roof repair
 - AC replacement
- Station 1
 - Reconfiguration of office space
 - Interior remodel started
 - Staff acting as general contractor in an effort to reduce costs

Department Initiatives



- 100% of operational personnel trained as paramedic
- Trained police department on CPR, Narcan administration, and interoperability
- Training community on CPR and Stop the Bleed
- 10x increase in social media presence
- Installed 50 new AEDs throughout the City
- Increased training for all employees to 240 hours annually
- Covid resource for the community
 - Vaccinated over 3,100 locally
 - Participated in Tarrant County clinic that vaccinated +210,000
 - Testing for internal customers
 - Provided access to PPE for any department in need



Professional Growth



- Created Assistant Fire Chief Position
 - Promoted Tim Folden
- Battalion Chief promotion
 - Clint Mercer
- Captain promotion
 - Robert Creamier
 - Brent Wilson
- Engineer promotion
 - Kyle Franco
 - Bryan Wooten
- Full time Management Assistant
 - Karen Weir

2.2 times more likely to get cancer

5 times more likely to commit suicide

- Annual physicals for all firefighters
 - Expanded testing
- Installation of vehicle exhaust removal systems in all stations
- New non slip flooring in all apparatus bay floors
- Safer apparatus design
- Partnership with One Tribe Foundation
- Partnership with QPR
- Currently evaluating 48/96 shift schedule



City of Colleyville City Council Agenda Briefing

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Agenda Number WS-2

Agenda Date 1/18/2022

Type Worksession

Department City Manager

Title

Presentation of the adhoc General Fund CIP Fee Advisory Committee recommendations

Explanation

This item provides for June Shrewsbury, Chair of the adhoc General Fund CIP Fee Advisory Committee, and City Finance Director Kyle Lester to present the recommendations of the Committee and receive direction from the City Council.

Attachments



City of Colleyville City Council Agenda Briefing

City Hall
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Agenda Number WS-3

Agenda Date 1/18/2022

Type Worksession

Department City Secretary

Title

Discussion of the January 18, 2022, City Council regular agenda items



City of Colleyville City Council Agenda Briefing

City Hall
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Agenda Number 1

Agenda Date 1/18/2022

Type Executive Session

Department City Secretary

Title

Section 551.071 - Legal - Consultation with attorney on legal issues raised by items on the agenda

Section 551.071 - Legal - Consultation with attorney regarding contemplated and/or pending litigation, including: Glade Road eminent domain case for Parcel 150

Section 551.071 - Legal - Consultation with attorney regarding legal issues related to the CWD Solid Waste Contract

Section 551.072 - Real Estate - Deliberate the purchase, exchange, lease, or value of real property for City facilities, including: Acquisition of real property along SH26

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Attachments

RESOLUTION R-22-4689

**A RESOLUTION APPROVING COUNCIL ACTION
REGARDING EXECUTIVE SESSION ITEMS AT THE REGULAR
CITY COUNCIL MEETING OF JANUARY 18, 2022**

WHEREAS, following discussion in Executive Session, and in full accordance with the requirements of the Open Meetings Act, the City Council determines that the following action is 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 COLLEYVILLE, TEXAS:

Sec. 1. THAT

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _ AYES, _ NAYS ON THIS THE 18TH DAY OF JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor



City of Colleyville City Council Agenda Briefing

City Hall
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Agenda Number 3

Agenda Date 1/18/2022

Type Announcements, Proclamations, and Presentations

Department Economic Development

Title

Recognition of the Featured Business of the Month - Kimberly's Bags

Recognition of the Colleyville Fire Department as recipient of the Baylor Scott and White Hospital EMS Super Star award - Fire Chief Mark Cantrell and Mayor Richard Newton

Attachments

RESOLUTION R-22-4690

**APPROVING CITY COUNCIL ACTION UNDER CONSENT ITEMS AT
THE REGULAR CITY COUNCIL MEETING OF JANUARY 18, 2022**

WHEREAS, City Council has taken action on certain items on the agenda under Consent Items.

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

- Sec. 1. THAT the agenda decisions approved by City Council action under Consent Items as follows are hereby adopted:
- a. Approval of the minutes of the Regular City Council meeting of January 4, 2022
 - b. Approval of an Interlocal Agreement with Tarrant County for the rehabilitation of various streets as identified in the agreement and authorizing the City Manager to execute the agreement
 - c. Approval of rejecting all bids for the Waste Water Project 5 – Quails Path Sanitary Sewer Line Replacement project

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _ AYES, _ NAYS ON THIS THE 18TH DAY OF JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor



City of Colleyville City Council Minutes - Draft

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Tuesday, January 4, 2022

Mayor Richard Newton called the Colleyville City Council Worksession to order on Tuesday, January 4, 2022, at 5:30 p.m.

ROLL CALL: Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood, and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Chuck Kelley, and Callie Rigney.

ALSO PRESENT: City Manager Jerry Ducay, Assistant City Manager Mark Wood, Assistant City Manager Adrienne Lothery, Police Chief Michael Miller, Fire Chief Mark Cantrell, Community Development Director Ben Bryner, Ronni Orr, Community Relations/Events Specialist, City Attorney Whitt Wyatt, and City Secretary Christine Loven.

WS-1 Discussion of solid waste and recycling contract renewal

Assistant City Manager Adrienne Lothery stated the City's contract for solid waste and recycling services is with Community Waste Disposal (CWD), and this discussion will allow for consideration of how the City should proceed with the contract as the initial five-year term ends October 31, 2022. She noted the contract may be extended or terminated, in which case the City must provide notice to CWD no later than six months prior to the end of the contract term. If the City does not wish to extend the contract with CWD, a Request for Proposals (RFP) would be posted in the spring.

There was general discussion regarding the performance of the contractor, services offered, costs, and extension terms.

WS-2 Discussion of Stars & Guitars performers

Ronni Orr, Community Relations/Events Specialist, presented this item. City Council provided direction regarding several entertainers for the annual Stars and Guitars event.

WS-3 Discussion of the January 4, 2022, City Council regular agenda items

There was no discussion of this item and Mayor Newton adjourned the Worksession at 5:58 p.m. and called the Executive Session to order.

1. EXECUTIVE SESSION - In accordance with Texas Government Code, Chapter 551, Subchapter D

Section 551.071 - Legal - Consultation with attorney on legal issues raised by items on the agenda

Section 551.071 - Legal - Consultation with attorney regarding contemplated and/or pending litigation, including: Glade Road eminent domain case for Parcel 150

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There was no action taken and Mayor Newton adjourned Executive Session at 6:50 p.m.

Mayor Newton called the regular meeting of the City Council to order at 7:31 p.m. and called the roll.

ROLL CALL: Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood, and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Chuck Kelley, and Callie Rigney.

INVOCATION: Pastor Josh Anderson, Colleyville Presbyterian

PLEDGE OF ALLEGIANCE: City Attorney Whitt Wyatt

2. EXECUTIVE SESSION READING AND PUBLIC HEARING: CONSIDER AND TAKE ANY ACTION(S) NECESSARY RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION - RESOLUTION R-22-4685

This resolution was not needed.

3. ANNOUNCEMENTS, PROCLAMATIONS, AND PRESENTATIONS
Announcements of civic and charitable events
Presentation of calendar events and updates
Announcements of awards and recognition

Mayor Newton and the City Councilmembers made the following announcements.

COVID-19 Update – Tarrant County Health Department officials continue to express concern about the rise in COVID cases throughout our region. They suggest the COVID-19 Omicron variant is moving quickly through our region since it is highly contagious although less severe with milder symptoms. Hospitalizations have also begun to rise with 12% of our region's beds utilized by COVID-19 patients. Fortunately, it appears the Omicron variant is less severe with milder symptoms there are shorter hospital stays.

State of the City Scheduled for February 3 – Mayor Newton will present the annual State of the City at a 6 p.m. public Town Hall at the Colleyville Center Thursday, February 3rd.

Leaf Recycling Program Continues – Community Waste Disposal (CWD), will hold the final special collection for bagged leaves and Christmas trees on Saturday, January 8th with collections beginning at 8 a.m.

Colleyville Christmas Gift Cards Update – If you have not used your \$35 Gift Card yet, please do so this week as the program is set to end Friday January 7th. To date we have redeemed \$75,000 in gift cards for our local businesses.

Dallas Cowboys Honor First Responders at AT&T Stadium During Game – This week (Sunday) Colleyville Police Officers Crabtree and Murphy represented Colleyville during First Responder Appreciation Day at AT&T Stadium.

Little Bear Creek Clean Up at Nature Center – Park staff will begin working on removing the litter and fallen trees from Little Bear Creek within the Nature Center. Due to the erosion of the banks, trees have fallen and/or roots have been exposed. These obstacles are prime areas where litter gets caught and collects. Some of the areas are deep and cannot be reached without getting into the water. Staff will work to remove some of the fallen limbs and trees to help with the flow of the creek. This will take a few weeks and patrons may notice more equipment and activity than normal.

Winter Ball Memories Last a Lifetime – The Parks and Recreation Department will host the annual Winter Ball for ages 4-12. The event will be held Friday, January 28th from 7:00 to 9:00 p.m. +at the Colleyville Center. Activities include a DJ, professional photos, gift bags, and lots of fun! Desserts and refreshments will also be served.

Senior Center to Close for Renovations – the Colleyville Senior Center will be closed for renovation, which is expected to take 9-10 months. The senior center and recreation programming will relocate to the Colleyville Library and the Colleyville Center.

4. CONSENT: READING AND PUBLIC HEARING - RESOLUTION R-22-4686

- 4a** Approval of the minutes of the regular City Council meeting of December 21, 2021
- 4b** Approval of the sale of property, seized items, found items, obsolete, and non-serviceable equipment

Mayor Newton read Resolution R-22-4686 in its entirety.

Assistant City Manager Mark Wood presented item 4b which provides for City owned equipment which cannot be repurposed, is no longer serviceable, or is abandoned/found property, to be sent to auction. Manager Wood noted most of the items on the list were from the Senior Center, as the City prepares for the renovation.

Councilmember Dodson stated it would be a good idea to publicize the auction.

Mayor Newton opened and closed the public hearing at 7:46 p.m.

Councilmember Dodson made a motion to approve Resolution R-22-4686, seconded by Councilmember Nakamura.

The motion to approve carried by the following vote:

Ayes: 7 – Mayor Newton, Mayor Pro Tem Lindamood, Councilmembers Nakamura, Wheat, Dodson, Kelley, and Rigney.

5. ORDINANCE(S): FIRST READING AND PUBLIC HEARING**5a Ordinance O-22-2187**

Consideration of a Special Use Permit for a residential carport on Lot 31, Block 1, Wescoat Place Addition, located at 5916 LD Lockett Road, Case ZC21-029

Mayor Newton read the caption of Ordinance O-22-2187.

Community Development Director Ben Bryner presented this item for an SUP to allow for a new carport to be built and for it to encroach three feet into the required side yard setback to be two feet from the property line.

Councilmember Dodson asked staff if the Planning and Zoning Commission recommendation of approval meant the five-foot requirement for setback was limited to the roof line.

Director Bryner stated the measurement is from the roof line.

Mayor Newton asked the builder, representing the applicant, Corey Van Trease, 479 Porter Road, Bartonville, to come forward and answer questions of the City Council.

Mr. Van Trease thanked the City Council for their time, and stated new plans have already been submitted which will reduce the size of the carport and eliminate the five-foot overhang.

Councilmember Dodson asked Mr. Van Trease if the wall around the carport is higher than the adjoining wall. Mr. Van Trease stated the brick wall is actually a planter and will provide added privacy to the neighbors and goes well with the midcentury architecture in the area.

Mayor Newton opened the public hearing at 7:59 p.m.

Kathy Hadley, 204 Timberline Drive North, spoke in favor of this item and stated she had spoken with Mr. Van Trease earlier and he had told her the added driveway is permeable, which will lessen run-off.

Mayor Newton closed the public hearing at 8:01 p.m. as there were no others wishing to speak.

Mayor Newton asked Mr. Van Trease if the added driveway was permeable, and he replied it is, there are several products which provide for this, however, he is using Geotech.

This was a first reading therefore, no action was taken.

5b Ordinance O-22-2188

Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Lot 1, Block 1, Howard Place Addition, located at 6113 Bransford Road, Case ZC21-031

Mayor Newton read the caption of Ordinance O-22-2188.

Community Development Director Ben Bryner presented this item requesting to rezone from the AG Agricultural district to the R-40 Single Family Residential district to allow for construction of an additional garage and living space attached to the existing home.

Councilmember Dodson asked staff if there is a reason the zoning request is R-40 instead of RE.

There was general discussion regarding the R-40 and RE requirements.

Mr. Ken Frisbee, the builder representing the applicant, came forward and advised the City Council the property will not be subdivided and the R-40 zoning request was a staff recommendation.

Councilmember Nakamura asked Mr. Frisbee if the house was 15 years old, why is this rezoning being sought now. Mr. Frisbee stated the home and property have sold twice over the last 15 years, and now the residents wish to add on to the house, requiring the request.

Councilmember Dodson and Mayor Newton stated they would both prefer the RE zoning and asked Mr. Frisbee to take the request to the client.

Mayor Newton opened the public hearing at 8:12 p.m.

Kathy Hadley, 204 Timberline Drive North, spoke in favor of requesting the applicant to apply for RE zoning.

Mayor Newton closed the public hearing at 8:13 p.m.

This was a first reading therefore, no action was taken.

5c Ordinance O-22-2189

Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Tract 1, Abstract 798, Joseph H. Harrell Survey, located at 715 Murphy Road, Case ZC21-034

Mayor Newton read the caption of Ordinance O-22-2189.

Community Development Director Ben Bryner presented this item requesting to rezone from the AG Agricultural district to the R-40 Single Family Residential district to allow for construction of a new single-family residential home.

Councilmember Dodson asked staff if there is a topographical map of the area and stated he would like to see this be RE zoning.

Councilmember Wheat stated the RE would make the setbacks too restrictive and would require waivers, whereas, there are no waivers requested with the R-40 zoning. Mayor Pro Tem Lindamood agreed with Councilmember Wheat, as did City Manager Ducay.

Mayor Newton opened the public hearing at 8:12 p.m.

Kathy Hadley, 204 Timberline Drive North, spoke in opposition of the request for R-40, requesting the applicant apply for RE zoning.

Mayor Newton closed the public hearing at 8:19 p.m.

This was a first reading therefore, no action was taken.

6. RESOLUTION(S): READING AND PUBLIC HEARING

6a Resolution R-22-4687

Consideration of a replat with a plat waiver for Lot Area, lot width, and side yard setback for Lot 1, Block 1, Panno Brothers Addition, being Lot 7C, 7D1, and 7D1B, Block 1, Pleasant Oaks Estates Addition, located at 808 Beverly Drive, Case PC21-017

Mayor Newton read Resolution R-22-4687 in its entirety.

Community Development Director Ben Bryner presented this item stating the plat waivers are for lot size and width, and the applicant is requesting a reduction in the building setback from 15 feet to 10 feet. Director Bryner noted this property the applicant requests to plat the property and maintain the R-40 Single Family Residential zoning district, to build a single-family home.

Councilmember Dodson stated he disagrees with accepting a reduction in lot size.

Mayor Pro Tem Lindamood asked staff if the property would conform to the R-30 zoning. Director Bryner said he believes it would, but he would have to verify.

Councilmember Wheat stated if the choice is between R-30 or R-40 with waivers, she would be more in favor of the R-40 with waivers.

Mayor Newton opened and closed the public hearing at 8:25 p.m.

The applicant, Ryan Panno, 809 Shelton Drive, told the City Council the request for the waivers and R-40 zoning is because it is a higher zoning and they are working around a large pecan tree at the back of the property which they do not want to destroy.

Mayor Newton closed the public hearing at 8:28 p.m.

Councilmember Nakamura made a motion to approve Resolution R-22-4687, seconded by Councilmember Rigney.

The motion to approve carried by the following vote:

Ayes: 7 – Mayor Newton, Mayor Pro Tem Lindamood, Councilmembers Nakamura, Wheat, Dodson, Kelley, and Rigney.

7. CITIZEN COMMENTS

Kathy Hadley, 204 Timberline Drive North, spoke regarding the roundabout at Glade and Riverwalk, encouraged mulching leaves instead of bagging them and setting out for trash, and thanked the City Council for maintaining Colleyville's uniqueness.

Sayed Syed, 6705 Sapphire Circe North, spoke in regard to the trash service in Fort Worth and Colleyville.

8. ACTION/RESOLUTION: DISCUSSION AND CONSIDERATION OF A RESOLUTION RATIFYING COUNCIL AGENDA ACTION FOR TUESDAY, JANUARY 4, 2022 - READING AND PUBLIC HEARING - RESOLUTION R-22-4688

This resolution was not needed.

9. ADJOURNMENT

There being no further business before the City Council, Mayor Newton adjourned the meeting without objection by the City Council at 8:44 p.m.

APPROVED BY A VOTE OF _ AYES, _ NAYS, ON THIS THE 18TH DAY OF JANUARY 2022.

Minutes taken and prepared by:

*Christine Loven, TRMC
City Secretary*



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
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Agenda Number 4b

Agenda Date 1/18/2022

Number

Type Resolution

Department Engineering

Title

Approval of an Interlocal Agreement with Tarrant County for the rehabilitation of various streets as identified in the agreement and authorizing the City Manager to execute the agreement

Strategic Plan

3.1 Upgrade the condition of major roads and neighborhood streets

Explanation

Reading and Public Hearing

Staff is seeking approval to enter into an Interlocal Agreement (ILA) with Tarrant County for the rehabilitation of Tinker Road, Jackson Road (Cheek-Sparger to Oak Knoll), five streets within the Brighton Oaks neighborhood: Allendale Street, Deepwood Road, Hickory Hill Lane, Sherwood Lane, Spring Hollow Street, and eight streets within the Woodland Hills neighborhood: Carisbrooke Court, Cumberland Court, Eaton Circle, Wilton Woods Court, Beckley Court, Glen Dale Drive, Oxford Court, and Scarborough Lane West.

The City of Colleyville partners with Tarrant County annually to perform street maintenance work. During Fiscal Year 2021, Tarrant County crews resurfaced almost 9 miles of neighborhood streets for the citizens of Colleyville.

The fiscal year 2022 – 2026 Capital Improvement Program (CIP) includes the Local Street Maintenance program with the resurfacing of these roadways.

With the approval of this ILA, Tarrant County will provide the labor and equipment necessary to rehabilitate the roadways, and the City will be responsible for the costs associated with the following items: removal of excess materials, new materials, construction materials testing, traffic control, flaggers, and disposal fees at an off-site landfill facility for waste materials generated during the project. This work will result in the roads being resurfaced in their current configuration.

If approved by City Council, the ILA will be forwarded to Tarrant County for approval at a future Commissioners Court meeting.

Financial Impact

The funding source for this project is provided through the Capital Project Fund.
Form 1295 - not applicable

Recommendation

Approve

Attachments

1. ILA - Colleyville - FY 2022
2. FY2022 County Estimates

THE STATE OF TEXAS

INTERLOCAL AGREEMENT

COUNTY OF TARRANT

This Interlocal Agreement is between Tarrant County, Texas ("COUNTY"), and the City of Colleyville ("CITY").

WHEREAS, the CITY is requesting the COUNTY's assistance to:

- Rehabilitate and Resurface **Tinker Road** located within the City of Colleyville from Pleasant Run Road to 70 ft east of Kingston Drive (Approximately 3,388 linear feet).
- Rehabilitate and Resurface **Jackson Road** located within the City of Colleyville from Oak Knoll Drive to 500 ft south (Approximately 500 linear feet).
- Partial Rehabilitate and Resurface **Sherwood Lane** located within the City of Colleyville from Jackson Road to Hickory Hill Street (Approximately 3,300 linear feet).
- Partial Rehabilitate and Resurface **Spring Hollow Street** located within the City of Colleyville from Cheek Sparger Road to Sherwood Lane (Approximately 1,780 linear feet).
- Resurface **Allendale Street** located within the City of Colleyville from Cheek Sparger Road to Sherwood Lane (Approximately 2,340 linear feet).
- Resurface **Deepwood Road** located within the City of Colleyville from Cheek Sparger Road to Hickory Hill Street (Approximately 1,280 linear feet).
- Resurface **Hickory Hill Street** located within the City of Colleyville from Spring Hollow Street to Dead End (Approximately 2,120 linear feet).
- Resurface **Carisbrooke Court** located within the City of Colleyville from Martin Parkway to Cul-de-Sac (Approximately 410 linear feet).
- Resurface **Cumberland Court** located within the City of Colleyville from Martin Parkway to Cul-de-Sac (Approximately 200 linear feet).

- Resurface **Eaton Circle** located within the City of Colleyville from Martin Parkway to Cul-de-Sac (Approximately 1,950 linear feet).
- Resurface **Wilton Woods Court** located within the City of Colleyville from Martin Parkway to Cul-de-Sac (Approximately 320 linear feet).
- Resurface **Glendale Drive** located within the City of Colleyville from Cheek Sparger Road to Martin Parkway (Approximately 1,550 linear feet).
- Resurface **Oxford Court** located within the City of Colleyville from Scarborough Lane West to Cul-de-Sac (Approximately 226 linear feet).
- Resurface **West Scarborough Lane** located within the City of Colleyville from Glendale Drive to Martin Parkway (Approximately 2,220 linear feet).
- Resurface **Beckley Court** located within the City of Colleyville from Scarborough Lane West to Cul-de-Sac (Approximately 210 linear feet).

Hereinafter, collectively referred to as the “**Project**”.

WHEREAS, the Interlocal Cooperation Act contained in Chapter 791 of the Texas Government Code provides legal authority for the parties to enter into this Agreement; and

WHEREAS, during the performance of the governmental functions and the payment for the performance of those governmental functions under this Agreement, the parties will make the performance and payment from current revenues legally available to that party; and

WHEREAS, the Commissioners Court of the COUNTY and the City Council of the CITY each make the following findings:

- a. This Agreement serves the common interests of both parties;
- b. This Agreement will benefit the public;
- c. The division of costs fairly compensates both parties to this Agreement; and
- d. The CITY and the COUNTY have authorized their representative to sign this Agreement.

- e. Both parties acknowledge that they are each a “governmental entity” and not a “business entity” as those terms are defined in Tex. Gov’t Code § 2252.908, and therefore, no disclosure of interested parties pursuant to Tex. Gov’t Code Section 2252.908 is required.

NOW, THEREFORE, the COUNTY and the CITY agree as follows:

TERMS AND CONDITIONS

1. COUNTY RESPONSIBILITY

The COUNTY will furnish the labor and equipment to assist the CITY in completing the Project:

- **Tinker Road:** Following milling and removal of the excess materials by the CITY, the COUNTY will stabilize the exposed subgrade, regrade, shape, and prime the roadbed, place two inches of asphalt binder, place two inches asphalt surface, backfill the pavement edges and clean the project jobsite.
- **Jackson Road:** Following milling and removal of the excess materials by the CITY, the COUNTY will stabilize the exposed subgrade, regrade, shape, and prime the roadbed, place two inches of asphalt binder, place two inches asphalt surface, backfill the pavement edges and clean the project jobsite.
- **Sherwood Lane:** COUNTY will stabilize selected areas, grade, shape, and prime the roadbed, and place two inches asphalt surface over the entire roadway, backfill the pavement edges and clean the project jobsite.
- **Spring Hollow Street:** COUNTY will stabilize selected areas, grade, shape, and prime the roadbed, and place two inches asphalt surface over the entire roadway, backfill the pavement edges and clean the project jobsite.
- **Allendale Street:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.

- **Deepwood Road:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Hickory Hill Lane:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Carisbrooke Court:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Cumberland Court:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Eaton Circle:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Wilton Woods Court:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Glendale Drive:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Oxford Court:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **West Scarborough Lane:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.
- **Beckley Court:** Following any pavement repairs and removal of the existing hot mix asphaltic surface by the CITY, the COUNTY will place two inches of asphalt surface and clean the project jobsite.

2. CITY RESPONSIBILITY

- 2.1 The CITY will furnish and pay for the actual cost of the materials, including any delivery or freight cost. The CITY will provide a purchase order and will be billed directly by the material supplier. The COUNTY may accumulate and bill the CITY for incidental material cost.
- 2.2 The CITY will pay for one-half of the COUNTY's fuel used to construct this Project. The COUNTY will invoice the CITY for the fuel consumed at the conclusion of the Project.
- 2.3 The CITY will be responsible for all traffic control necessary to safely construct this project. This responsibility includes all advance notices, signage, barricades, pilot vehicles, and flagmen necessary to control traffic in and around the construction site. The CITY will be responsible for and provide portable message boards to supplement traffic control as needed.
- 2.4 The CITY will make all necessary repairs and preparations to the existing roadway prior to the COUNTY starting work.
- 2.5 The CITY will adjust all utilities, manholes and valve boxes for this Project.
- 2.6 The CITY will provide the COUNTY with a hydrant meter and all the water necessary for construction of the Project at no cost to the COUNTY.
- 2.7 The CITY will provide or pay for any engineering, survey, and laboratory testing required for this Project.
- 2.8 The CITY will furnish a nearby site for dumping all spoils and waste materials generated during construction of this Project.
- 2.9 The CITY will provide the material to backfill the pavement edges for this project.
- 2.10 If required, the CITY will be responsible for the design and development of a Storm Water Pollution Prevention Plan (SWPPP). The CITY further agrees to pay for all cost (including sub-contractor materials, labor and equipment) associated with the implementation of the plan. The COUNTY will be responsible for maintenance of the plan during the duration of the Project. Documentation and record keeping of the SWPPP will be the responsibility of the CITY.

3. PROCEDURES DURING PROJECT

COUNTY retains the right to inspect and reject all materials provided for this Project.

If the CITY has a complaint regarding the construction of the project, the CITY must complain in writing to the COUNTY no later than 30 days of the date of project completion.

4. NO WAIVER OF IMMUNITY

This Agreement does not waive COUNTY rights under a legal theory of sovereign immunity. This Agreement does not waive CITY rights under a legal theory of sovereign immunity.

5. OPTIONAL SERVICES

- 5.1 If requested by the CITY, the COUNTY will apply permanent striping coordinated through the Transportation Department. Application of striping by the COUNTY is limited to Project roadways. If the CITY desires permanent striping applied to any roadways or portions of roadways not covered by this Agreement, the CITY will need to enter into a separate agreement with the COUNTY for the provision of those services.
- 5.2 If requested by the CITY, The CITY will reimburse the COUNTY for actual cost of any overtime hours the CITY requires the COUNTY to provide watering the roadway for dust control after regular work hours.
- 5.3 If requested by the CITY, the COUNTY may supplement the CITY's traffic control operations with additional flaggers and/or traffic control devices. Traffic control measures provided by the COUNTY will be billed at the actual labor cost plus 10% for use of the COUNTY traffic control devices

6. TIME PERIOD FOR COMPLETION

The CITY will give the COUNTY notice to proceed at the appropriate time. However, the COUNTY is under no duty to commence construction at any particular time.

7. THIRD PARTY

This contract shall not be interpreted to inure to the benefit of a third party not a party to this contract. This contract may not be interpreted to waive any statutory or common law defense, immunity, including governmental and sovereign immunity, or any limitation of liability, responsibility, or damage of any party to this contract, party's agent, or party's employee, otherwise provided by law.

8. JOINT VENTURE & AGENCY

The relationship between the parties to this Agreement does not create a partnership or joint venture between the parties. This Agreement does not appoint any party as agent for the other party.

9. EFFECTIVE DATE

This Agreement becomes effective when signed by the last party whose signing makes the Agreement fully executed.

10. TERMINATION

This Agreement will automatically terminate on either December 31, 2022 or on the date the project is completed, whichever occurs first. Notwithstanding the foregoing, or any other language to the contrary, either party may terminate this Agreement without cause upon thirty (30) days' written notice to the other party prior to the intended date of termination. In the event of termination by either party, neither party shall have any further obligations to the other party under this Agreement, except that the CITY remains liable to the COUNTY for any outstanding invoice for materials that the COUNTY provides for the project, if any.

TARRANT COUNTY, TEXAS

CITY OF COLLEYVILLE

B. Glen Whitley
County Judge

Jerry Ducay
City Manager

Date: _____

Date: _____

Gary Fickes
Commissioner, Precinct 3

Ray Silva-Reyes
Director of Public Works

Date: _____

Date: _____

Attest:

APPROVED AS TO FORM*

APPROVED AS TO FORM AND LEGALITY

Criminal District Attorney's Office*

City Attorney

* By law, the Criminal District Attorney's Office may only approve contracts for its clients. We reviewed this document as to form from our client's legal perspective. Other parties may not rely on this approval. Instead those parties should seek contract review from independent counsel.

Allendale Street

City of Colleyville

12/9/2021

Limits: Cheek Sparger Road to Sherwood Lane**Existing Conditions:**

Delaminated micro/slurry. Uneven cross slope. Subgrade appears to be fairly sound with mod longitudinal and block cracking. One repair area. Ride quality is fair. No C&G..

Scope of Work: City will full width mill roadway prior to County starting overlay. County will make one full depth repair in failed area then place 2 inch HMAC "D" surface over existing roadway, backfill the shoulders, and clean jobsite.

Project Size: Roadway Length (lf): 2,340 lf
 Stabilization Width (ft): 0 ft
 Binder Width (ft): 0 ft
 Surface Width (ft): 20 ft
 Additional Areas (sy): sy

Stab Area : - sy
 Binder Area: - sy
 Surface Area: 5,200 sy

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
HMAC Binder (2") Repair		0.11 tn/sy		\$ 55.85	\$/tn	50 tn		tn		\$ 2,792.50	\$ -	
Tack Coat	5,200	0.08 gal/sy		\$ 2.85	\$/gal	416 gal		gal		\$ 1,185.60	\$ -	
HMAC (2")	5,200	0.125 tn/sy		\$ 60.85	\$/tn	650 tn		tn		\$ 39,552.50	\$ -	
Topsoil (Backfill Edges)	4,680 lf	0.008 cy/lf		\$ 45.00	\$/cy	35 cy		cy		\$ 1,579.50	\$ -	
						Material Subtotal				\$ 42,317.60	\$ -	
Misc Cost												
Fuel Cost Estimate		50%				\$ 1,100				\$ 550.00	\$ -	
Milling (City Contractor)										\$13,200.00		
			Materials + Misc Cost							\$ 56,067.60	\$ -	
			10% Contingency							\$ 5,606.76		
			Total:							\$61,674.36	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate:

6 days

Comments:

City will pay for all traffic control cost associated with this project.
 City will adjust all utilities and manholes/valves for this project.
 City will provide a nearby disposal area for spoils .
 City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project:(5,200 SY @ 2.5 \$/sy + \$ 200 Mob = \$13,200.00 (Full Mill)

Beckley Court
(City of Colleyville)

12/9/2021

Limits: Scarborough Lane West to Cul-de-Sac

Existing Condition: Old Micro/Slurry Deliminating. Some longitudinal and traverse cracking. Structurally Good Condition. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMA "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	210 lf									
	Stabilization Width (ft) :	0 ft						Stab Area :	-	sy	
	Binder Width (ft):	0 ft						Binder Area:	-	sy	
	Surface Width (ft):	26 ft						Surface Area:	1,107	sy	
	Additional Areas (sy):	500 sy									

Cul-de-Sac

Estimate:											
Roadway Materials:											
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
Tack Coat (Surface)	1,107	0.08 gal/sy	\$ 2.85	\$/gal	89 gal			gal	\$ 252.32	\$ -	
HMAC (2")	1,107	0.125 tn/sy	\$ 60.85	\$/tn	138 tn			tn	\$ 8,417.58	\$ -	
					Subtotal				\$ 8,669.90	\$ -	
Misc Cost											
Milling (City Sub-contract)									\$ 1,341.67		
Fuel Cost Estimate			50% Actual		\$ 300				\$ 150.00	\$ -	
Stripe			0.033 \$/lf		\$ -				\$ -		
			Materials + Misc Cost						\$ 10,161.57		
			10% Contingency						\$ 1,016.16		
			Total:						\$11,177.73	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 2 days

Comments:

- City will responsible for all traffic control required to construct this project.
- City will adjust all utilities and manholes/valves for this project.
- City will provide a nearby disposal area for spoils .
- City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 537 sy @2.5 \$/sy + \$ Mob = \$ 1,341.67 (Wedge Mill)

Carisbrooke Court
(City of Colleyville)

12/9/2021

Limits: Martin Parkway to Cul-de-Sac

Existing Condition: Old Micro/Slurry Deliminating. Moderate longitudinal and block cracking. Structurally Good Condition. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMA "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	410 lf									
	Stabilization Width (ft) :	0 ft						Stab Area :	-	sy	
	Binder Width (ft):	0 ft						Binder Area:	-	sy	
	Surface Width (ft):	26 ft						Surface Area:	1,684	sy	
	Additional Areas (sy):	500 sy									

Cul-de-Sac

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
Tack Coat (Surface)	1,684	0.08 gal/sy	\$ 2.85	\$/gal	135 gal			gal	\$ 384.05	\$ -		
HMAC (2")	1,684	0.125 tn/sy	\$ 60.85	\$/tn	211 tn			tn	\$ 12,812.31	\$ -		
					Subtotal				\$ 13,196.36	\$ -		
Misc Cost												
Milling (City Sub-contract)									\$ 2,119.44			
Fuel Cost Estimate			50% Actual		\$ 300				\$ 150.00	\$ -		
Stripe			0.033 \$/lf		\$ -				\$ -			
		Materials + Misc Cost							\$ 15,465.80			
		10% Contingency							\$ 1,546.58			
		Total:							\$17,012.38	\$ -		

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 2 days

Comments:

- City will responsible for all traffic control required to construct this project.
- City will adjust all utilities and manholes/valves for this project.
- City will provide a nearby disposal area for spoils .
- City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 848 sy @2.5 \$/sy + \$ Mob = \$ 2,119.44 (Wedge Mill)

Cumberland Court
(City of Colleyville)

12/9/2021

Limits: Martin Parkway to Cul-de-Sac

Existing Condition: Old Micro/Slurry Deliminating. Moderate longitudinal and block cracking. Structurally Good Condition. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMAC "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	200 lf									
	Stabilization Width (ft) :	0 ft						Stab Area :	-	sy	
	Binder Width (ft):	0 ft						Binder Area:	-	sy	
	Surface Width (ft):	26 ft						Surface Area:	1,078	sy	
	Additional Areas (sy):	500 sy									

Cul-de-Sac

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
Tack Coat (Surface)	1,078	0.08 gal/sy		\$ 2.85	\$/gal	86 gal		gal		\$ 245.73	\$ -	
HMAC (2")	1,078	0.125 tn/sy		\$ 60.85	\$/tn	135 tn		tn		\$ 8,197.85	\$ -	
						Subtotal				\$ 8,443.58	\$ -	
Misc Cost												
Milling (City Sub-contract)										\$ 1,302.78		
Fuel Cost Estimate				50% Actual		\$ 300				\$ 150.00	\$ -	
Stripe				0.033	\$/lf	\$ -				\$ -		
			Materials + Misc Cost							\$ 9,896.36		
			10% Contingency							\$ 989.64		
			Total:							\$10,885.99	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 2 days

Comments:

- City will responsible for all traffic control required to construct this project.
- City will adjust all utilities and manholes/valves for this project.
- City will provide a nearby disposal area for spoils .
- City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 521 sy @2.5 \$/sy + \$ Mob = \$ 1,302.78 (Wedge Mill)

Deepwood Road
City of Colleyville

12/9/2021

Limits: Cheek Sparger Road to Hickory Hill Street

Existing Conditions: No micro/slurry. Uneven cross slope. Subgrade appears to be fairly sound with low longitudinal and block cracking. Ride quality is good. No C&G..

Scope of Work: City will full width mill roadway prior to County starting overlay. County will place 2 inch HMAC "D" surface over existing roadway, backfill the shoulders, and clean jobsite.

Project Size: Roadway Length (lf): 1,280 lf
Stabilization Width (ft): 0 ft
Binder Width (ft): 0 ft
Surface Width (ft): 20 ft
Additional Areas (sy): sy

Stab Area : - sy
Binder Area: - sy
Surface Area: 2,844 sy

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
Tack Coat	2,844	0.08 gal/sy		\$ 2.85	\$/gal	228	gal		gal	\$ 648.53	\$ -	
HMAC (2")	2,844	0.125 tn/sy		\$ 60.85	\$/tn	356	tn		tn	\$ 21,635.56	\$ -	
Topsoil (Backfill Edges)	2,560 lf	0.008 cy/lf		\$ 45.00	\$/cy	19	cy		cy	\$ 864.00	\$ -	
						Material Subtotal				\$ 23,148.09	\$ -	
Misc Cost												
Fuel Cost Estimate		50%				\$ 700				\$ 350.00	\$ -	
Milling (City Contractor)										\$7,311.11		
		Materials + Misc Cost								\$ 30,809.20	\$ -	
		10% Contingency								\$ 3,080.92		
		Total:								\$33,890.12	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate:

4 days

Comments:

City will pay for all traffic control cost associated with this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (2,844 SY @ 2.5 \$/sy + \$ 200 Mob = \$7,311.11 (Full Mill))

Eaton Circle
(City of Colleyville)

12/9/2021

Limits: Martin Parkway to Cul-de-Sac

Existing Condition: No Micro/slurry. Moderate longitudinal and block cracking. Several pending failures need to be repaired prior to overlay. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMAC "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	1,950	lf	
	Stabilization Width (ft) :	0	ft	
	Binder Width (ft):	0	ft	
	Surface Width (ft):	26	ft	
	Additional Areas (sy):	375	sy	Mouse Ear

Stab Area : - sy
Binder Area: - sy
Surface Area: 6,008 sy

	Estimate:											
	Roadway Materials:											
		Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
	Tack Coat (Surface)	6,008	0.08 gal/sy	\$	2.85	\$/gal	481	gal		gal	\$ 1,369.90	\$ -
	HMAC (2")	6,008	0.125 tn/sy	\$	60.85	\$/tn	751	tn		tn	\$ 45,700.89	\$ -
							Subtotal				\$ 47,070.79	\$ -
	Misc Cost											
	Milling (City Sub-contract)										\$ 7,770.83	
	Fuel Cost Estimate				50% Actual		\$ 500				\$ 250.00	\$ -
	Stripe				0.033	\$/lf	\$ -				\$ -	
			Materials + Misc Cost								\$ 55,091.62	
			10% Contingency								\$ 5,509.16	
			Total:								\$60,600.78	\$ -

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 3 days

Comments: City will responsible for all traffic control required to construct this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 3,108 sy @2.5 \$/sy + \$ Mob = \$ 7,770.83 (Wedge Mill)

(City of Colleyville)

12/9/2021

Limits: Cheek Sparger Rd to Martin Parkway

Existing Condition: Old Micro/Slurry Deliminating. Some longitudinal and traverse cracking. Structurally Good Condition. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMAC "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	1,550	lf	
	Stabilization Width (ft) :	0	ft	
	Binder Width (ft):	0	ft	
	Surface Width (ft):	26	ft	
	Additional Areas (sy):	375	sy	Mouse Ear

Stab Area : - sy
Binder Area: - sy
Surface Area: 4,853 sy

	Estimate:											
	Roadway Materials:											
		Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
	Tack Coat (Surface)	4,853	0.08 gal/sy	\$	2.85 \$/gal		388 gal		gal	\$	1,106.43	\$ -
	HMAC (2")	4,853	0.125 tn/sy	\$	60.85 \$/tn		607 tn		tn	\$	36,911.44	\$ -
							Subtotal			\$	38,017.87	\$ -
	Misc Cost											
	Milling (City Sub-contract)									\$	6,027.78	
	Fuel Cost Estimate				50% Actual		\$ 500			\$	250.00	\$ -
	Stripe				0.033 \$/lf		\$ -			\$	-	
			Materials + Misc Cost							\$	44,295.65	
			10% Contingency							\$	4,429.57	
			Total:								\$48,725.22	\$ -

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 3 days

Comments: City will responsible for all traffic control required to construct this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 2,411 sy @2.5 \$/sy + \$ Mob = \$ 6,027.78 (Wedge Mill)

Prepared by: Richard Schiller
Tarrant County - Precinct Three

Hickory Hill Street
City of Colleyville

12/9/2021

Limits: Spring Hollow Street to Dead End

Existing Conditions: Delaminated micro/slurry. Uneven cross slope. Subgrade appears to be fairly sound with mod longitudinal and block cracking. High Crown in one area. Ride quality is fair. No C&G..

Scope of Work: City will full width mill roadway prior to County starting overlay. County will place 2 inch HMAC "D" surface over existing roadway, backfill the shoulders, and clean jobsite.

Project Size: Roadway Length (lf): 2,120 lf
Stabilization Width (ft) : 0 ft
Binder Width (ft): 0 ft
Surface Width (ft): 20 ft
Additional Areas (sy): sy

Stab Area : - sy
Binder Area: - sy
Surface Area: 4,711 sy

Estimate:											
Roadway Materials:											
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
Tack Coat	4,711	0.08 gal/sy	\$ 2.85	\$/gal	377	gal		gal	\$ 1,074.13	\$ -	-
HMAC (2")	4,711	0.125 tn/sy	\$ 60.85	\$/tn	589	tn		tn	\$ 35,833.89	\$ -	-
Topsoil (Backfill Edges)	4,240 lf	0.008 cy/lf	\$ 45.00	\$/cy	32	cy		cy	\$ 1,431.00	\$ -	-
						Material Subtotal			\$ 38,339.02	\$ -	-
Misc Cost											
Fuel Cost Estimate		50%			\$ 900				\$ 450.00	\$ -	-
Milling (City Contractor)									\$11,977.78		
			Materials + Misc Cost						\$ 50,766.80	\$ -	-
			10% Contingency						\$ 5,076.68		
			Total:						\$55,843.48	\$ -	-

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate:

5 days

Comments:

City will pay for all traffic control cost associated with this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project:(4,711 SY @ 2.5 \$/sy + \$ 200 Mob = \$11,977.78 (Full Mill)

Jackson Road
City of Colleyville

12/9/2021

Limits: Oak Knoll Hill to Round-a-Bout

Existing Conditions: Moderate longitudinal cracking. Ride quality is good-fair. No C&G.

Scope of Work: County will make one full depth asphalt repair and stablized one larger area. City will full width mill roadway prior to County starting overlay. Place 2 inch HMAC "B " surface binder and 2 inch Ty "D" HMAC surface over existing roadway, backfill the shoulders, and clean jobsite.

Project Size: Roadway Length (lf): 500 lf
Stabilization Width (ft) : 24 ft
Binder Width (ft): 23 ft
Surface Width (ft): 22 ft
Additional Areas (sy): sy

Stab Area : 1,333 sy
Binder Area: 1,278 sy
Surface Area: 1,222 sy

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
Cement Slurry	1,333	32 lb/sy		\$ 218.00	\$/tn	21.3 tn		tn		\$ 4,650.67	\$ -	-
Prime (30/70 AEP)	1,333	0.15 gal/sy		\$ 1.98	\$/gal	100 gal		gal		\$ 198.00	\$ -	-
Tack Coat	2,500	0.08 gal/sy		\$ 2.85	\$/gal	200 gal		gal		\$ 570.00	\$ -	-
HMAC Binder (2")	1,278	0.110 tn/sy		\$ 55.85	\$/tn	141 tn		tn		\$ 7,850.03	\$ -	-
HMAC Surface (2")	1,222	0.125 tn/sy		\$ 60.85	\$/tn	153 tn		tn		\$ 9,296.53	\$ -	-
Topsoil (Backfill Edges)	1,000 lf	0.008 cy/lf		\$ 45.00	\$/cy	8 cy		cy		\$ 337.50	\$ -	-
						Material Subtotal				\$ 22,902.72	\$ -	-
Misc Cost												
Fuel Cost Estimate		50%				\$ 525				\$ 262.50	\$ -	-
Tags				\$ 0.50		25 ea		96		\$ 12.50	\$ -	-
Striping				\$ 0.03		2,000 lf				\$ 60.00		
Milling (City Contractor)										\$4,050.00		
			Materials + Misc Cost							\$ 27,287.72	\$ -	-
			10% Contingency							\$ 2,728.77		
			Total:							\$30,016.49	\$ -	-

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate:

8 days

Comments:

City will pay for all traffic control cost associated with this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (1,222 SY @ 3.15 \$/sy + \$ 200 Mob = \$4,050.00 (Full Mill))

Oxford Court
(City of Colleyville)

12/9/2021

Limits: Scarborough Lane West to Cul-de-Sac

Existing Condition: Old Micro/Slurry Deliminating. Some longitudinal and traverse cracking. Structurally Good Condition. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMAC "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	226 lf									
	Stabilization Width (ft) :	0 ft					Stab Area :	-	sy		
	Binder Width (ft):	0 ft					Binder Area:	-	sy		
	Surface Width (ft):	26 ft					Surface Area:	1,153	sy		
	Additional Areas (sy):	500 sy									

Cul-de-Sac

Estimate:											
Roadway Materials:											
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
Tack Coat (Surface)	1,153	0.08 gal/sy		\$ 2.85	\$/gal	92 gal		gal		\$ 262.86	\$ -
HMAC (2")	1,153	0.125 tn/sy		\$ 60.85	\$/tn	144 tn		tn		\$ 8,769.16	\$ -
						Subtotal				\$ 9,032.02	\$ -
Misc Cost											
Milling (City Sub-contract)										\$ 1,403.89	
Fuel Cost Estimate				50% Actual		\$ 300				\$ 150.00	\$ -
Stripe				0.033	\$/lf	\$ -				\$ -	
			Materials + Misc Cost							\$ 10,585.91	
			10% Contingency							\$ 1,058.59	
			Total:							\$11,644.50	\$ -

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 2 days

Comments:

- City will responsible for all traffic control required to construct this project.
- City will adjust all utilities and manholes/valves for this project.
- City will provide a nearby disposal area for spoils .
- City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 562 sy @2.5 \$/sy + \$ Mob = \$ 1,403.89 (Wedge Mill)

(City of Colleyville)

Limits: Glendale Drive to Martin Parkway

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMAC "D" surface over the existing roadway and clean the jobsite.

Stab Area : - sy
Binder Area: - sy
Surface Area: 7,163 sy

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 3 days

Comments: City will responsible for all traffic control required to construct this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Prepared by: Richard Schiller
Tarrant County - Precinct Three

Sherwood Lane

City of Colleyville

12/9/2021

Limits: Jackson Road to Hickory Hill Street

Existing Conditions: Delaminated micro/slurry. Uneven cross slope. Moderate longitudinal and block cracking reflecting thru. Several areas with pending base failures. One localized failure. Ride quality is fair. No C&G..

Scope of Work: County will make one full depth asphalt repair and stablized one larger area. City will full width mill roadway prior to County starting overlay. Place 2 inch HMAC "D" surface over existing roadway, backfill the shoulders, and clean jobsite.

Project Size: Roadway Length (lf): 3,300 lf
 Stabilization Width (ft) : 0 ft (850 lf x 20 ft)
 Binder Width (ft): 0 ft
 Surface Width (ft): 20 ft
 Additional Areas (sy): sy

Stab Area : 1,889 sy
 Binder Area: - sy
 Surface Area: 7,333 sy

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
Cement Slurry	1,889	32 lb/sy		\$ 218.00	\$/tn	30.22	tn	tn		\$ 6,588.44	\$ -	
Prime (30/70 AEP)	1,889	0.15 gal/sy		\$ 1.98	\$/gal	100	gal	gal		\$ 198.00	\$ -	
HMAC Binder (2") Repair		0.11 tn/sy		\$ 55.85	\$/tn	45	tn	tn		\$ 2,513.25	\$ -	
Tack Coat	7,333	0.08 gal/sy		\$ 2.85	\$/gal	587	gal	gal		\$ 1,672.00	\$ -	
HMAC (2")	7,333	0.125 tn/sy		\$ 60.85	\$/tn	917	tn	tn		\$ 55,779.17	\$ -	
Topsoil (Backfill Edges)	6,600 lf	0.008 cy/lf		\$ 45.00	\$/cy	50	cy	cy		\$ 2,227.50	\$ -	
						Material Subtotal				\$ 68,978.36	\$ -	
Misc Cost												
Fuel Cost Estimate		50%				\$ 1,275				\$ 637.50	\$ -	
Milling (City Contractor)										\$18,533.33		
		Materials + Misc Cost								\$ 88,149.19	\$ -	
		10% Contingency								\$ 8,814.92		
		Total:								\$96,964.11	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate:

7 days

Comments:

City will pay for all traffic control cost associated with this project.
 City will adjust all utilities and manholes/valves for this project.
 City will provide a nearby disposal area for spoils .
 City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project:(7,333 SY @ 2.5 \$/sy + \$ 200 Mob = \$18,533.33 (Full Mill)

Spring Hollow Street

City of Colleyville

12/9/2021

Limits: Cheek Sparger Road to Sherwood Lane

Existing Conditions: Delaminated micro/slurry. Uneven cross slope. Subgrade appears to be fairly sound with mod longitudinal and block cracking reflecting thru. Two full depth repair areas. One larger area to stabilize. Ride quality is fair. No C&G..

Scope of Work: County will make two full depth asphalt repairs and stablized one larger area. City will full width mill roadway prior to County starting overlay. Place 2 inch HMAC "D" surface over existing roadway, backfill the shoulders, and clean jobsite.

Project Size: Roadway Length (lf): 1,780 lf
 Stabilization Width (ft): 0 ft (425 lf *20ft)
 Binder Width (ft): 0 ft
 Surface Width (ft): 20 ft
 Additional Areas (sy): sy

Stab Area : 950 sy
 Binder Area: - sy
 Surface Area: 3,956 sy

Estimate:												
Roadway Materials:												
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final	
Cement Slurry	950	32 lb/sy		\$ 218.00	\$/tn	15.20	tn	tn		\$ 3,313.60	\$ -	
Prime (30/70 AEP)	0	0.15 gal/sy		\$ 1.98	\$/gal	100	gal	gal		\$ 198.00	\$ -	
HMAC Binder (2") Repair		0.11 tn/sy		\$ 55.85	\$/tn	75	tn	tn		\$ 4,188.75	\$ -	
Tack Coat	3,956	0.08 gal/sy		\$ 2.85	\$/gal	316	gal	gal		\$ 901.87	\$ -	
HMAC (2")	3,956	0.125 tn/sy		\$ 60.85	\$/tn	494	tn	tn		\$ 30,086.94	\$ -	
Topsoil (Backfill Edges)	3,560 lf	0.008 cy/lf		\$ 45.00	\$/cy	27	cy	cy		\$ 1,201.50	\$ -	
						Material Subtotal				\$ 39,890.66	\$ -	
Misc Cost												
Fuel Cost Estimate		50%				\$ 900				\$ 450.00	\$ -	
Milling (City Contractor)										\$10,088.89		
		Materials + Misc Cost								\$ 50,429.55	\$ -	
		10% Contingency								\$ 5,042.96		
		Total:								\$55,472.51	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate:

5 days

Comments:

City will pay for all traffic control cost associated with this project.
 City will adjust all utilities and manholes/valves for this project.
 City will provide a nearby disposal area for spoils .
 City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project:(3,956 SY @ 2.5 \$/sy + \$ 200 Mob = \$10,088.89 (Full Mill)

City of Colleyville

12/9/2021

Limits: Pleasant Run Road to Kingston Drive

Existing Conditions: Moderate longitudinal, block and alligator cracking. Some rutting and patching. Ride quality is fair. Some C&G on west end. Width Varies 22-38 ft.

Scope of Work: City will remove approx 4 inches of existing material. County will reclaim and stabilized the existing road base (eight inches deep) with 32#/sy stabilization agent and place 2 inch asphalt binder and 2 inch HMAC "D" surface, backfill the shoulders and clean the jobsite.

Project Size:	Roadway Length (lf):	3,425 lf			
	Stabilization Width (ft) :	24 ft		Stab Area :	10,840 sy
	Binder Width (ft):	23 ft		Binder Area:	10,459 sy
	Surface Width (ft):	22 ft		Surface Area:	10,079 sy
	Additional Areas (sy):	1707 sy	Additional Width in Wide Area		

	Estimate:											
	Roadway Materials:											
		Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
	Cement Slurry	10,840	32 lb/sy		\$ 218.00	\$/tn	173.4	tn	tn		\$ 37,809.92	\$ -
	Prime (30/70 AEP)	10,840	0.15 gal/sy		\$ 1.98	\$/gal	100	gal	gal		\$ 198.00	\$ -
	Tack Coat	20,538	0.08 gal/sy		\$ 2.85	\$/gal	1643	gal	gal		\$ 4,682.74	\$ -
	HMAC Binder (2")	10,459	0.110 tn/sy		\$ 57.25	\$/tn	1151	tn	tn		\$ 65,868.35	\$ -
	HMAC Surface (2")	10,079	0.125 tn/sy		\$ 62.25	\$/tn	1260	tn	tn		\$ 78,426.35	\$ -
	Topsoil (Backfill Edges)	6,850 lf	0.008 cy/lf		\$ 45.00	\$/cy	51	cy	cy		\$ 2,311.88	\$ -
							Material Subtotal				\$ 189,297.24	\$ -
	Misc Cost											
	Fuel Cost Estimate		50%				\$ 1,275				\$ 637.50	\$ -
	Tabs				\$ 0.50		171	ea			\$ 85.63	\$ -
	Striping				\$ 0.035		13,700	lf			\$ 479.50	
	Milling (City Contractor)										\$31,948.50	
			Materials + Misc Cost								\$ 222,448.37	\$ -
			10% Contingency								\$ 22,244.84	
			Total:								\$244,693.20	\$ -

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 20 days

Comments: City will pay for all traffic control cost associated with this project.
City will adjust all utilities and manholes/valves for this project.
City will provide a nearby disposal area for spoils .
City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 10,079 SY @ 3.15 \$/sy + \$ 200 Mob = \$31,948.50 (Full Mill)

Wilton Woods Court
(City of Colleyville)

12/9/2021

Limits: Martin Parkway to Cul-de-Sac

Existing Condition: Old Micro/Slurry Deliminating. Some longitudinal and block cracking. Structurally Good Condition. Good ride. C&G.

Scope Of Work: City will wedge mill the roadway prior to the County starting overlay. County will place a 2 inch HMA "D" surface over the existing roadway and clean the jobsite.

Project Size:	Roadway Length (lf):	320 lf									
	Stabilization Width (ft) :	0 ft						Stab Area :	-	sy	
	Binder Width (ft):	0 ft						Binder Area:	-	sy	
	Surface Width (ft):	26 ft						Surface Area:	1,424	sy	
	Additional Areas (sy):	500 sy									

Cul-de-Sac

Estimate:											
Roadway Materials:											
	Sq Yds	Rate/SY		Cost		Estimate		Final		\$ Estimate	\$ Final
Tack Coat (Surface)	1,424	0.08 gal/sy	\$ 2.85	\$/gal	114 gal		gal		\$ 324.77	\$ -	
HMAC (2")	1,424	0.125 tn/sy	\$ 60.85	\$/tn	178 tn		tn		\$ 10,834.68	\$ -	
					Subtotal				\$ 11,159.45	\$ -	
Misc Cost											
Milling (City Sub-contract)									\$ 1,769.44		
Fuel Cost Estimate			50% Actual		\$ 300				\$ 150.00	\$ -	
Stripe			0.033 \$/lf		\$ -				\$ -		
		Materials + Misc Cost							\$ 13,078.90		
		10% Contingency							\$ 1,307.89		
		Total:							\$14,386.79	\$ -	

Material cost based on Oct 2021. (Subject to change)

Construction Time Estimate: 2 days

Comments:

- City will responsible for all traffic control required to construct this project.
- City will adjust all utilities and manholes/valves for this project.
- City will provide a nearby disposal area for spoils .
- City will provide a hydrant meter and all water for this project.

Estimated Cost to Mill the project: (4 708 sy @2.5 \$/sy + \$ Mob = \$ 1,769.44 (Wedge Mill)



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 4c

Agenda Date 1/18/2022

Number

Type Resolution

Department Engineering

Title

Approval of rejecting all bids for the Waste Water Project 5 - Quails Path Sanitary Sewer Line Replacement project

Strategic Plan

3.2 Ensure regular repair and replacement of water and wastewater facilities

Explanation

Reading and Public Hearing

The Waste Water Project 5 - Quails Path Sanitary Sewer Line Replacement project involves constructing a new sanitary sewer lateral and replacing concrete road panels for the western half of the roadway from L.D. Lockett Road to approximately 650 feet north of the Quails Path/L.D. Lockett intersection.

Public notification of the invitation for bids was advertised in the Fort Worth Star-Telegram on November 21, November 28, December 5, and December 12, 2021. The notice to bidders and bid packet were posted on CivCast for free downloading and distributed to the Dodge Lead Center, BlueBook Building and Construction Network, and Construct Connect, which includes ISqFt, CMD, CDC, and Bid Clerk. The project had 90 plan holders, of which were one architect, three engineers, 28 general contractors, 22 sub-contractors, seven manufacturers, five others, five plan rooms, and 19 suppliers. The City received six sealed bids, which were opened and publicly read aloud on January 4, 2022.

During the bid advertisement phase, it was determined that two line items in the bid packet needed to be updated. Staff posted the updates in CivCast shortly before the submittal deadline. After the bids were open, staff identified that some of the bids received did not include the updated line item amounts. To ensure the integrity of the bid process and fairness to all parties, the decision has been made to recommend the rejection of all bids and to rebid the project.

Financial Impact

The funding source for this project is the Capital Utility Fund.

Recommendation

Approve

Attachments

1. Quails Path Bid Tabulation

**Wastewater Project 5: Quails Path
ID: ENG-2022-001**

Bid Tabulation January 4, 2022

Item	Description	Unit	QTY	Texas Standard Construction, Ltd.	GRod construction, LLC.	Nu-Way Co	FM UTILITIES LLC	Canary Construction, Inc.	ATKINS BROS.
	General Items								
1	Mobilization	LS	1	\$38,000.00	\$40,000.00	\$30,000.00	\$39,400.21	\$40,000.00	\$25,000.00
2	Right of Way Preparation	LS	1	\$58,950.00	\$9,200.00	\$25,000.00	\$5,000.00	\$5,000.00	\$5,500.00
3	Project Sign	EA	1	\$1,295.00	\$625.00	\$1,000.00	\$2,500.00	\$1,200.00	\$750.00
4	Project Communication	LS	1	\$7,890.00	\$2,250.00	\$5,000.00	\$5,000.00	\$3,500.00	\$500.00
5	Pre-Project Video Survey	LS	1	\$1,950.00	\$750.00	\$1,000.00	\$3,000.00	\$3,500.00	\$1,000.00
6	Post-Project Video Survey	LS	1	\$1,950.00	\$750.00	\$1,000.00	\$3,000.00	\$3,500.00	\$1,000.00
7	Furnish, Install, Maintain & Remove Erosion Control Devices	LS	1	\$7,275.00	\$4,500.00	\$20,000.00	\$2,500.00	\$3,500.00	\$5,000.00
8	Furnish, Install & Maintain Temporary Traffic Control Devices & Detours	LS	1	\$8,900.00	\$7,500.00	\$20,000.00	\$6,000.00	\$3,500.00	\$5,000.00
9	Prepare & Implement Storm Water Pollution Prevention Plan	LS	1	\$1,250.00	\$2,500.00	\$5,000.00	\$2,500.00	\$3,500.00	\$3,500.00
10	Remove and Replace Existing Masonry Mailboxes	EA	3	\$6,456.00	\$5,250.00	\$22,500.00	\$1,200.00	\$6,000.00	\$3,000.00
11	Remove and Replace Existing Pole Mailboxes	EA	2	\$1,170.00	\$1,300.00	\$2,000.00	\$400.00	\$2,000.00	\$1,400.00
12	Temporary Irrigation	LS	1	\$5,215.00	\$4,500.00	\$10,000.00	\$8,500.00	\$1,500.00	\$2,500.00
13	Remove Fence and Install Gate for Channel Maintenance	EA	1	\$6,900.00	\$4,000.00	\$7,500.00	\$8,500.00	\$2,500.00	\$5,200.00
14	Irrigation Repair	LS	1	\$4,200.00	\$25,000.00	\$10,000.00	\$25,000.00	\$25,000.00	\$5,000.00
15	Construction Contingency	LS	1	\$3,500.00	\$50,000.00	\$25,000.00	\$50,000.00	\$50,000.00	\$10,000.00
	Sub Total General Items			\$154,901.00	\$158,125.00	\$185,000.00	\$162,500.21	\$154,200.00	\$74,350.00

Sanitary Sewer Improvements

1	Pre-Television Existing Sanitary Sewer Lines	LF	585	\$3,422.25	\$2,047.50	\$4,095.00	\$2,340.00	\$2,340.00	\$4,095.00
2	10" PVC SDR-26 Sanitary Sewer Pipe by Open Cut	LF	541	\$52,747.50	\$70,330.00	\$70,330.00	\$114,140.18	\$129,840.00	\$81,150.00
3	10" PVC SDR-26 Sanitary Sewer Pipe w/16"	LF	44	\$25,828.00	\$34,100.00	\$28,600.00	\$48,400.00	\$24,200.00	\$12,760.00
4	5' Diameter Sanitary Sewer Manhole (0-6'	EA	4	\$43,200.00	\$36,400.00	\$52,000.00	\$42,000.00	\$72,000.00	\$36,000.00
5	Additional Depth for 5' Diameter Sanitary Sewer	VF	19	\$38,665.00	\$9,500.00	\$9,500.00	\$13,300.00	\$9,500.00	\$7,600.00
6	Remove Existing Sanitary Sewer Manhole	EA	2	\$1,440.00	\$6,000.00	\$10,000.00	\$17,000.00	\$3,000.00	\$3,000.00
7	4-inch SDR-26 PVC Sanitary Sewer Service	EA	4	\$4,740.00	\$8,000.00	\$12,000.00	\$18,000.00	\$14,000.00	\$280.00
8	4-inch SDR-26 PVC Sanitary Sewer Service by	EA	2	\$7,648.00	\$5,000.00	\$10,000.00	\$9,000.00	\$11,000.00	\$2,300.00
9	Temporary Pavement (Trench) Repair	SY	410	\$17,220.00	\$6,150.00	\$10,250.00	\$14,350.00	\$26,650.00	\$32,800.00

Item	Description	Unit	QTY	Texas Standard Construction, Ltd.	GRod construction, LLC.	Nu-Way Co	FM UTILITIES LLC	Canary Construction, Inc.	ATKINS BROS.
10	Connect to Existing Sanitary Sewer Pipe	EA	3	\$5,238.00	\$6,000.00	\$12,000.00	\$10,500.00	\$7,500.00	\$2,100.00
11	Connect to Existing Sanitary Sewer Manhole	EA	1	\$7,685.00	\$2,000.00	\$2,000.00	\$3,500.00	\$2,500.00	\$1,500.00
12	Trench Safety for Sanitary Sewer (Up to 22-	LF	541	\$5,220.65	\$3,246.00	\$13,525.00	\$5,410.00	\$2,164.00	\$162,300.00
13	Post-Television All New Sanitary Sewer Lines	LF	585	\$2,281.50	\$2,340.00	\$4,095.00	\$2,340.00	\$2,340.00	\$2,340.00
14	Abandonment of Existing 8" Sanitary Sewer	EA	586	\$12,306.00	\$11,720.00	\$5,860.00	\$12,306.00	\$29,300.00	\$12,306.00
	Sub Totals Sanitary Sewer Improvements			\$227,641.90	\$202,833.50	\$244,255.00	\$312,586.18	\$336,334.00	\$360,531.00

Paving and Restoration Improvements

1	Unclassified Excavation	SY	977	\$12,652.15	\$14,655.00	\$43,965.00	\$52,758.00	\$58,620.00	\$146,550.00
2	Preparation & Manipulation 10-inch Lime Treated Subgrade	SY	977	\$3,859.15	\$19,540.00	\$7,816.00	\$34,195.00	\$58,620.00	\$19,540.00
3	Furnish Hydrated Lime for Treated Subgrade (36 lbs/SY)	TN	18	\$3,222.00	\$4,140.00	\$4,500.00	\$450.00	\$10,800.00	\$2,700.00
4	Preparation & Manipulation 8-inch Cement Treated Subgrade	SY	977	\$5,129.25	\$19,540.00	\$9,770.00	\$43,965.00	\$58,620.00	\$39,080.00
5	Furnish Type I Portland Cement (30 lbs/SY)	TN	15	\$2,985.00	\$3,900.00	\$4,500.00	\$600.00	\$9,000.00	\$2,250.00
6	7" Reinforced Concrete Street Pavement w/Monolithic Curb	SY	977	\$86,122.55	\$84,999.00	\$79,137.00	\$146,550.00	\$161,205.00	\$244,250.00
7	Restore Disturbed Areas	SY	120	\$4,680.00	\$3,600.00	\$3,600.00	\$36,000.00	\$2,400.00	\$21,000.00
8	Reconstruction of Concrete Driveways	SY	60	\$6,420.00	\$12,000.00	\$7,200.00	\$30,000.00	\$13,200.00	\$19,200.00
9	Remove, Replace, Repair and Install Chain Link Fence and Gate	SF	120	\$1,548.00	\$7,800.00	\$9,000.00	\$7,800.00	\$7,800.00	\$3,240.00
	Sub Total Paving and Restoration			\$126,618.10	\$170,174.00	\$169,488.00	\$352,318.00	\$380,265.00	\$497,810.00

	Grand Total			\$509,161.00	\$531,132.50	\$598,743.00	\$827,404.39	\$870,799.00	\$932,691.00
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City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 5a

Agenda Date 1/18/2022

Number

Type Report

Department Finance

Title

Monthly Financial Report - December 2021

Explanation

General Fund

Through the third month of the new fiscal year, the General Fund has collected \$8.9 million in revenue and spent 29%, or \$7.8 million, of budgeted expenditures. While well in positive territory, cash flow here is nevertheless still trailing last year's position, driven primarily by higher personnel costs and lower fine and permit revenues through this month. Approximately half of our property tax budget has been collected through December, and most of the outstanding amount should hit accounts in January. This will result in a large budget surplus on the next report, which the fund will then spend down through the end of the year.

Sales tax revenue

Colleyville received its second collection of the fiscal year, and it brought in another 20% over November of last year. Together with last month, this puts total YTD growth to 19.9% over FY21, and makes for a total dollar gain of almost \$270,000. Statewide, Texas cities saw another month of double digit gains for a total fiscal year increase of 21%, with DFW cities at 23%. Destination-based economies such as Hurst and Grapevine are continuing to post higher gains, indicating heightened in-person consumer activity.

Utility Fund

Through the third month of the fiscal year, the Utility Fund has collected 25% of its budgeted revenue and spent 16% of its budgeted expenditures, yielding a much stronger surplus than this time in the previous year. As summary indicates, the City's direct revenues have come in a little lower than its expenses, although this is more than offset by the YTD Trinity River Authority savings. Isolating the Trinity River Authority revenues and costs, it is evident the City has only been billed for debt service costs in the first two months of our fiscal year, having already met their revenue requirement. December marks the first month of the TRA's new fiscal year, and the City will be fully billed for water usage through September. As is the case with every fiscal year, any savings will go directly into the City's cash-funded capital improvement program to prevent any future debt issues as well as reduce any needed rate increases in the coming year.

Drainage Fund

To date, the Drainage Utility Fund has received 25% of its budgeted revenue and spent 21% of its expenditures. This fund's cash flow is stronger than the previous year, with a surplus of \$110,000, led by lower spending in almost every expense category. Historically,

drainage fee revenues tended to average at 1.2% higher than the previous fiscal year. However, as the City has reached nearer to build out these revenues tend to be more stable from year to year. At this point we're seeing little growth for FY22, which is consistent with the last few years. As with our other operating funds, any year-end surplus in this fund will be moved to the Drainage Capital Fund for use on the City's capital improvement plan.

Hotel Fund

COVID-related economic disruptions obviously took a toll on any travel-related revenues in the last few years, but the Hotel Occupancy Tax Fund has remained with a strong balance to fund its costs. Fortunately, travel activities are on the rise and revenue in this fund is making a swift comeback, having already generated double the revenue through November as it had all of the first quarter of FY21. Our FY21 ending fund balance came to \$245,000, and will be spent down until January of this fiscal year, when our first tax payment comes in. Costs funded include personnel related directly to advertising the City as well as Colleyville Center costs and some special events. The cash position through December of this year has improved significantly over last year.

Debt Service Fund

Being predominately funded through property taxes, the Debt Service fund has yet to receive a substantial portion of its revenue this year. Cash-flow for this fund is very predictable, as most revenues are recognized in December/January and debt service payments occur twice annually, with lease payments also occurring throughout the year. As of November's figures, the fund is running a surplus of about \$130,000 now that property taxes have begun to hit. It should be noted updated property tax forms necessitate a planned spend down of fund balance by \$194,000 this year. With Colleyville's current debt service schedule, all bonded debt is on track to be paid off by FY27.

Attachments

1. December 2021 - Monthly Financial Report Presentation
2. December 2021 MFR



Agenda Item - Items not for council action

Monthly Financial Report December 2021

City Council Meeting
January 18, 2022

Year-End FY2021



Fund	Ending Surplus	Action
General Fund	\$ 1,792,779	Transfer to General Capital Projects Fund
Utilities Fund	\$ 1,954,317	Transfer to Utility Capital Projects Fund
Drainage Fund	\$ 226,869	Transfer to Drainage Capital Projects Fund
Debt Service Fund	(\$ 59,206)	Planned Deficit
Hotel Fund	(\$ 153,445)	COVID-Related Deficit

General Fund	Budget	Actual	Compared to Budget
Total Revenue	\$ 25,124,381	\$ 26,089,808	\$ 965,427
Total Expenditures	\$ 24,476,146	\$ 24,297,029	\$ 179,117
Effect on Fund Balance	\$ 648,235	\$ 1,792,779	\$ 1,144,544

← Net of ARPA Funds of \$3,356,385

Utilities Fund	Budget	Actual	Compared to Budget
Total Revenue	\$ 17,900,258	\$ 16,637,035	\$ (1,263,223)
Total Expenditures	\$ 17,925,758	\$ 14,682,718	\$ 3,243,040
Effect on Fund Balance	(\$ 25,500)	\$ 1,954,317	\$ 1,954,317

← Comprised of all TRA

Savings

General Fund

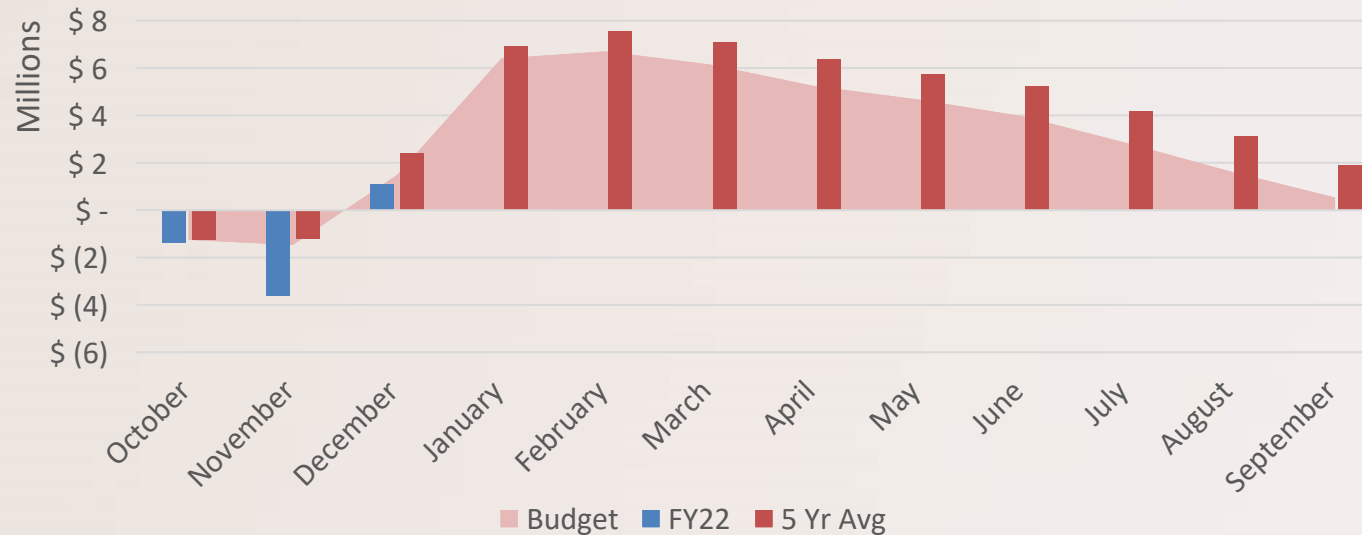


General Fund

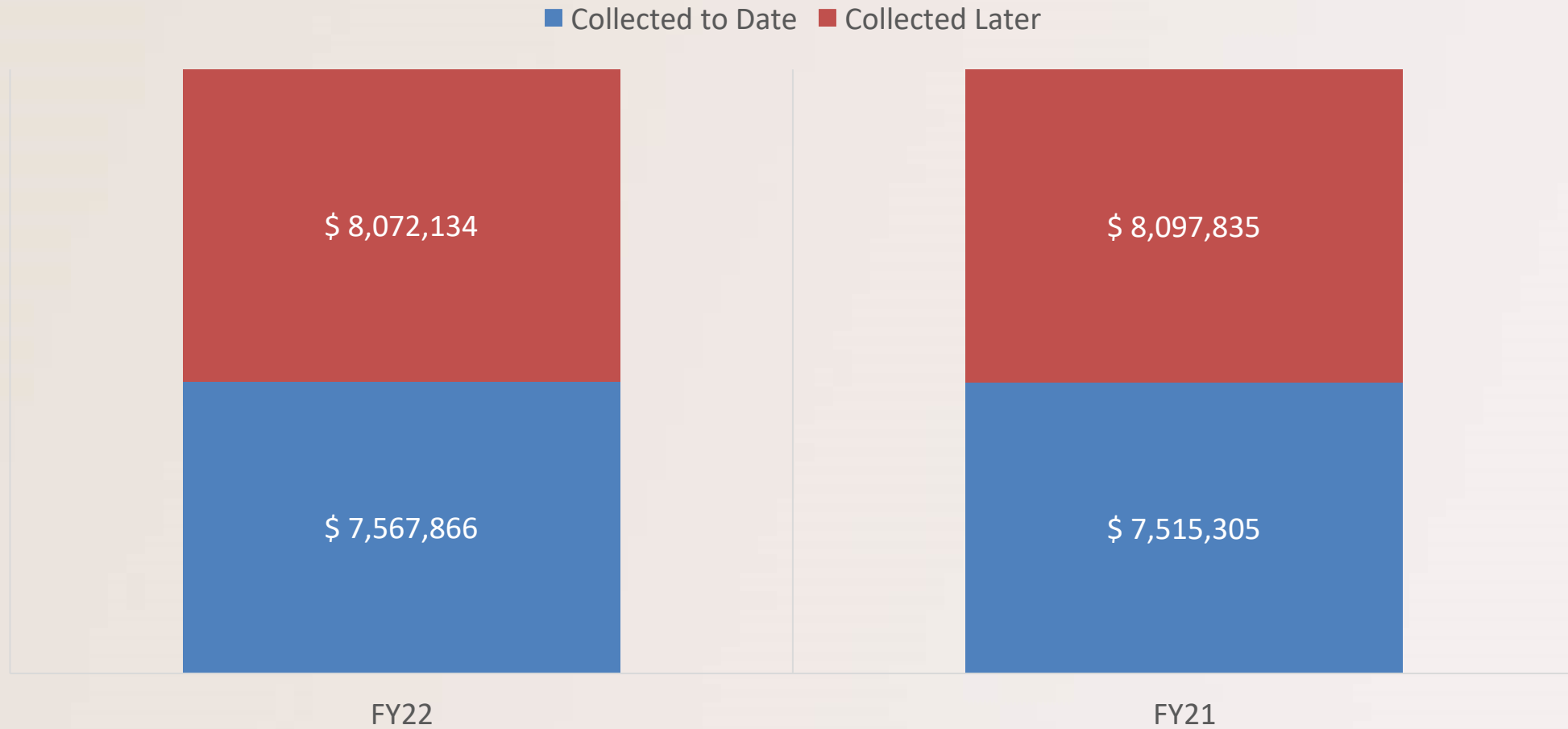
	FY22 Budget		FY22 YTD		% of Budget	FY21 YTD		FY21 % of Budget
Revenues	\$	25,659,689	\$	8,962,148	35%	\$	9,025,293	36%
Expenditures	\$	25,130,144	\$	7,874,276	31%	\$	7,573,709	29%
	\$	529,545	\$	1,087,872		\$	1,451,584	

*25% of the year is completed

General Fund Cash Flow



Property Tax Highlight

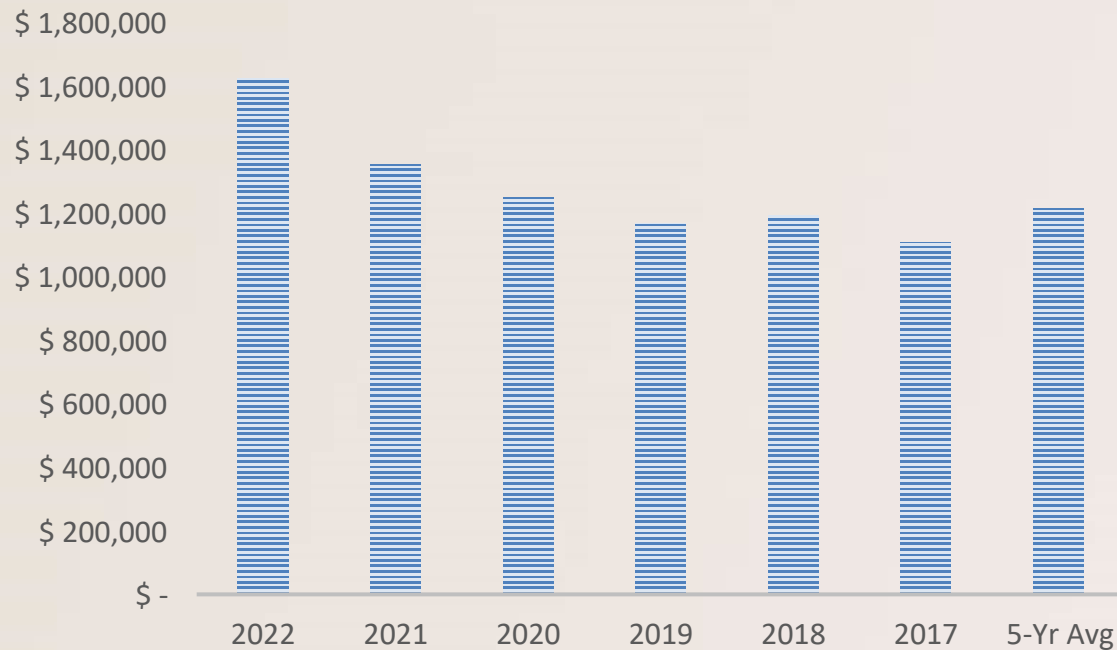


Sales Tax Highlight



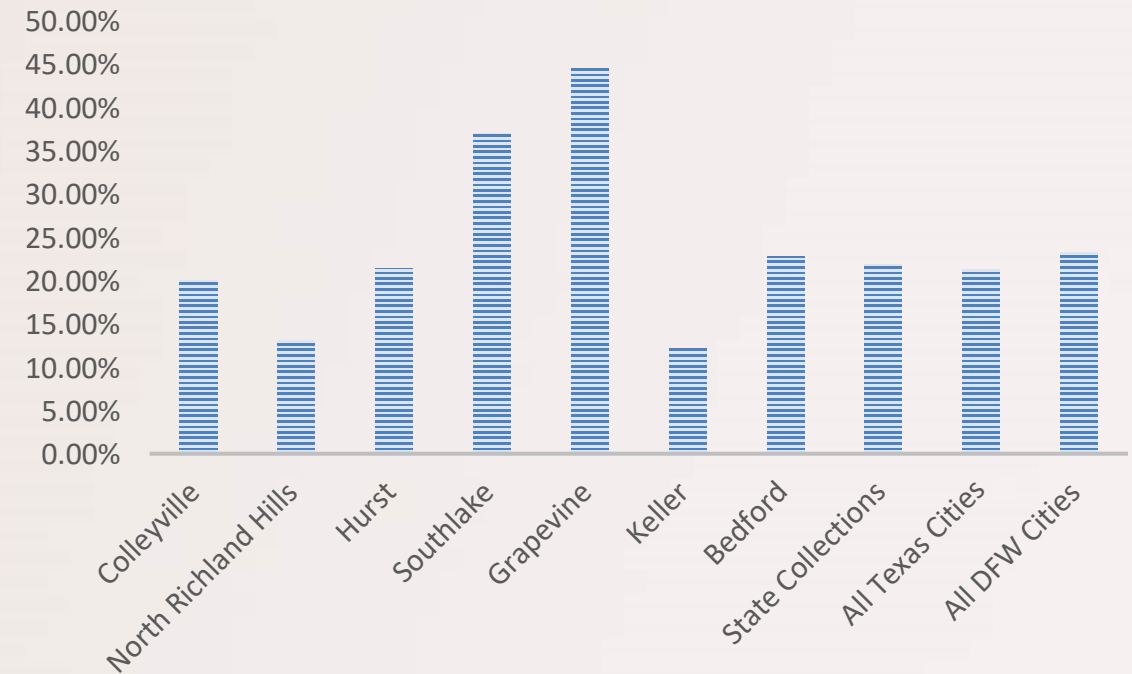
FY21 YTD Receipts compared to Previous Years

THRU NOVEMBER SALES TAX RECEIPTS (COMPARISON)

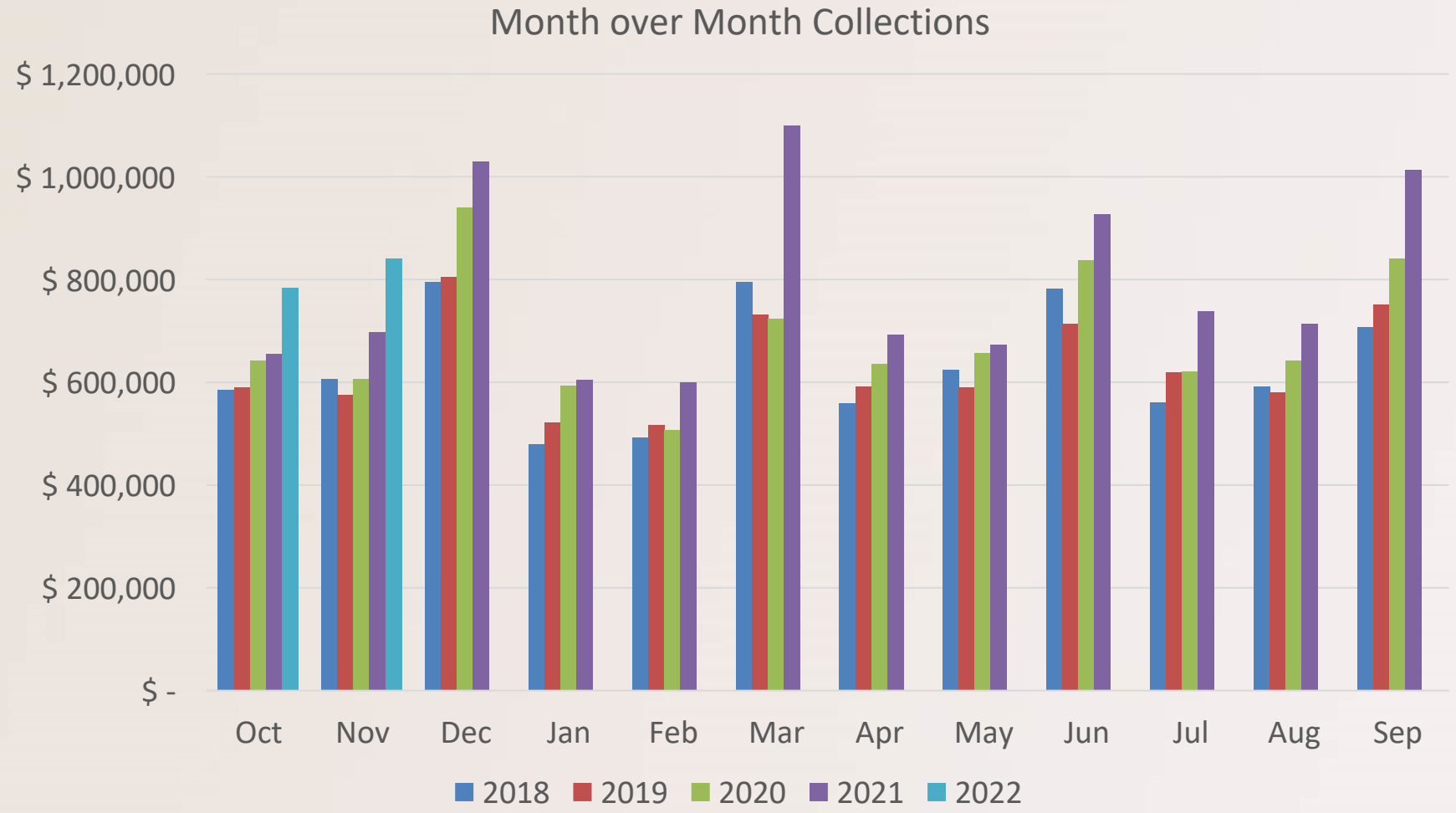


City/State Comparisons

CITY/STATE COMPARISONS



Sales Tax Highlight



Utility Fund



Utility Fund					
	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21 % of Budget
Revenues	\$ 18,088,176	\$ 4,593,172	25%	\$ 4,272,077	24%
Expenditures	\$ 18,088,176	\$ 2,921,109	16%	\$ 3,076,896	18%
	\$ -	\$ 1,672,063		\$ 1,195,182	

*25% of the year is completed

TRA Revs/Exps		
	FY22 Budget	FY22 YTD
Revenues	\$ 14,359,032	\$ 3,668,687
Expenditures	\$ 13,909,032	\$ 1,959,398
	\$ 450,000	\$ 1,709,289

City Revs/Exps		
	FY22 Budget	FY22 YTD
Revenues	\$ 3,729,144	\$ 924,485
Expenditures	\$ 3,729,144	\$ 961,711
	\$ -	\$ (37,226)

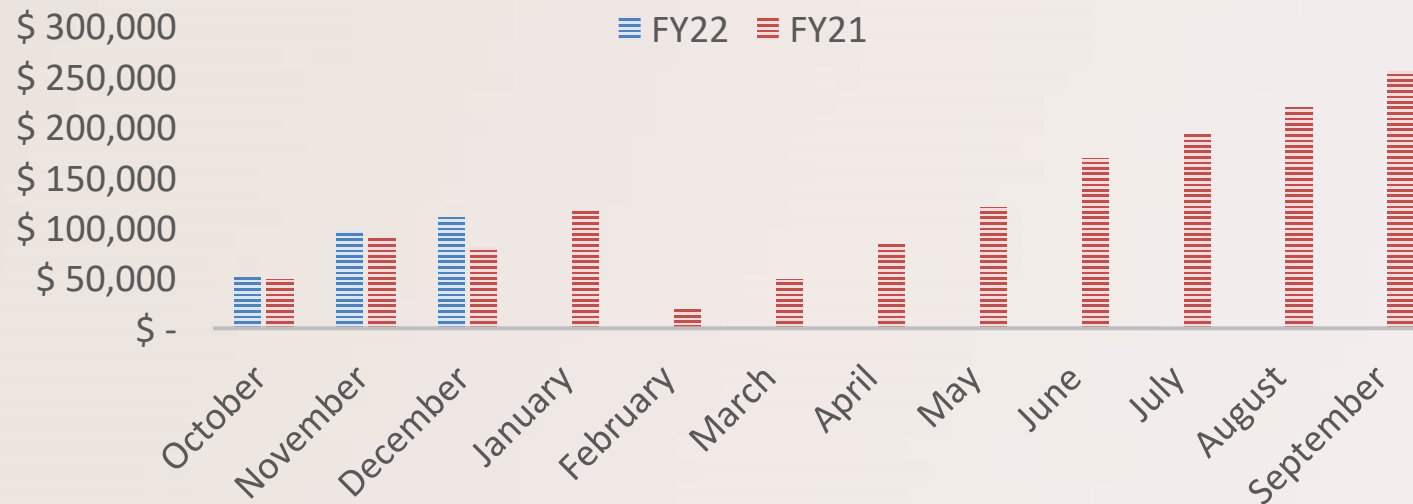
Drainage Fund



Drainage Fund					
	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21 % of Budget
Revenues	\$ 1,030,868	\$ 254,936	25%	\$ 252,137	26%
Expenditures	\$ 694,205	\$ 144,823	21%	\$ 172,183	21%
	\$ 336,663	\$ 110,113		\$ 79,954	

*25% of the year is completed

FY22 VS. FY21 CASH FLOW



Hotel Fund

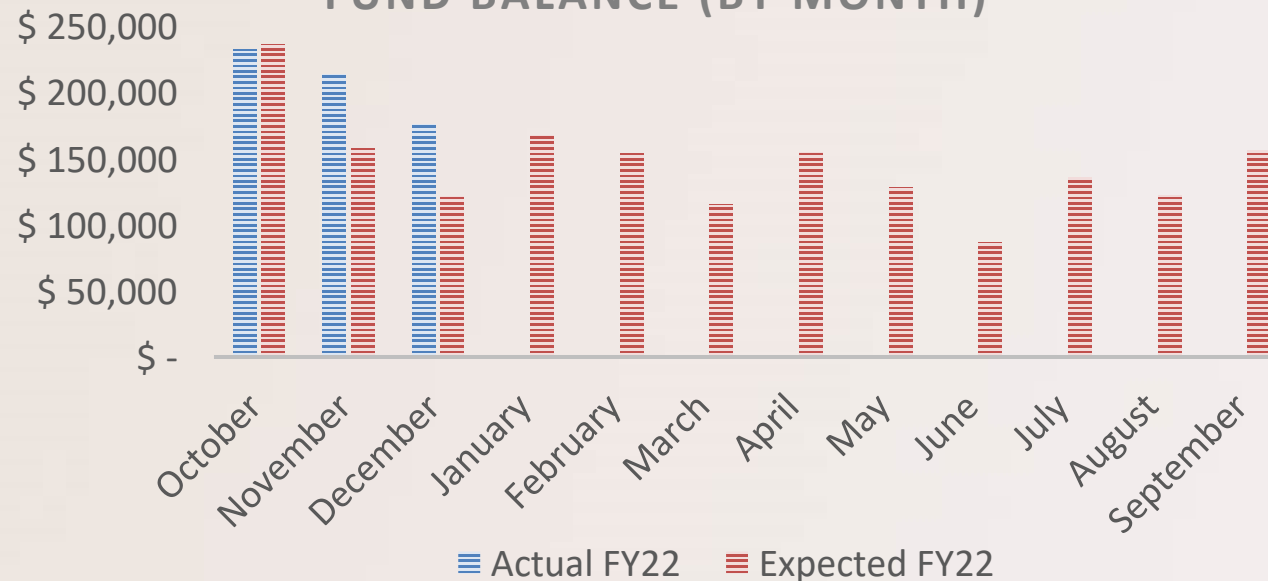


Hotel Fund

	FY22 Budget		FY22 YTD		% of Budget	FY21 YTD
Revenues	\$	252,500	\$	4	0%	\$ 78
Expenditures	\$	247,822	\$	70,259	28%	\$ 94,177
	\$	4,678	\$	(70,255)		\$ (94,099)

*25% of the year is completed

EXPECTED FUND BALANCE VS. ACTUAL FUND BALANCE (BY MONTH)



Debt Service Fund



Debt Service Fund

	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21 % of Budget
Revenues	\$ 627,500	\$ 299,249	48%	\$ 387,598	50%
Expenditures	\$ 821,898	\$ 168,485	20%	\$ 214,258	26%
	\$ (194,398)	\$ 130,765		\$ 173,340	

*25% of the year
is completed



Monthly Financial Report - December 2022

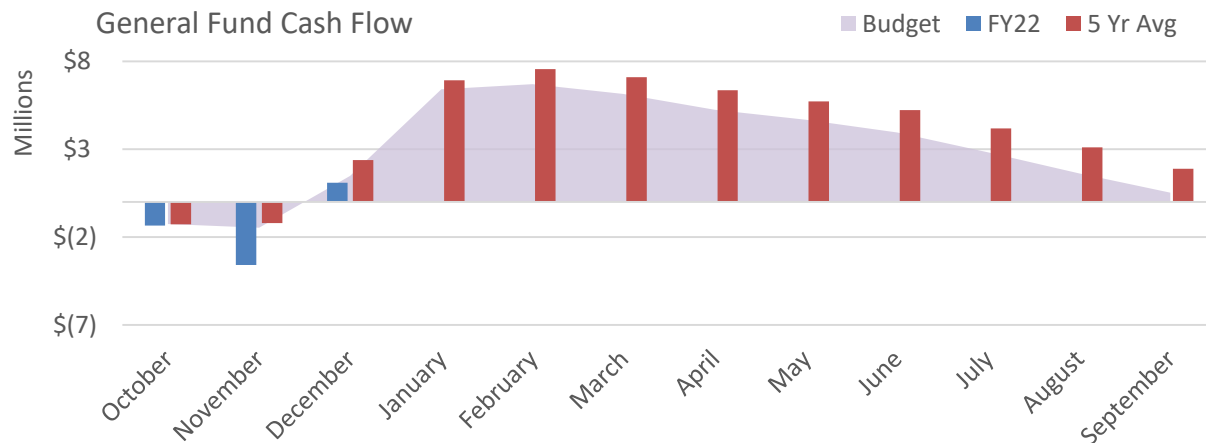
% of year Completed 25%

General Fund

% of Budget Spent 31%

	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21% of Budget
Revenues	\$ 25,659,689	\$ 8,962,148	35%	\$ 9,025,293	36%
Expenditures	\$ 25,130,144	\$ 7,874,276	31%	\$ 7,573,709	29%
	\$ 529,545	\$ 1,087,872		\$ 1,451,584	

Through the third month of our new fiscal year, the General Fund has collected \$8.9m in revenue and spent 29%, or \$7.8m, of its budgeted expenditures. While well in positive territory, our cash flow here is nevertheless still trailing last year's position, driven primarily by higher personnel costs and lower fine and permit revenues through this month. We've collected around half of our property tax budget through December, and most of the outstanding amount should hit our accounts in January. This will result in a large budget surplus on our next report, which the fund will then spend down on through the end of the



General Fund Highlights

Revenue (FY22/FY21)

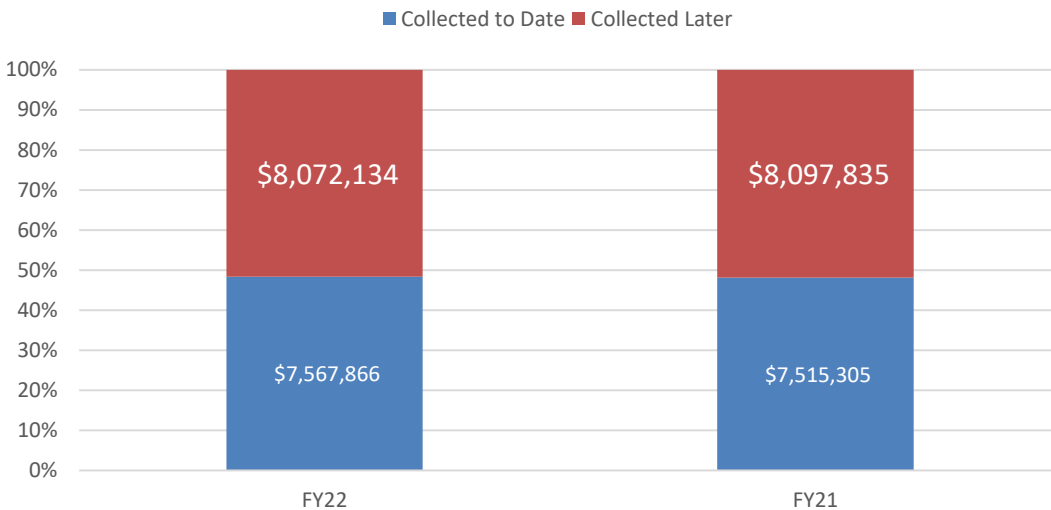
Property Tax	+ \$53k	Sales Tax	+ \$84k	Franchise Tax	+ \$4k
Licenses	-\$89k	Other Revenue	-\$116k	Total Rev	-\$63k

Expenditures (FY21/FY20)

Personnel	+ \$236k	Contractual	+ \$37k	Supplies	+ \$22k
Capital	+ \$6k	Transfers	\$ 0k	Total Exp	+ \$301k

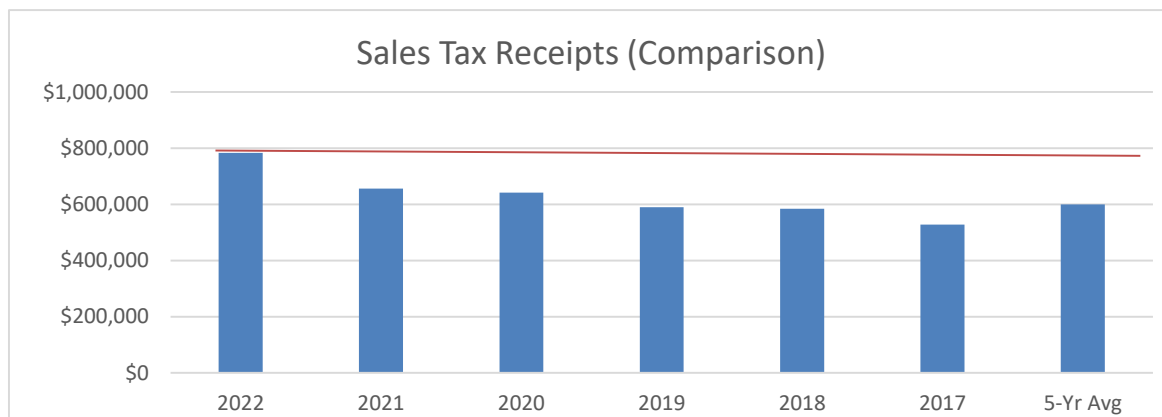
Monthly Financial Report - December 2022

Revenue Highlight: Property Tax



Colleyville is planning to receive \$15.64m in General Fund property tax this year, which makes for a small increase over actual FY21 property tax receipts. It should be noted that this increase comes from taxes off of new property, as opposed to increased taxes on existing property inside the City. As with last fiscal year, Colleyville's FY22 budget has been balanced using the no-new-revenue tax rate.

Revenue Highlight: Sales Tax



Colleyville received its second collection of the fiscal year, and it brought in another 20% over November of last year. Together with last month, this puts our total YTD growth to 19.9% over FY21, and makes for a total dollar gain of almost \$270,000. Statewide, Texas cities saw another month of double digit gains for a total fiscal year increase of 21%, with DFW cities at 23%. Destination-based economies such as Hurst and Grapevine are continuing to post higher gains, indicating heightened in-person consumer activity.

Monthly Financial Report - December 2022

Water/Sewer Utility Fund % of year Completed 25%
 % of Budget Spent 16%

	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21% of Budget
Revenues	\$ 18,088,176	\$ 4,593,172	25%	\$ 4,272,077	24%
Expenditures	\$ 18,088,176	\$ 2,921,109	16%	\$ 3,076,896	18%
	\$ -	\$ 1,672,063		\$ 1,195,182	

Breakout of City's revenues/expenses from those related to the Trinity River Authority:

*TRA Revenue/Expense Summary			City Revenue/Expense Summary		
	FY22 Budget	FY22 YTD		FY22 Budget	FY22 YTD
Revs	\$ 14,359,032	\$ 3,668,687	Revs	\$ 3,729,144	\$ 924,485
Exps	\$ 13,909,032	\$ 1,959,398	Exps	\$ 3,729,144	\$ 961,711
Net	\$ 450,000	\$ 1,709,289	Net	\$ -	\$ (37,226)

Through the third month of the fiscal year, the Utility Fund has collected 25% of its budgeted revenue and spent 16% of its budgeted expenditures, yielding a much stronger surplus as we saw this time in the previous year. As summary above shows, the City's direct revenues have come in a little lower than its expenses, although this is more than offset by the YTD Trinity River Authority savings. Isolating the Trinity River Authority revenues and costs, it is evident that the City has only been billed for debt service costs in the first two months of our fiscal year, having already met their revenue requirement. December marks the first month of the TRA's new fiscal year, and the City will be fully billed for water usage through September. As is the case with every fiscal year, any savings will go directly into the City's cash-funded capital improvement program to prevent any future debt issues as well as reduce any needed rate increases in the coming year.

Utility Operation Highlights

Avg Customer Count
FY22/FY21



0.1%

YTD Rainfall (Inches)
FY22/FY21

4.58

Expenditures (FY21/FY20)

Mostly TRA costs ↓

Personnel	+ \$35k	Contractual	+ \$29k	Supplies	+ \$9k
Capital	+ \$21k	Transfers	-\$250k	Total Exp	-\$156k

Colleyville's rate structure enables the City to more easily manage years of varying water consumption from year-to-year. The majority of the City's rate is comprised of a direct pass-through to TRA for water costs. Funding for the City's operational costs come from a fixed monthly charge to customers based on meter size. The goal of this fund is to break-even at the end of the year.

Monthly Financial Report - December 2022

% of year Completed 25%

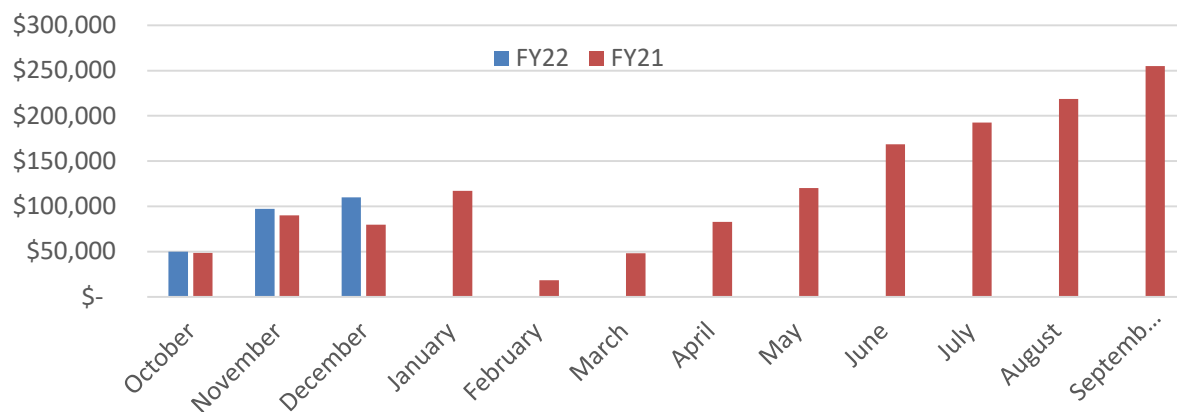
Drainage Utility Fund

% of Budget Spent 21%

	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21% of Budget
Revenues	\$1,030,868	\$ 254,936	25%	\$ 252,137	26%
Expenditures	\$ 694,205	\$ 144,823	21%	\$ 172,183	21%
	\$ 336,663	\$ 110,113		\$ 79,954	

To date, the Drainage Utility Fund has received 25% of its budgeted revenue and spent 21% of its expenditures. This fund's cash flow is stronger than the previous year, with a surplus of \$110,000, led by lower spending in almost every expense category. Historically, drainage fee revenues tended to average at 1.2% higher than the previous fiscal year. However, as the City has reached nearer to build out these revenues tend to be more stable from year to year. At this point we're seeing little growth for FY22, which is consistent with the last few years. As with our other operating funds, any year-end surplus in this fund will be moved to the Drainage Capital Fund for use on the City's capital improvement plan.

FY22 vs. FY21 Cash Flow



Drainage Fund Operation Highlights

Revenue - Drainage Fees

FY22/FY21 0.1%

FY21/5-Yr Avg 1.9%

Expenditures (FY21/FY20)

Personnel	-\$7k
Supplies	-\$11k
Debt Service	-\$1k

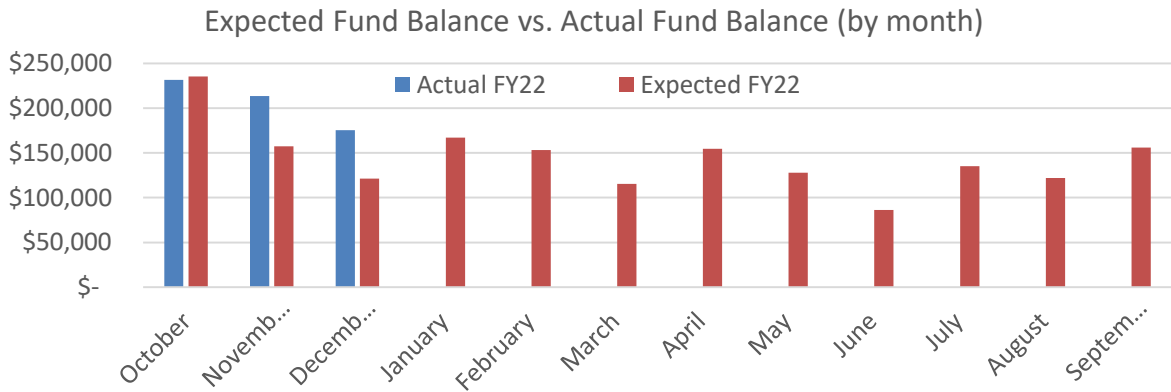
Note: this fund's debt service is has been retired as of fiscal year 2021.

Contractual	-\$9k
Capital/Xfers	\$0k
Total Exp.	-\$27k

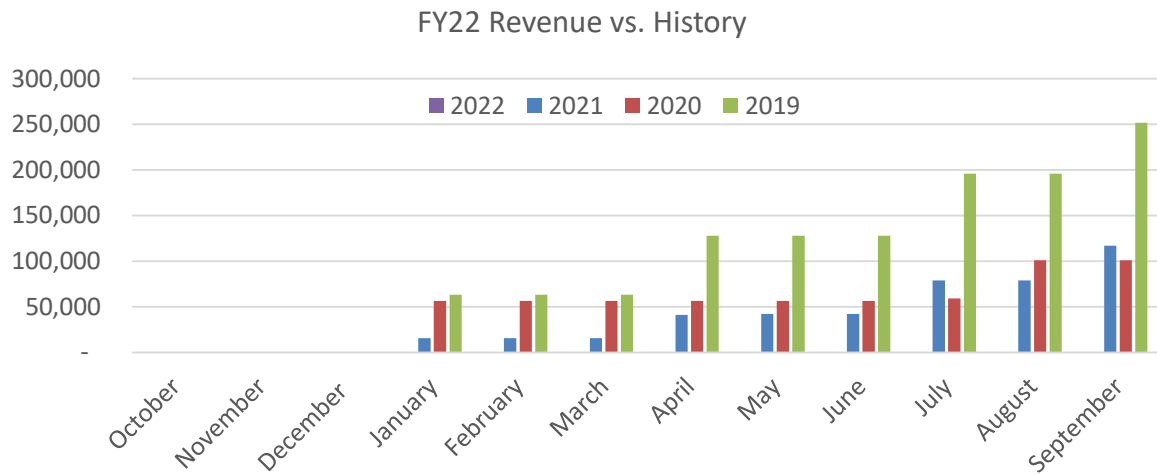
Monthly Financial Report - December 2022

				% of year Completed	25%
Hotel Tax Fund				% of Budget Spent	28%
	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	
Revenues	\$ 252,500	\$ 4	0%	\$ 78	
Expenditures*	\$ 247,822	\$ 70,259	28%	\$ 94,177	
	\$ 4,678	\$ (70,255)		\$ (94,099)	

COVID-related economic disruptions obviously took a toll on any travel-related revenues in the last few years, but the Hotel Occupancy Tax Fund has remained with a strong balance to fund its costs. Fortunately, travel activities are on the rise and revenue in this fund is making a swift comeback, having already generated double the revenue through November as it had all of the first quarter of FY21. Our FY21 ending fund balance came to \$245,000, and will be spent down until January of this fiscal year, when our first tax payment comes in. Costs funded out of here include personnel related directly to advertising the city as well as Colleyville Center costs and some special events. The cash position through December of this year has improved significantly



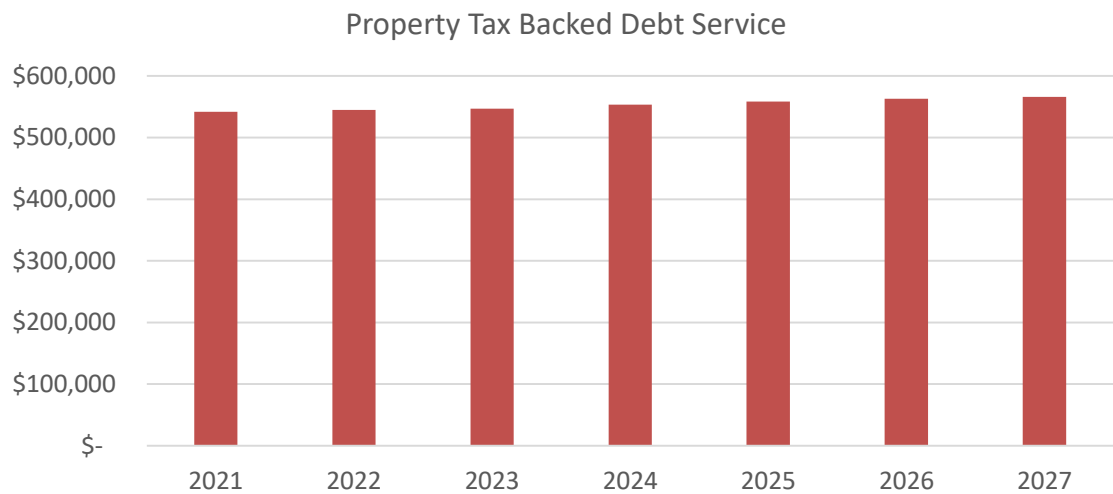
Hotel Tax Performance



Monthly Financial Report - December 2022

				% of year Completed	25%
Debt Service Fund				% of Budget Spent	20%
	FY22 Budget	FY22 YTD	% of Budget	FY21 YTD	FY21% of Budget
Revenues	\$ 627,500	\$ 299,249	48%	\$ 387,598	50%
Expenditures*	\$ 821,898	\$ 168,485	20%	\$ 214,258	26%
	\$ (194,398)	\$ 130,765		\$ 173,340	

Being predominately funded through property taxes, the Debt Service fund has yet to receive a substantial portion of its revenue this year. Cash-flow for this fund is very predictable, as most revenues are recognized in December/January and debt service payments occur twice annually, with lease payments also occurring throughout the year. As of November's figures, the fund is running a surplus of about \$130,000 now that property taxes have begun to hit. It should be noted that our updated property tax forms necessitate a planned spend down of fund balance by \$194,000 this year. With Colleyville's current debt service schedule, all bonded debt is on track to be paid off by FY27.



For any questions or comments regarding this report, please contact:

Kyle Lester
 Finance Director
 City of Colleyville, TX
klester@colleyville.com
 817-503-1014



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 6a

Agenda Date 1/18/2022

Number Ordinance O-22-2187

Type Ordinance

Department Community Development

Title

Consideration of a Special Use Permit for a residential carport on Lot 31, Block 1, Westcoat Place Addition, located at 5916 LD Lockett Road, Case ZC21-029

Strategic Plan

4.1 Protect Colleyville's semi-rural residential character

Explanation

Second Reading and Public Hearing

The applicant was present and answered questions from the City Council. The applicant indicated that the proposed carport has been redesigned to comply with the 5-foot setback from the side property line. The revised exhibits have been provided in the agenda packet.

First Reading and Public Hearing

Corey Van Trease, the applicant, has submitted a request for a Special Use Permit (SUP) for a new carport on Lot 31, Block 1, of the Westcoat Place Addition, being approximately 1.033 acres, and zoned R-40 Single Family Residential district.

Existing Conditions/Background: The subject property, 5916 LD Lockett Road, has R-40 Single Family Residential district zoning and is located on the north side near the intersection of Westcoat Drive and LD Lockett Road. The subject property has an existing single family home.

SUP Request: The applicant is requesting approval of an SUP to allow for a new carport to be built and for it to encroach three (3) feet into the required side yard setback to be two (2) feet from the property line.

Ordinance – Section 3.27 Accessory Buildings and Residential Carport Regulations of the Land Development Code establishes the maximum size and number of accessory buildings to be permitted by staff on a residential lot:

"C. Residential Carport Regulations – Carports located in zoning districts which permit single family residential dwellings shall comply with the regulations contained in this section.

1. Approval by Special Use Permit Only: In accordance with the Special Use Permit procedures contained in this Chapter of these zoning regulations, no carport shall be built in the City of Colleyville without approval by the City Council for a Special Use Permit to construct a carport in a zoning district that permits single family residential dwellings.

2. Carport Standards: A carport shall comply with the following regulations, unless the City Council in approving a Special Use Permit for a carport has imposed other requirements necessary in the particular case to protect the public interests.

a. Size: A carport shall not exceed 480 square feet in area. The longest dimension on a carport shall not exceed 24 feet.

b. Height: A carport shall not exceed a maximum height of 15 feet. The height shall be measured from the finished grade to the highest point of the roof.

c. Setbacks:

i. A carport located within ten (10) feet of the principal building shall comply with the front, side and rear yard setbacks of the zoning district. The distance shall be measured between the two closest points of the carport and principal building.

ii. A carport located 10 feet or more from a principal building may extend into a required side yard, provided all of the following conditions are satisfied:

(1) every part of such carport is unenclosed except for necessary structural supports,

(2) no part of the carport is less than five (5) feet from a side or rear lot line, and

(3) the carport is located completely within the rear yard area as defined in these zoning regulations.

d. Maximum Number Per Lot: one

e. Paving and Street Access: The parking area of a carport shall be paved not less than nine feet (9') by eighteen feet (18') and provide access to a public street right-of-way. Said access shall be a minimum of nine feet (9') in width and paved. All paved surfaces shall be either concrete, asphalt or pave-stone.

f. Design Criteria:

i. Roof - Carports shall have a pitched roof of at least 2:12. Flat roofs shall be prohibited.

ii. Posts - Posts shall be clad or finished of brick, stone, cedar, or decorative metal, such as metal lattice. For purpose of this requirement, decorative metal

shall consist of twenty-five (25) percent opaque surfaces. The dimension of each post as viewed from each primary elevation shall not be less than eight inches (8") or more than forty-eight inches (48"). Any carport with two or more elevations that exceed the 48-inch criteria shall be considered an accessory building and be regulated as such. Cedar posts shall be wrapped using masonry stone or brick from the base to at least 50% of the post height. The exposed portion of the cedar post shall be a minimum of eight (8) inches.

g. Adequacy of Plans and Specifications: The applicant requesting a Special Use Permit to construct a carport shall submit plans and specifications of the proposed carport for review. Said plans and specifications shall contain sufficient information to allow the City Council to determine the proposed carport complies with these regulations and the City Council may require additional information when necessary to clarify the applicant's request. At a minimum, the drawings shall contain a plot plan, elevation views, and a description of the construction materials."

The applicant is requesting to build a new carport structure and integrate it into an accessory building addition.

Analysis: Any request for a carport is required to obtain a Special Use Permit. The proposed carport is 396 sf., 13'8" in height and is to be located two feet from the side property line. The materials are to be of stone and metal.

Plat Status: The property is platted as Lot 31, Block 1, in the Westcoat Place Addition.

DRC Review: The DRC met on November 22nd and the following comments were provided to the applicant and the case was scheduled for the December 13th Commission meeting:

1. Place the height dimension on the elevation drawing. Is it below 15 ft. tall? If it is above 15 ft. tall, then it varies from the ordinance.
2. What is the overall size of the carport structure? Is it 480 sq. ft. or less in size? If it is above 480 sq. ft., then it varies from the ordinance.
3. The setback as shown is only 2 ft. from the side property line and the permitted setback is a minimum of 5 ft. This varies from the ordinance.

Second DRC Submittal received November 24, 2021, and the submittal answered the initial DRC questions.

Drainage: NA

Surrounding Development: The properties to the north, east and west are zoned R-40 Single Family Residential and contain single family homes. The properties to the south (across the railroad and trail) are zoned R-20 Single Family Residential and contain single family residential development.

Public Notification: Staff mailed notices to all property owners within 500 feet as well as any Homeowners Associations within 1,000 feet of the subject property regarding this request. Grapevine-Colleyville ISD, where the subject property is located, was notified per State law. Notice was published in the Fort Worth Star-Telegram as required by State law and the Land Development Code.

Staff Recommendation: Staff recommends denial of the carport due to technical non-compliance with the Land Development Code.

Planning and Zoning Commission Recommendation: The Planning and Zoning Commission recommended approval of the request with the condition that the carport shall comply with the required five (5) foot setback from the side lot line at their December 13, 2021, meeting by a vote of 5-0.

Financial Impact

There is no financial impact to the City.

Recommendation

Denial

Attachments

1. Final Plans 01.06.2022
2. Aerial Map
3. Zoning Map
4. Future Land Use Map
5. Statement of Planning Objectives
6. Site Plan
7. Carport Exhibit
8. Final Drainage Survey
9. Lot Grading Exhibit
10. Notification Map
11. Notification Letter
12. Notify List
13. Ordinance O-22-2187

The logo for Van Trease Architectural Designs features a stylized, golden Art Deco-inspired architectural structure above the company name. The name "VAN TREASE" is in a large, bold, serif font, with "ARCHITECTURAL DESIGNS" in a smaller, sans-serif font below it. The entire logo is set against a dark background.

Total Under Air	<u>743 sq ft</u>
Covered	<u>792 sq ft</u>
Total Square Feet	<u>1535 sq ft</u>

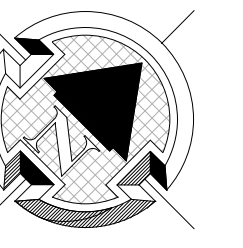
Plan
North

Exhibit A - Principal Building Addition

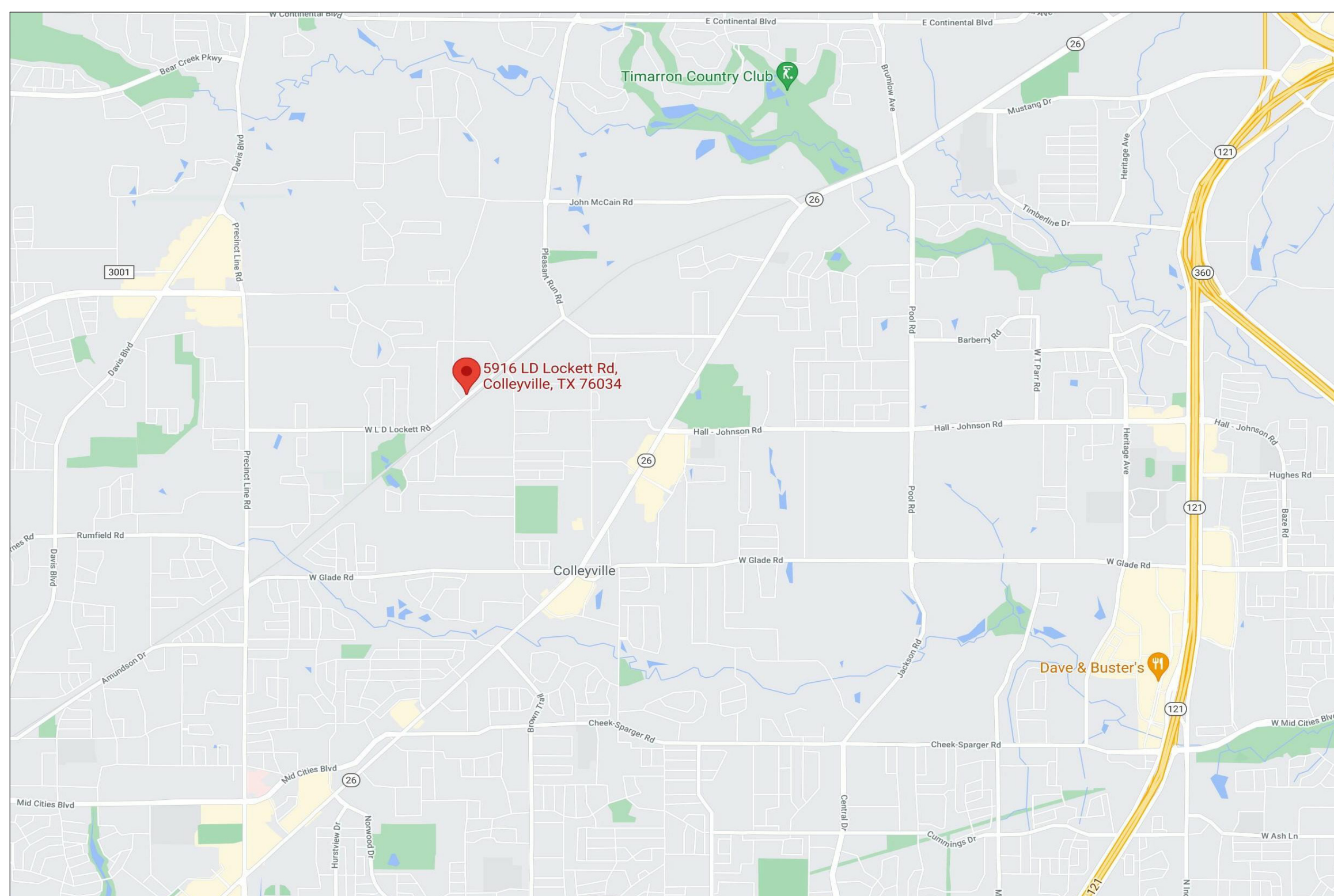
These drawings may conflict with these agency's rules and/or regulations and be adhered to before and during all construction.

916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

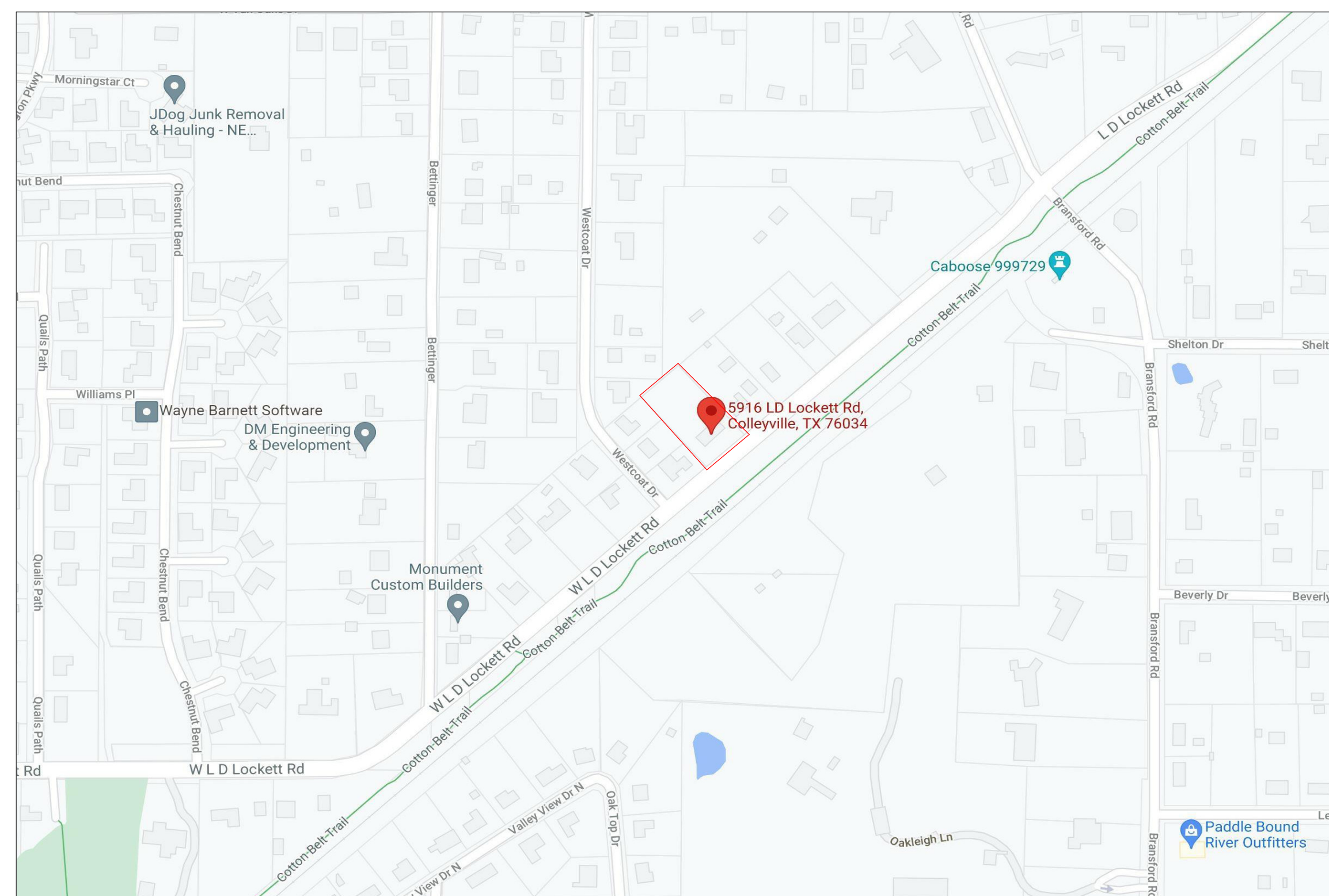
COVER SHEET

A0.00

scale	$3'' = 1'-0''$
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02 LARGE SITE LOCATION

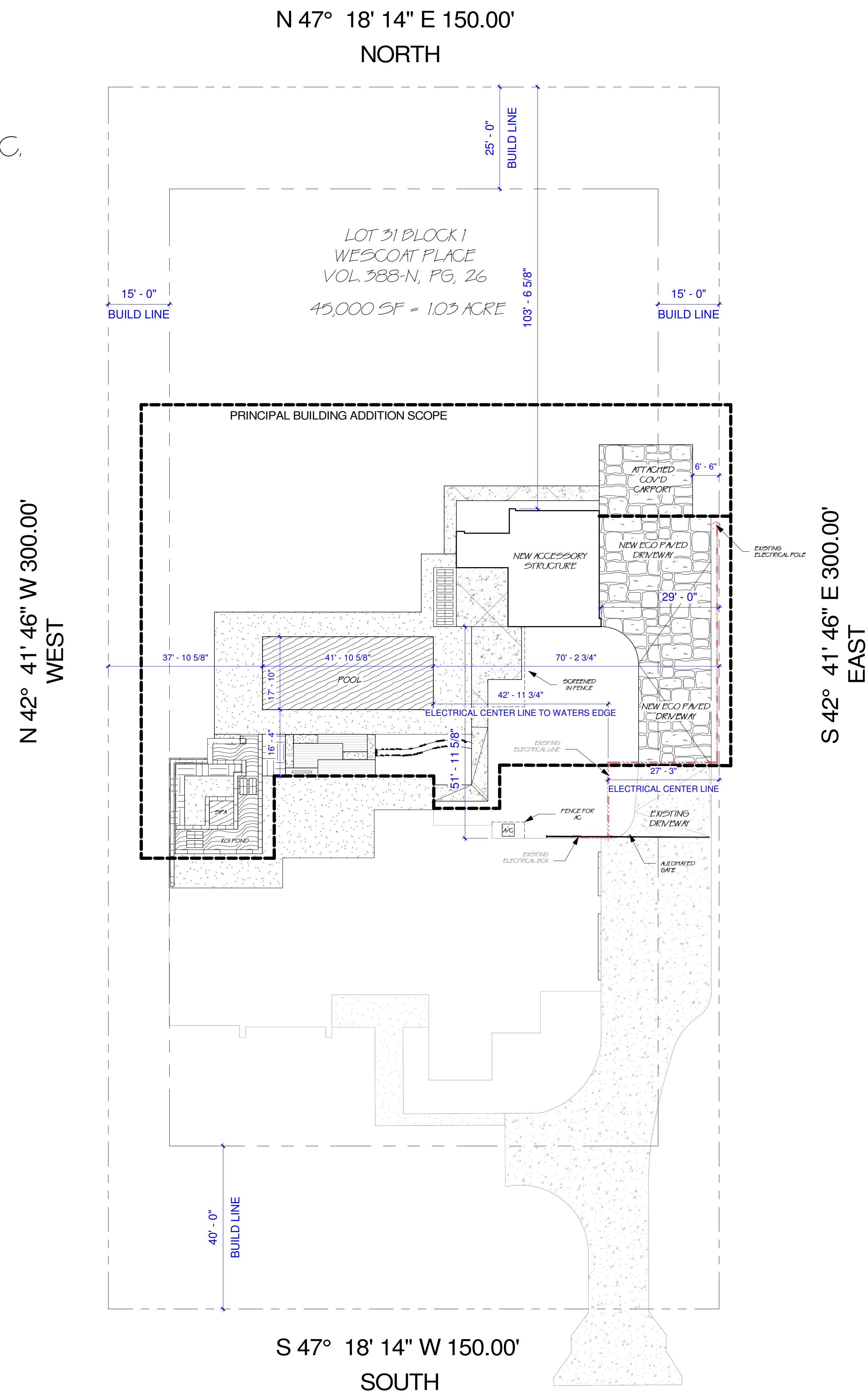


01 SMALL SITE LOCATION

SHEET LIST	
Sheet Name	Sheet #
COVER SHEET	A0.00
SITE PLAN	A1.10
CONCRETE PLAN	A1.11
PRINCIPAL BUILDING ADDITION	A2.10
AREA PLANS	A2.13
ELECTRICAL PLANS	A2.51
ROOF DETAILS	A2.70
ELEVATIONS	A4.01
3D ELEVATIONS	A4.03

SURVEY PERFORMED BY THE JOHN R MCADAMS COMPANY, INC.
111 HILLSIDE DRIVE,
LEWISVILLE, TX 75057
PH: 972.436.9712

DATED : 09.08.2020
JOB # : CVT-19000



L.D. LOCKETT RD.

01 SITE PLAN
1/16" = 1'-0"

**NEW SQUARE FOOTAGE****Total Under Air** **743 sq ft**

Covered **792 sq ft**

Total Square Feet 1535 sq ft

Plan
North

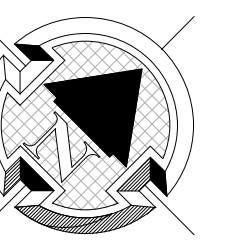


Exhibit A - Principal Building Addition

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5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

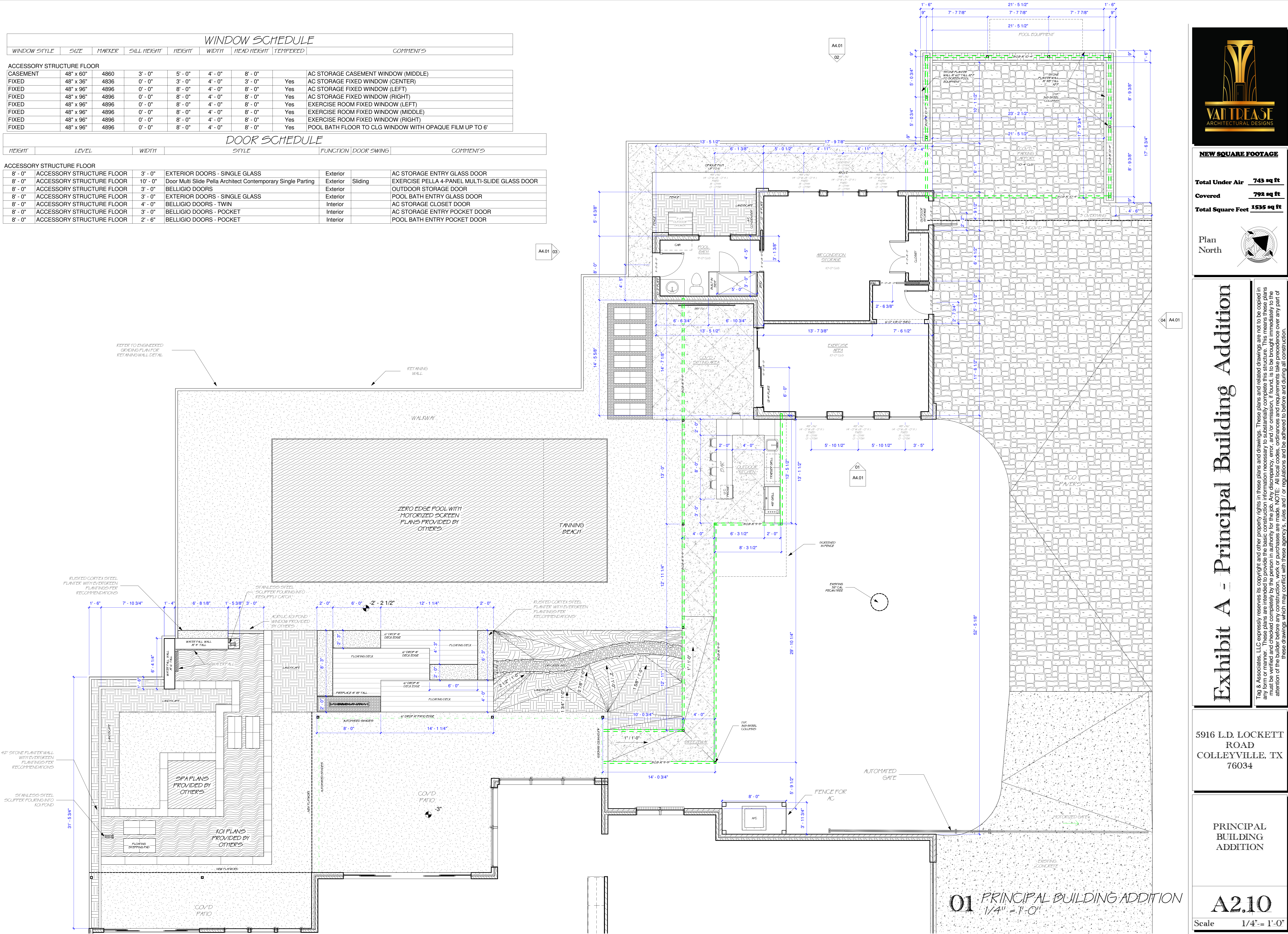
SITE PLAN

A1.10

Scale	As indicated
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WINDOW SCHEDULE								
WINDOW STYLE	SIZE	MARKER	SILL HEIGHT	HEIGHT	WIDTH	HEAD HEIGHT	TEMPERED	COMMENTS
ACCESSORY STRUCTURE FLOOR								
CASEMENT	48" x 60"	4860	3' - 0"	5' - 0"	4' - 0"	8' - 0"		AC STORAGE CASEMENT WINDOW (MIDDLE)
FIXED	48" x 36"	4836	0' - 0"	3' - 0"	4' - 0"	3' - 0"	Yes	AC STORAGE FIXED WINDOW (CENTER)
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	AC STORAGE FIXED WINDOW (LEFT)
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	AC STORAGE FIXED WINDOW (RIGHT)
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	EXERCISE ROOM FIXED WINDOW (LEFT)
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	EXERCISE ROOM FIXED WINDOW (MIDDLE)
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	EXERCISE ROOM FIXED WINDOW (RIGHT)
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	POOL BATH FLOOR TO CLG WINDOW WITH OPAQUE FILM UP TO 6'

DOOR SCHEDULE							COMMENTS
HEIGHT	LEVEL	WIDTH	STYLE	FUNCTION	DOOR SWING		
ACCESSORY STRUCTURE FLOOR							
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	EXTERIOR DOORS - SINGLE GLASS	Exterior		AC STORAGE ENTRY GLASS DOOR	
8' - 0"	ACCESSORY STRUCTURE FLOOR	10' - 0"	Door Multi Slide Pella Architect Contemporary Single Parting	Exterior	Sliding	EXERCISE PELLA 4-PANEL MULTI-SLIDE GLASS DOOR	
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	BELLIGIO DOORS	Exterior		OUTDOOR STORAGE DOOR	
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	EXTERIOR DOORS - SINGLE GLASS	Exterior		POOL BATH ENTRY GLASS DOOR	
8' - 0"	ACCESSORY STRUCTURE FLOOR	4' - 0"	BELLIGIO DOORS - TWIN	Interior		AC STORAGE CLOSET DOOR	
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	BELLIGIO DOORS - POCKET	Interior		AC STORAGE ENTRY POCKET DOOR	
8' - 0"	ACCESSORY STRUCTURE FLOOR	2' - 6"	BELLIGIO DOORS - POCKET	Interior		POOL BATH ENTRY POCKET DOOR	





NEW SQUARE FOOTAGE

Total Under Air **743 sq ft**

Covered **792 sq ft**

Total Square Feet **1535 sq ft**

Plan North

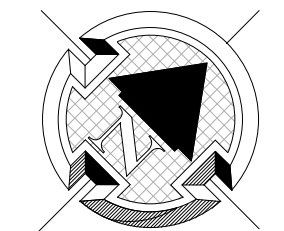


Exhibit A - Principal Building Addition

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5916 L.D. LOCKETT ROAD
COLLEYVILLE, TX 76034

PRINCIPAL BUILDING ADDITION

A2.10

Scale 1/4" = 1'-0"

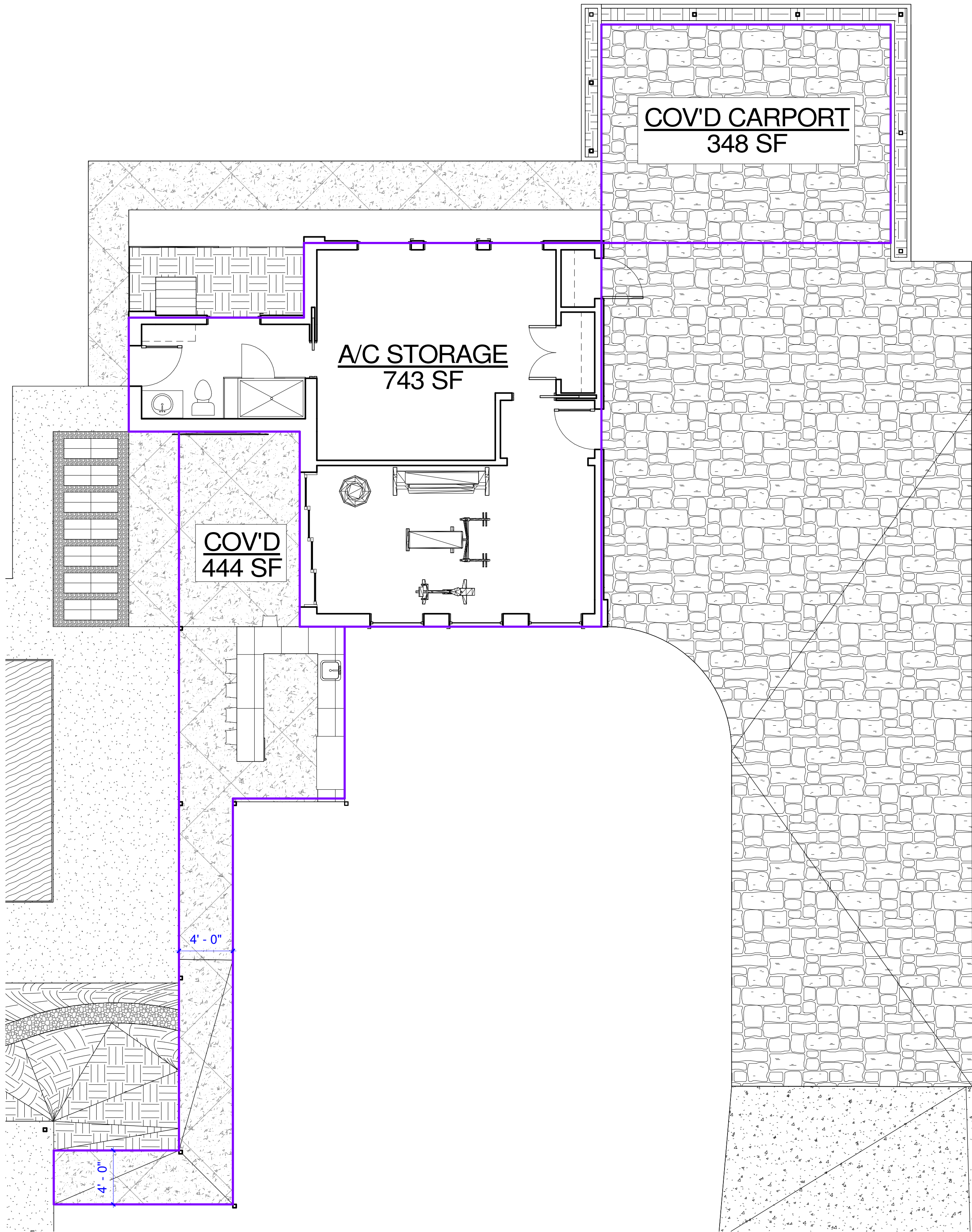


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5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

AREA PLANS

A2.13

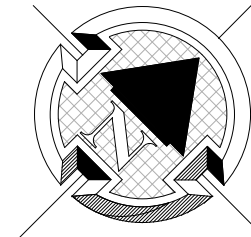
Scale 3/16"= 1'-0"

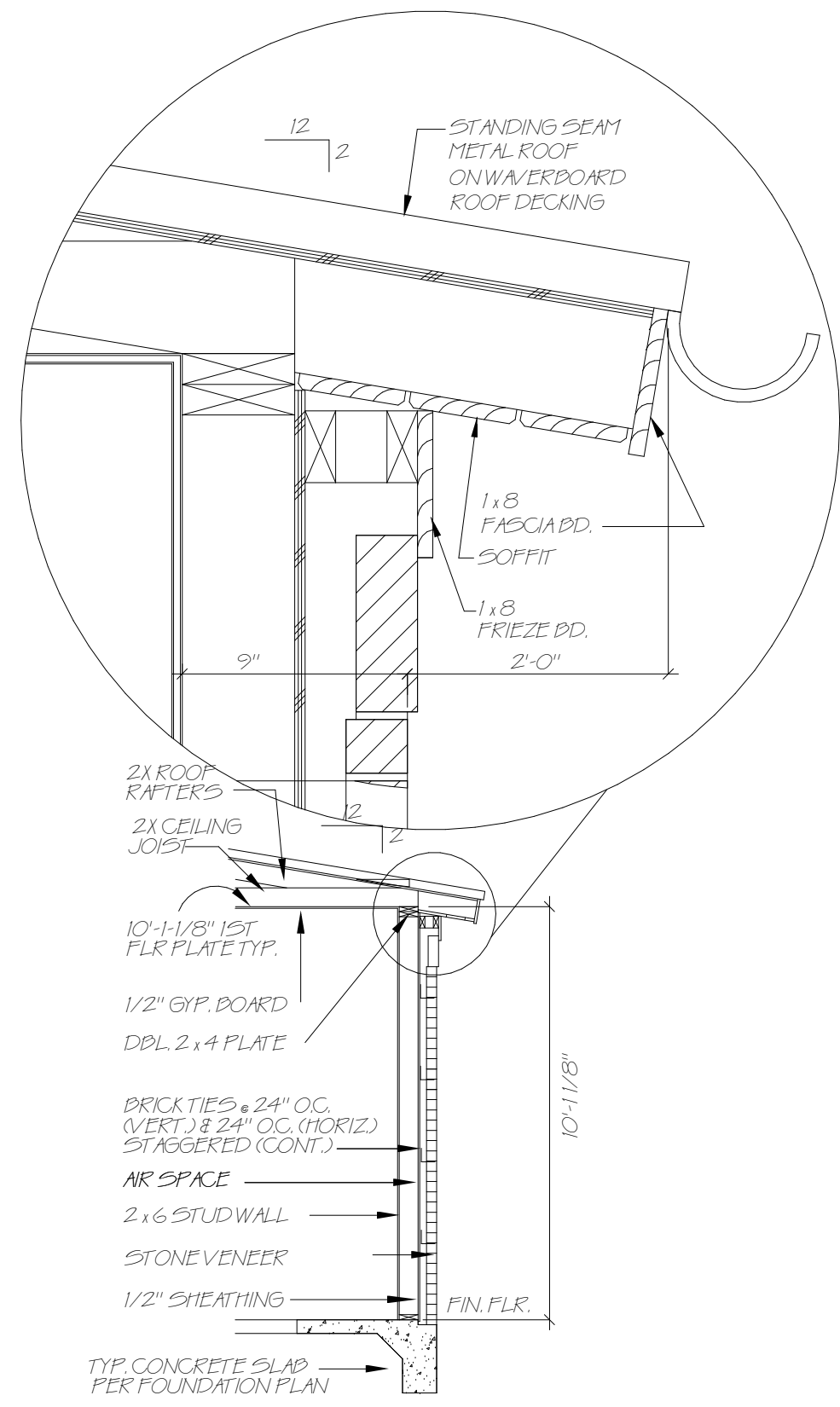


NEW SQUARE FOOTAGE

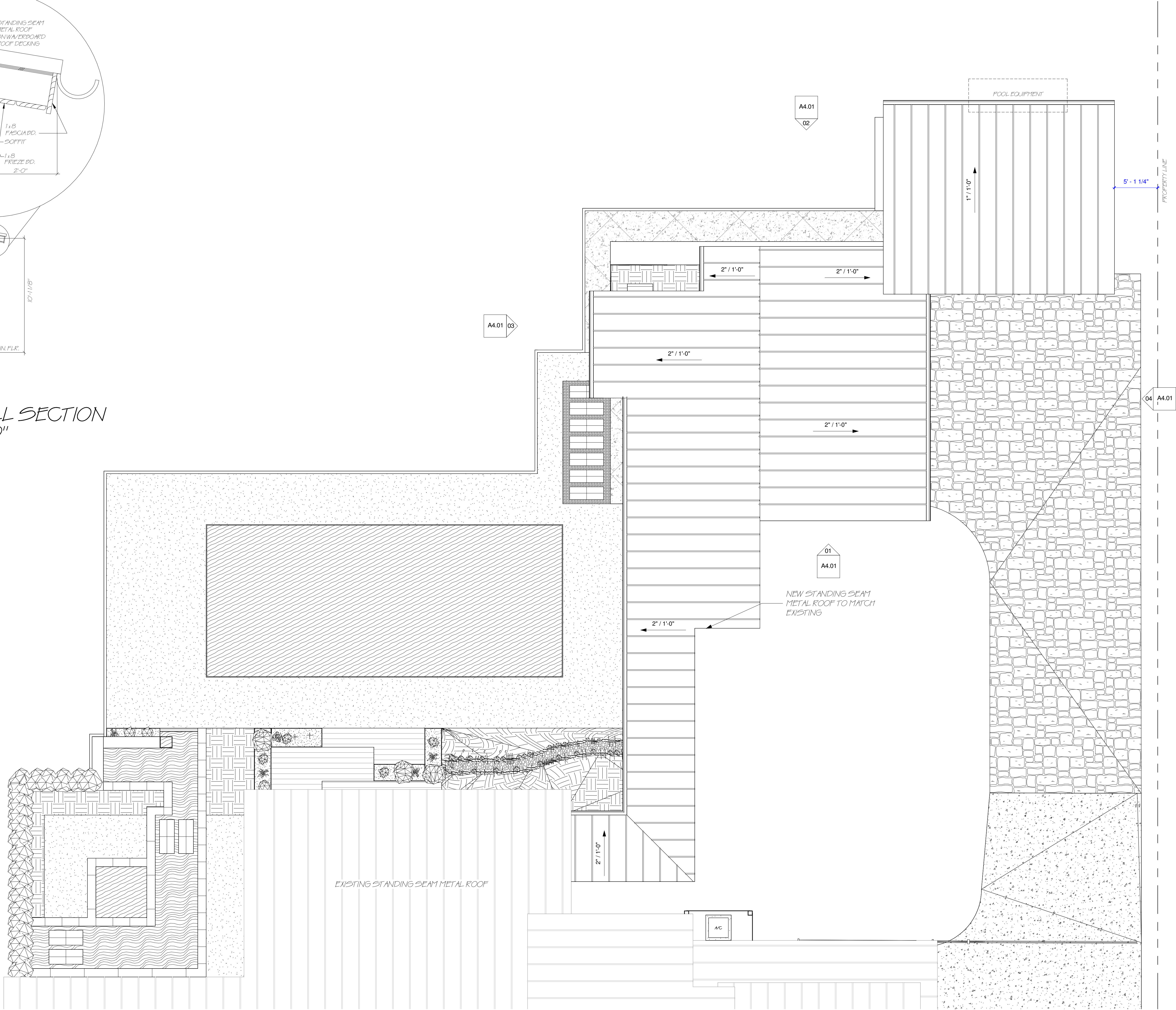
Total Under Air 743 sq ft
Covered 792 sq ft
Total Square Feet 1535 sq ft

Plan
North





02 TYP. WALL SECTION
1/4" = 1'-0"



01 ROOF PLAN
3/16" = 1'-0"



NEW SQUARE FOOTAGE

Total Under Air	743 sq ft
Covered	792 sq ft
Total Square Feet	1535 sq ft

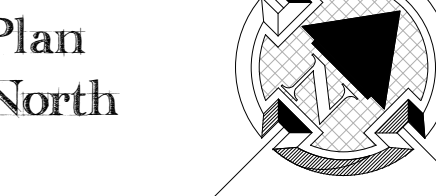


Exhibit A - Principal Building Addition

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5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

ROOF DETAILS

A2.70

Scale As indicated



Covered **792 sq ft**

Total Square Feet **1535 sq ft**

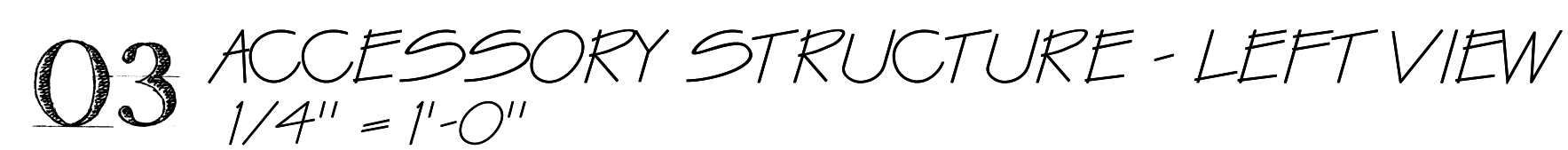
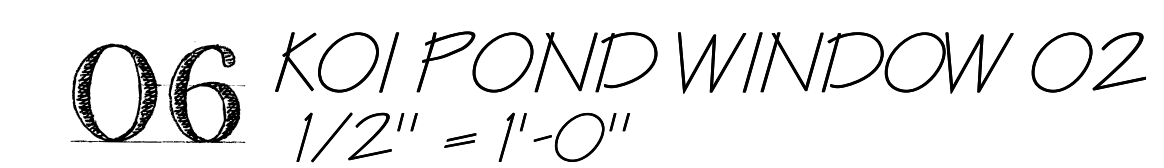
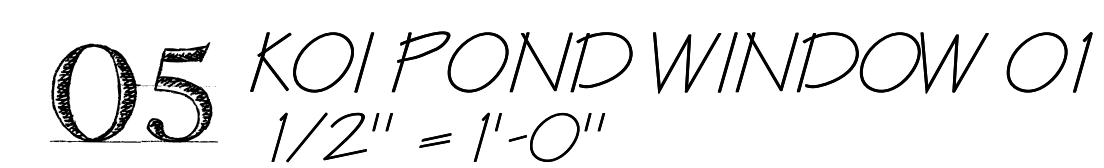
Exhibit A - Principal Building Addition

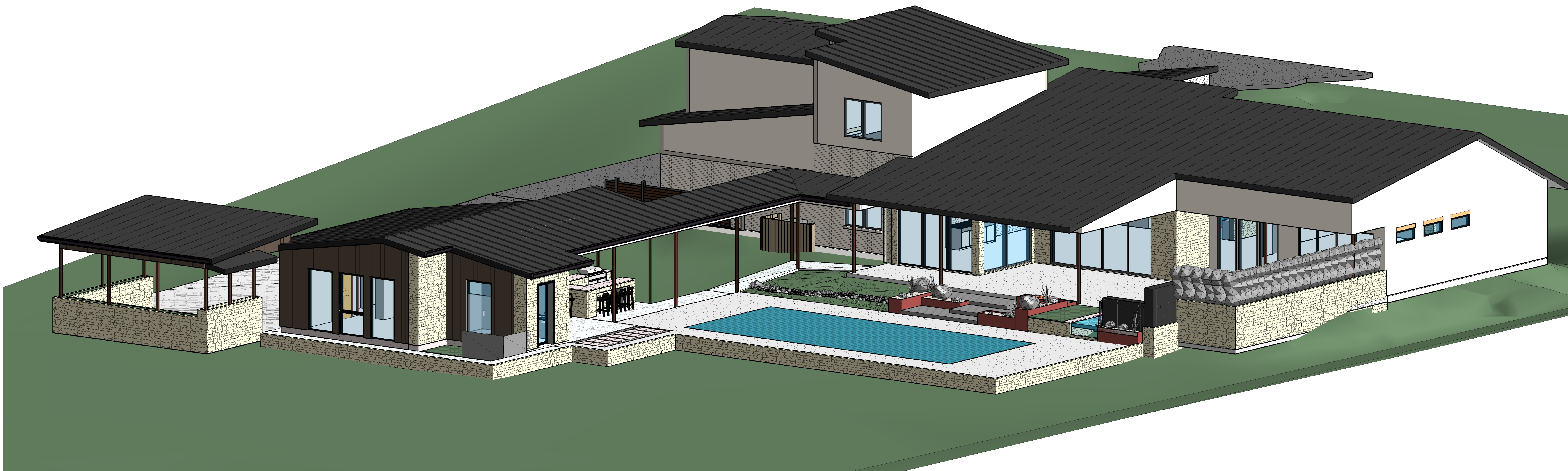
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ELEVATIONS

A4.01

Scale	As indicated
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NEW SQUARE FOOTAGE

Total Under Air **743 sq ft**
 Covered **792 sq ft**
 Total Square Feet **1535 sq ft**

Plan
 North

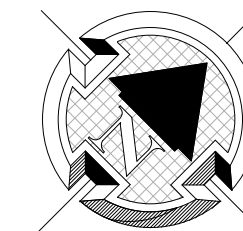


Exhibit A - Principal Building Addition

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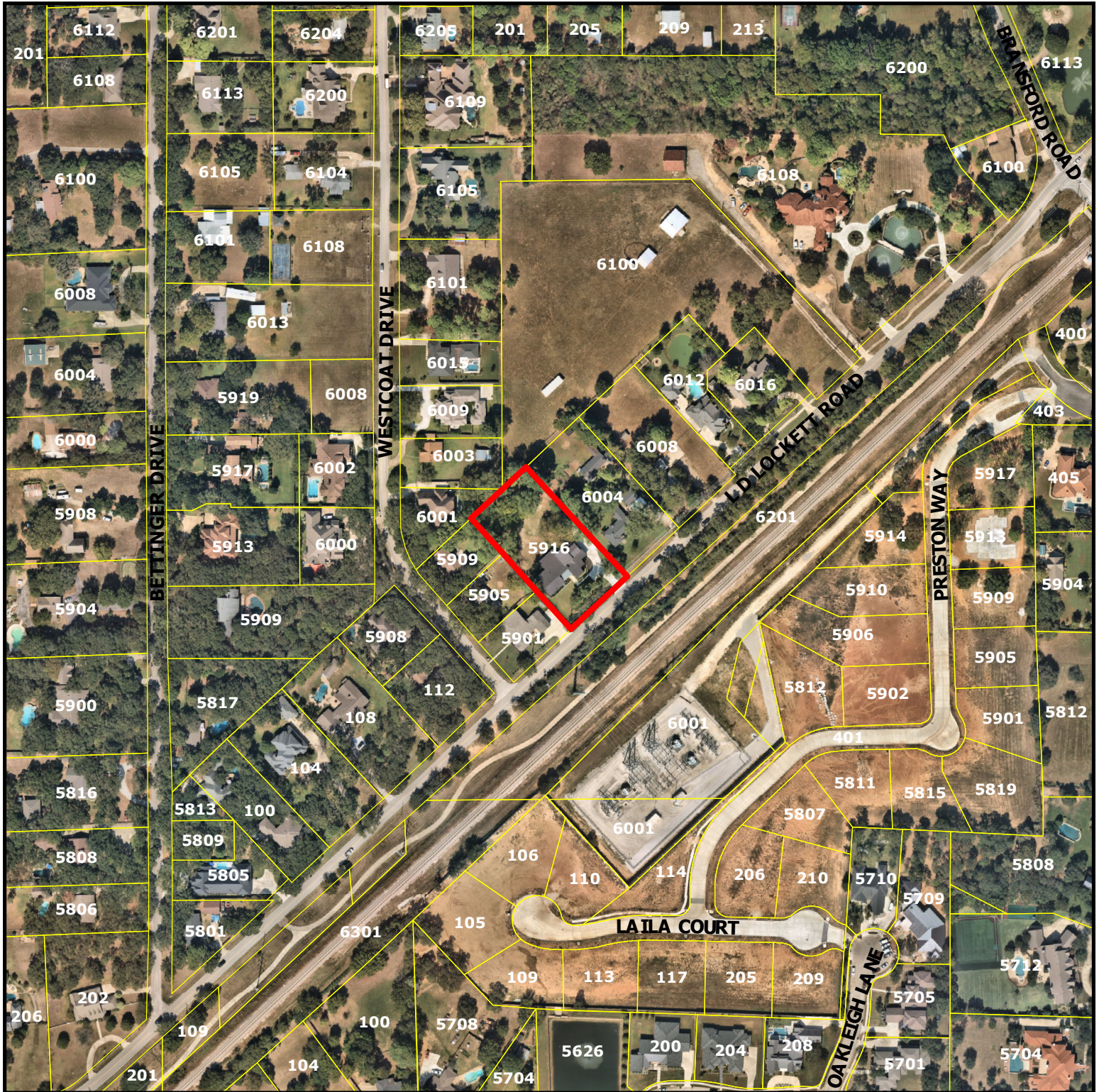
5916 L.D. LOCKETT
 ROAD
 COLLEYVILLE, TX
 76034

3D ELEVATIONS

A4.03

Scale

Aerial Map



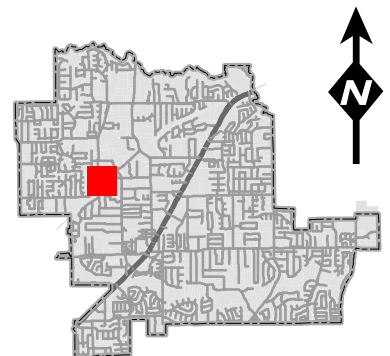
ZC21-029
5916 LD Lockett Road

DISCLAIMER:

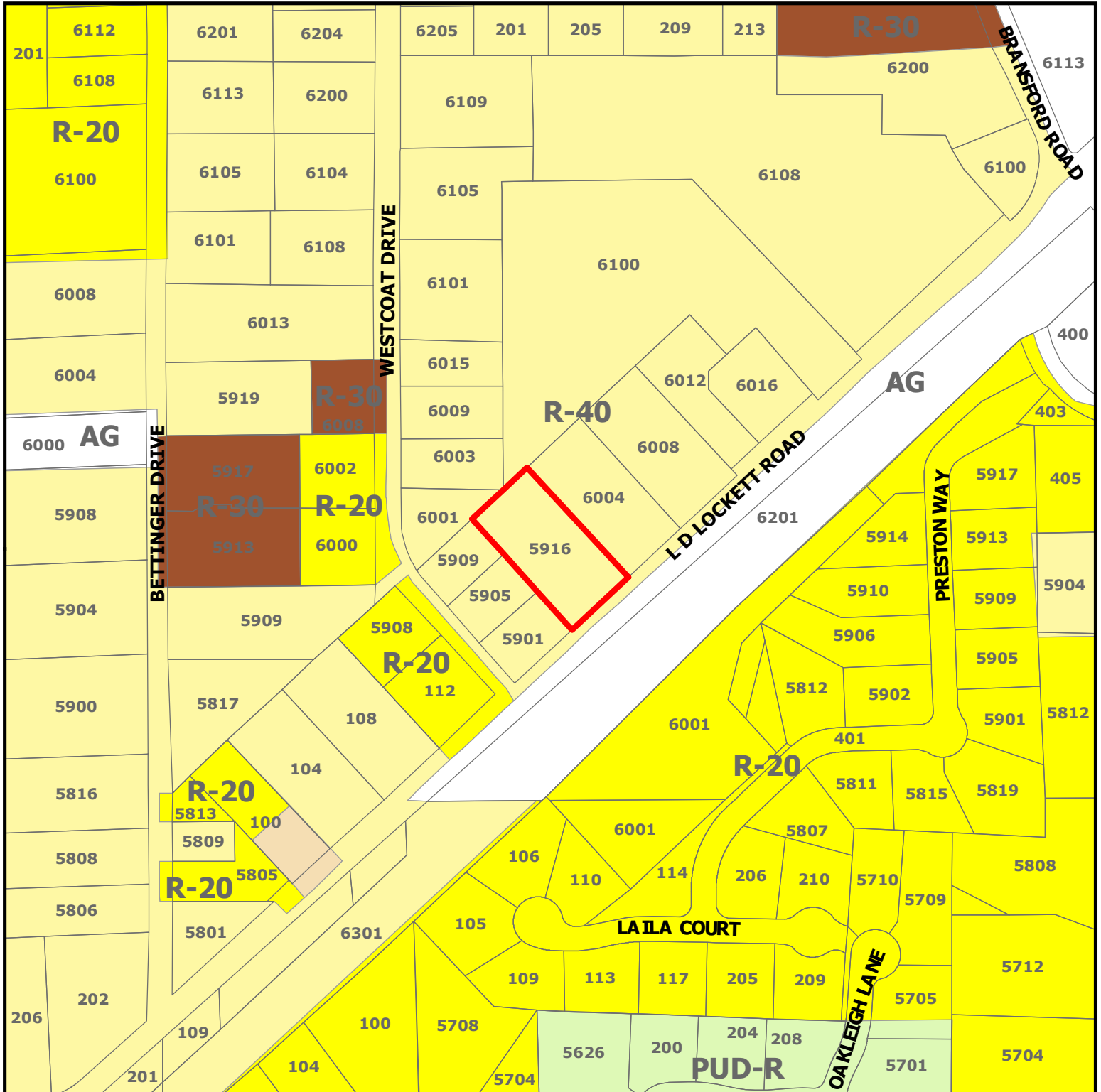
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Subject Property



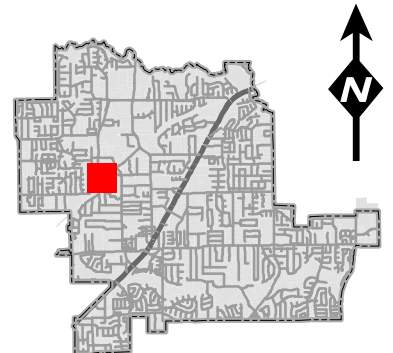
Zoning Map



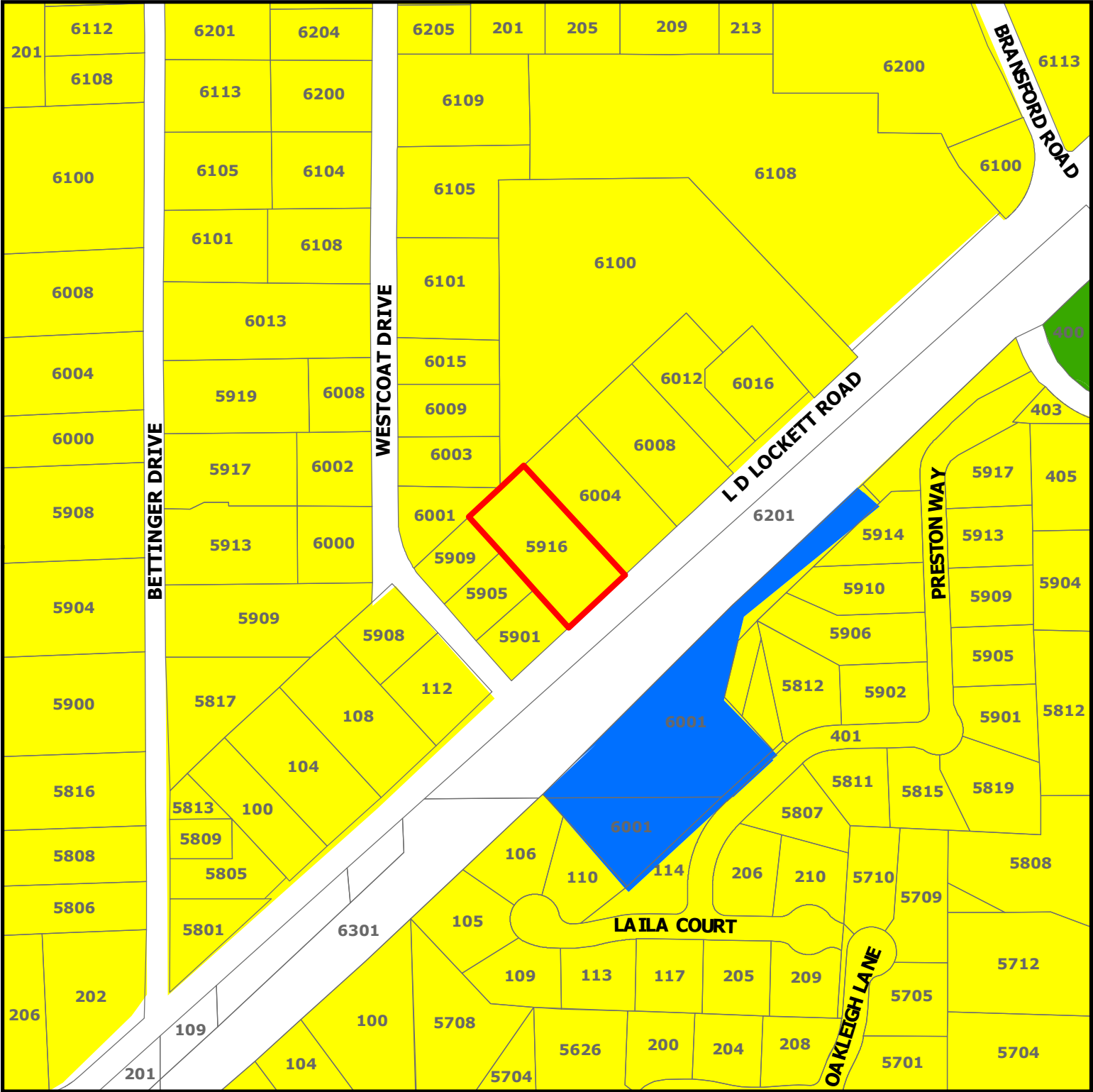
ZC21-029
5916 LD Lockett Road

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 Subject Property



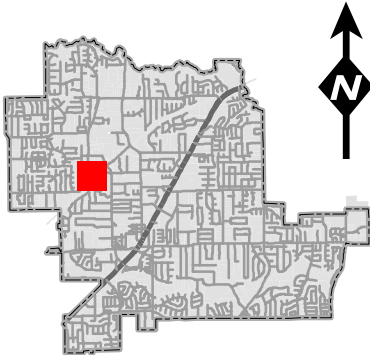
Future Land Use Map



ZC21-029

5916 LD Lockett Road

-  Subject Property
-  Residential
-  Institutional
-  Open Space; Parks

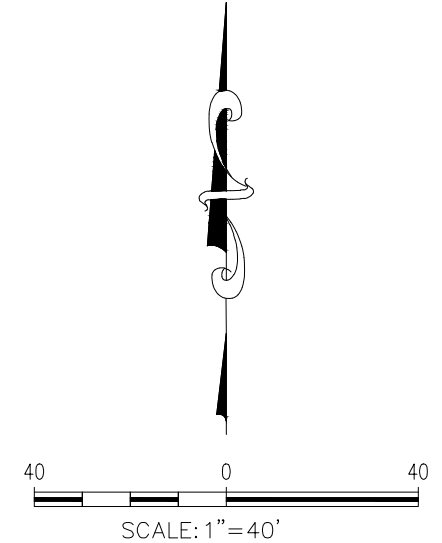
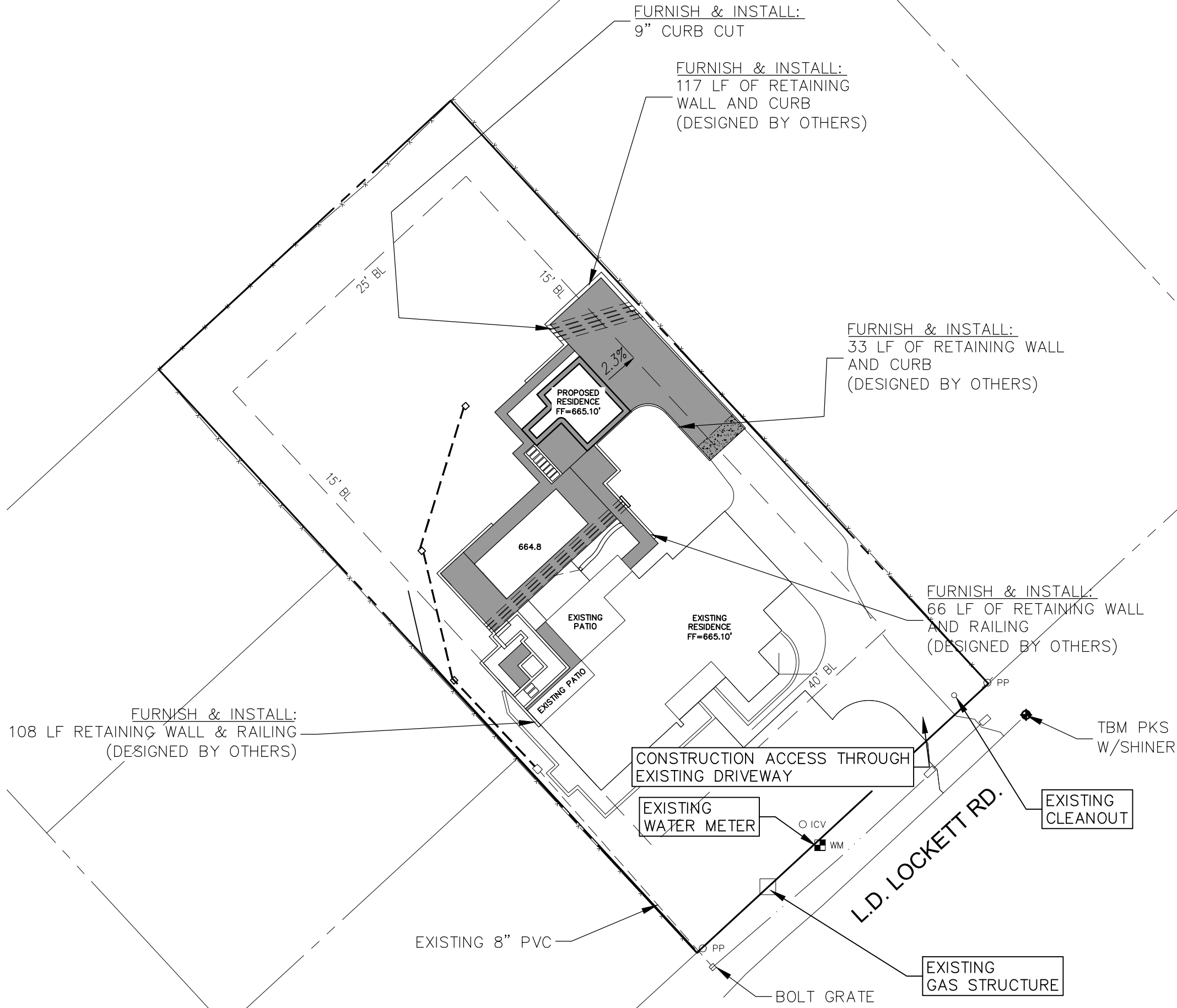


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Statement of Planning Objectives

This SUP is in regards to the carport that is part of the overall home addition. The carport is to be used for additional parking.

File: Z:\Projects\CVT\CVT-19000\Drawings\PP & Const Plans\CVT19000 LGE
Plotted: 10/23/2021 10:32 AM, by John Tinsley, Saved: 10/23/2021 10:31 AM, by Jtinsley



TBM #1 - PK nail with shiner set in concrete on the northerly edge of L.D. Lockett Road, approximately 18' southeast of the eastern most corner of Lot 31.
Elev. 664.3'

GENERAL NOTES

1. FIELD SURVEY DATA RECORDED ON MAY 16, 2021.
2. MINIMUM GRADE 1.25%
3. MAXIMUM GRADE 25%
4. CONTRACTOR TO VERIFY EXISTING UTILITY LOCATIONS, DEPTHS AND ADJUST TO FINISHED GRADE.
5. RETAINING WALLS GREATER THAN 3' IN HEIGHT TO BE DESIGNED BY A STRUCTURAL ENGINEER.
6. REFERENCE TREE SURVEY FOR TREES TO BE REMOVED/SAVED.
7. EXISTING DRAINAGE CONDITIONS OF LOT CONSIST OF OFFSITE DRAINAGE CONVEYED THROUGH THE LOT. DUE TO EXISTING SLOPES & INFRASTRUCTURE A SIGNIFICANT AMOUNT OF AREA EXPERIENCES PONDING. THE PROPOSED IMPROVEMENTS ON THIS PLAN DO NOT ALLEVIATE THE EXISTING PONDING CONDITION.
8. CONTRACTOR SHALL COORDINATE W/ ADJACENT PROPERTY OWNERS PRIOR TO ANY OFFSITE GRADING ACTIVITIES.



Justin L. Lansdowne
10/25/21

MCADAMS
TBPE: 19762

The John R. McAdams
Company, Inc.
111 Hillside Drive
Lewisville, Texas 75057
972.436.9712
201 Country View Drive
Rowlett, Texas 75082
940.240.1012
TBPE: 19762 TBPLS: 10194440
www.mcadamsco.com



5916 L.D. LOCKETT RD.
Lot 31, Block 1
WESCAOT
1033 Acres
in the
O.C. SURVEY, ABSTRACT No. 1487
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS

SITE PLAN

Drawn By: JT
Date: 10/25/2021
Scale: 1" = 40'
Revisions:

CVT-19000

EXHIBIT A - PRINCIPAL BUILDING ADDITION





NEW SQUARE FOOTAGE

Total Under Air	743 sq ft
Covered	840 sq ft
Total Square Feet	1583 sq ft

Plan North

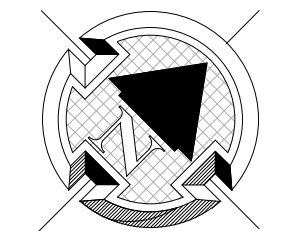
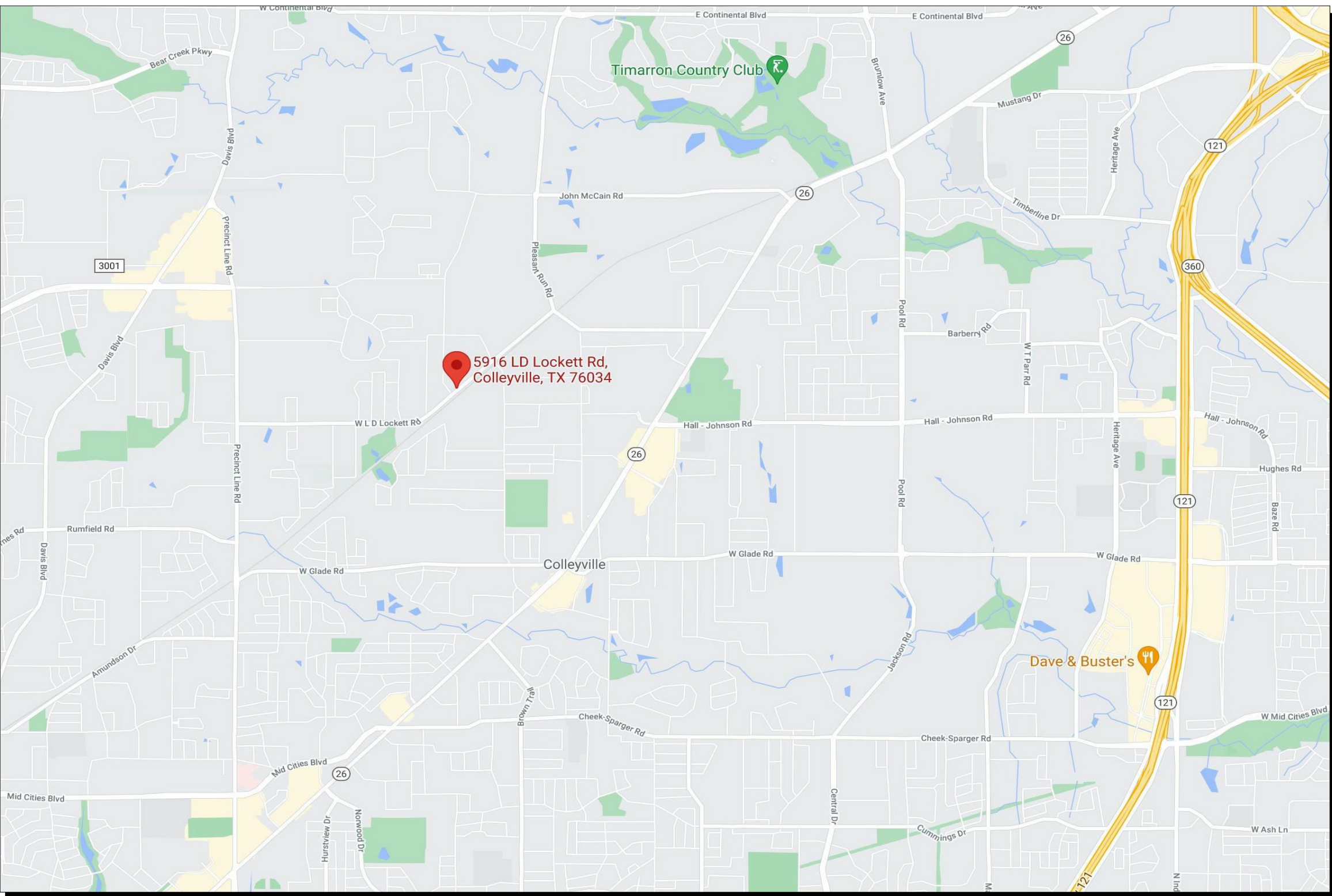
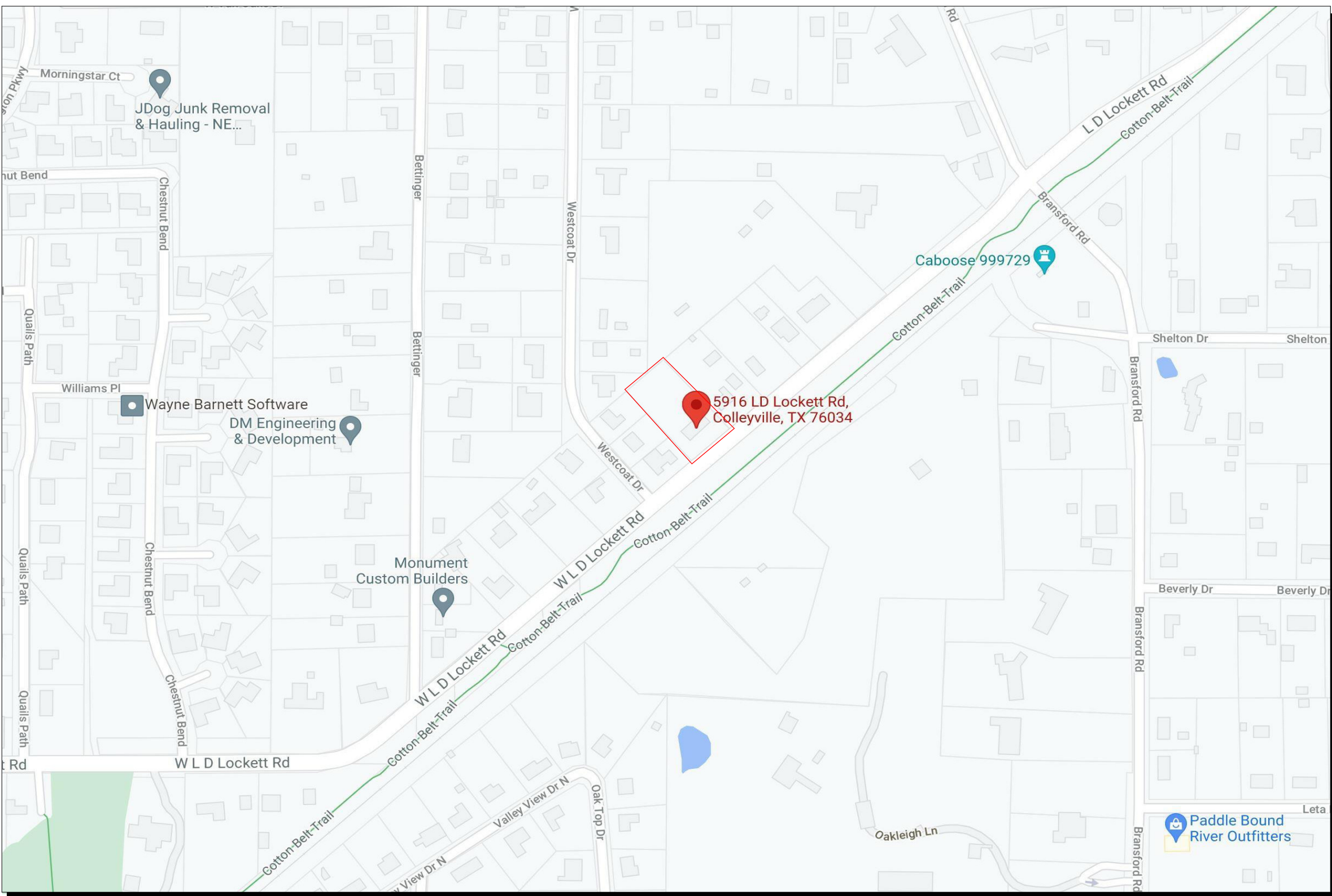


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02 LARGE SITE LOCATION



01 SMALL SITE LOCATION

SHEET LIST	
Sheet Name	Sheet #
COVER SHEET	A0.00
SITE PLAN	A1.10
CONCRETE PLAN	A1.11
PRINCIPAL BUILDING ADDITION	A2.10
AREA PLANS	A2.13
ELECTRICAL PLANS	A2.51
ROOF DETAILS	A2.70
ELEVATIONS	A4.01
3D ELEVATIONS	A4.03

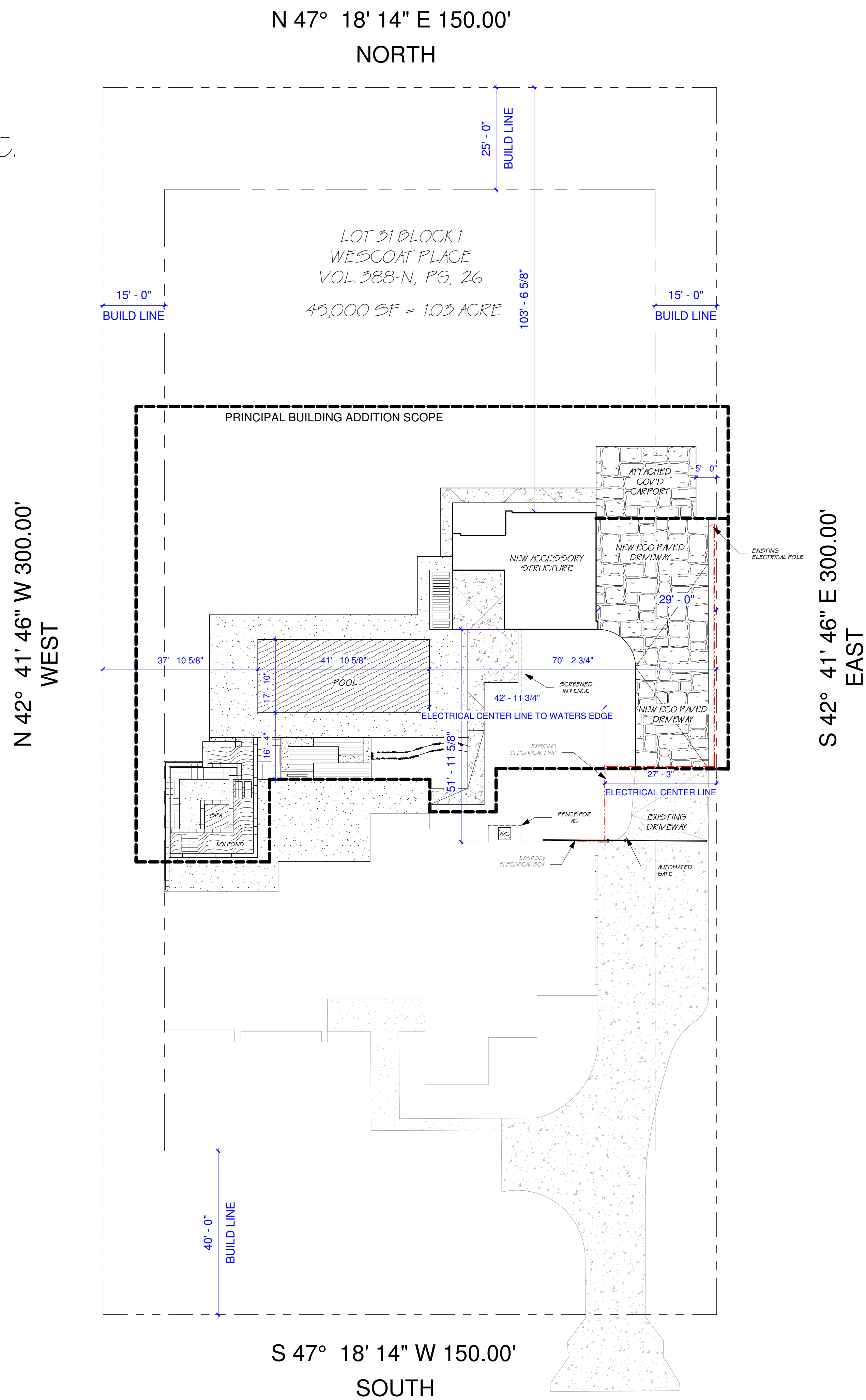
5916 L.D. LOCKETT ROAD
COLLEYVILLE, TX
76034

COVER SHEET

A0.00
Scale 3" = 1'-0"

THE INFORMATION WAS OBTAINED BY :
SURVEY PERFORMED BY THE JOHN R MCADAMS COMPANY, INC.
111 HILLSIDE DRIVE,
LEWISVILLE, TX 75057
PH : 972.436.9712

DATED : 09.08.2020
JOB # : CVT-19000



L.D. LOCKETT RD. 01 SITE PLAN
1/16" = 1'-0"



NEW SQUARE FOOTAGE

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Total Square Feet	1583 sq ft

Plan North

Exhibit A - Principal Building Addition

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5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

SITE PLAN

A1.10

Scale As indicated



Total Under Air **743 sq ft**

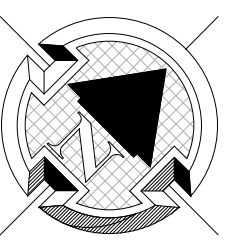
Covered 840 sq ft**Total Square Feet** **1583 sq ft**Plan
North

Exhibit A - Principal Building Addition

these drawings which may conflict with these agency's, rules and / or regulations and be adhered to before and during all construction.

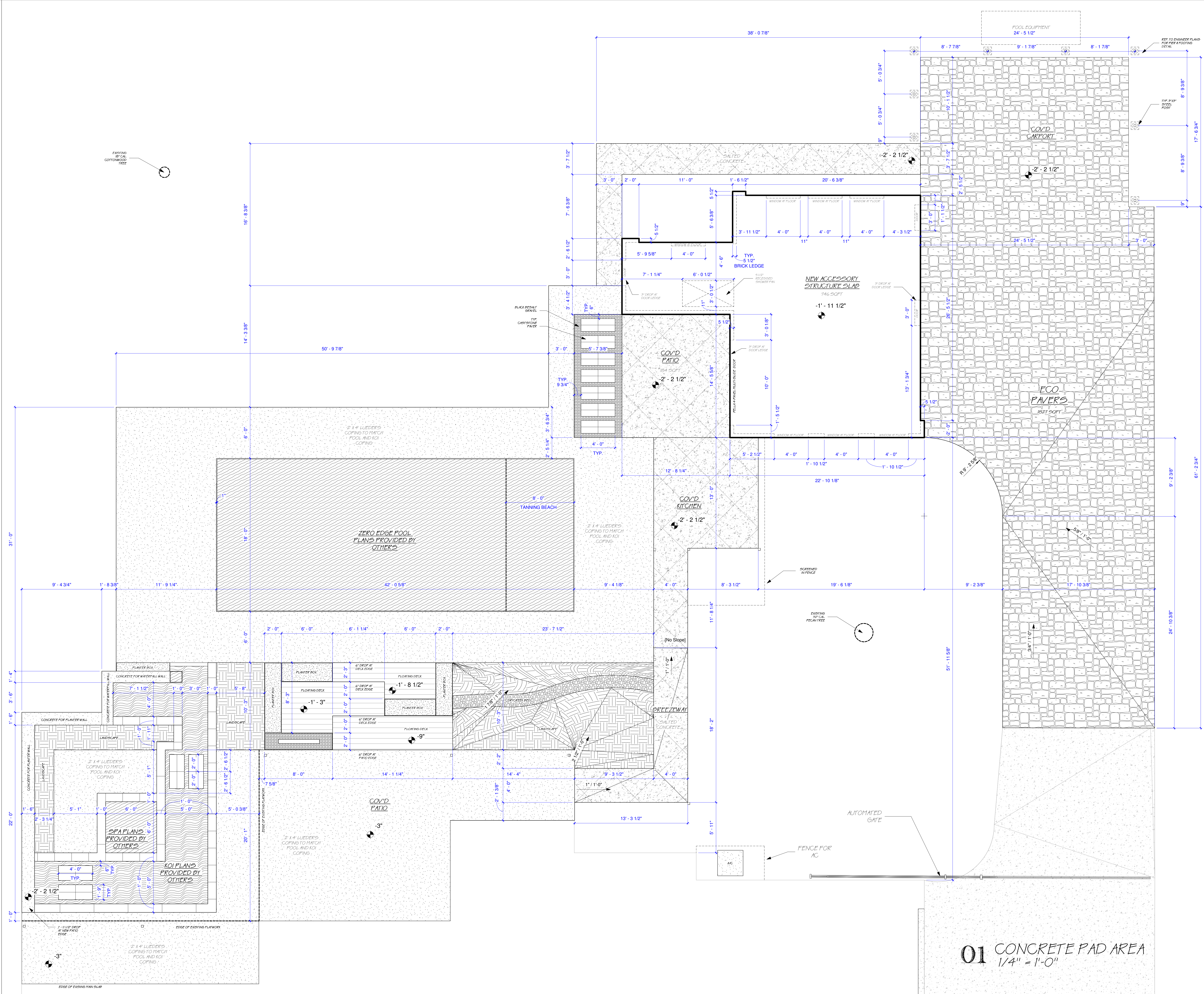
916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

CONCRETE PLAN

A11

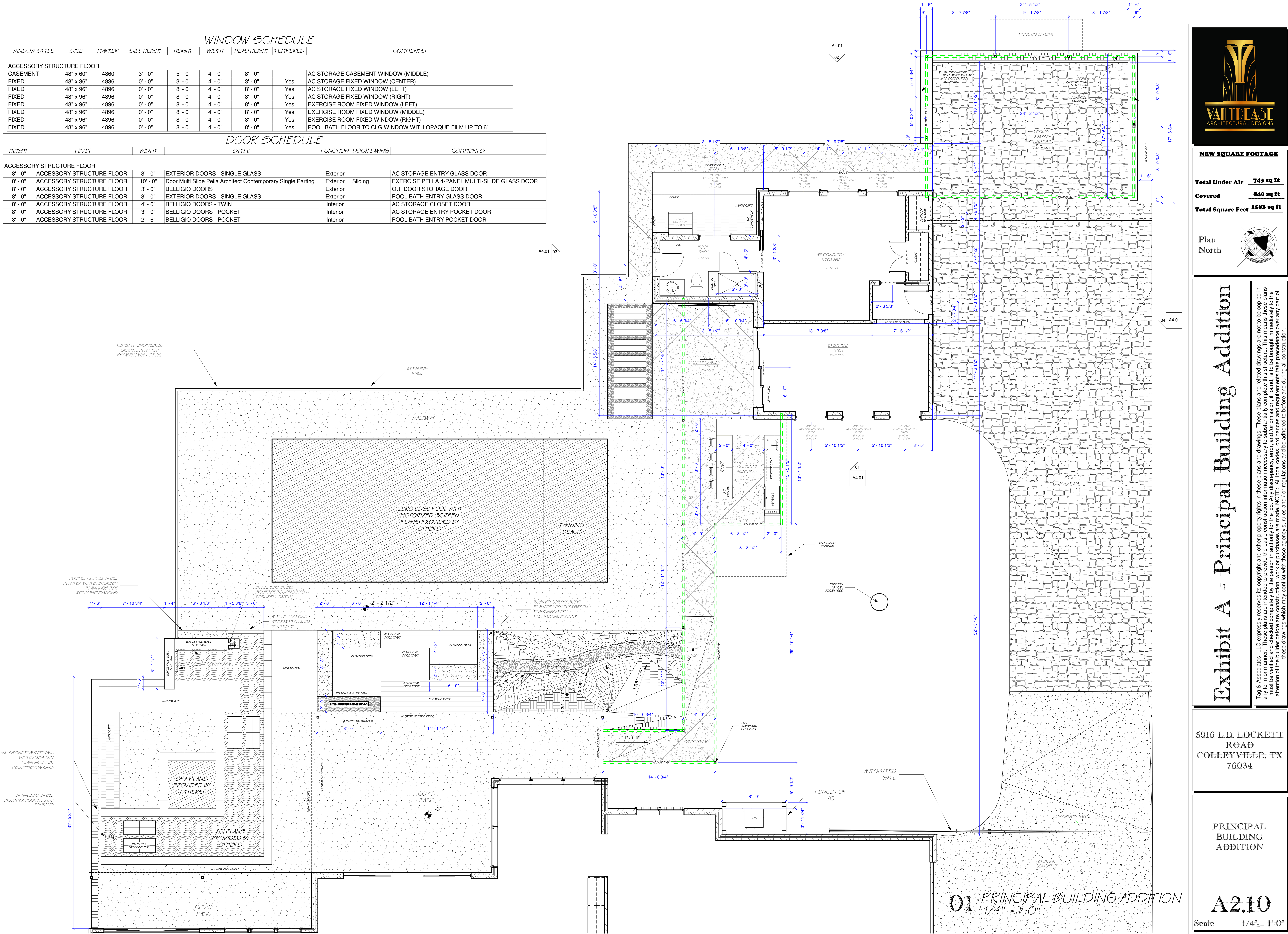
scale	1/4" = 1'-0"
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11/23/2021 4:06:25 PM



WINDOW SCHEDULE									
WINDOW STYLE	SIZE	MARKER	SILL HEIGHT	HEIGHT	WIDTH	HEAD HEIGHT	TEMPERED	COMMENTS	
ACCESSORY STRUCTURE FLOOR									
CASEMENT	48" x 60"	4860	3' - 0"	5' - 0"	4' - 0"	8' - 0"		AC STORAGE CASEMENT WINDOW (MIDDLE)	
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FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	AC STORAGE FIXED WINDOW (LEFT)	
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FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	EXERCISE ROOM FIXED WINDOW (LEFT)	
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	EXERCISE ROOM FIXED WINDOW (MIDDLE)	
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	EXERCISE ROOM FIXED WINDOW (RIGHT)	
FIXED	48" x 96"	4896	0' - 0"	8' - 0"	4' - 0"	8' - 0"	Yes	POOL BATH FLOOR TO CLG WINDOW WITH OPAQUE FILM UP TO 6'	

DOOR SCHEDULE							COMMENTS	
HEIGHT	LEVEL	WIDTH	STYLE	FUNCTION	DOOR SWING			
ACCESSORY STRUCTURE FLOOR								
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	EXTERIOR DOORS - SINGLE GLASS	Exterior		AC STORAGE ENTRY GLASS DOOR		
8' - 0"	ACCESSORY STRUCTURE FLOOR	10' - 0"	Door Multi Slide Pella Architect Contemporary Single Parting	Exterior	Sliding	EXERCISE PELLA 4-PANEL MULTI-SLIDE GLASS DOOR		
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	BELLIGIO DOORS	Exterior		OUTDOOR STORAGE DOOR		
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	EXTERIOR DOORS - SINGLE GLASS	Exterior		POOL BATH ENTRY GLASS DOOR		
8' - 0"	ACCESSORY STRUCTURE FLOOR	4' - 0"	BELLIGIO DOORS - TWIN	Interior		AC STORAGE CLOSET DOOR		
8' - 0"	ACCESSORY STRUCTURE FLOOR	3' - 0"	BELLIGIO DOORS - POCKET	Interior		AC STORAGE ENTRY POCKET DOOR		
8' - 0"	ACCESSORY STRUCTURE FLOOR	2' - 6"	BELLIGIO DOORS - POCKET	Interior		POOL BATH ENTRY POCKET DOOR		





NEW SQUARE FOOTAGE

Total Under Air **743 sq ft**

Covered **840 sq ft**

Total Square Feet **1583 sq ft**

Plan North

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5916 L.D. LOCKETT ROAD
COLLEYVILLE, TX 76034

PRINCIPAL BUILDING ADDITION

A2.10

Scale 1/4" = 1'-0"



Total Under Air	<u>743 sq ft</u>
Covered	<u>840 sq ft</u>
Total Square Feet	<u>1583 sq ft</u>

Exhibit A - Principal Building Addition

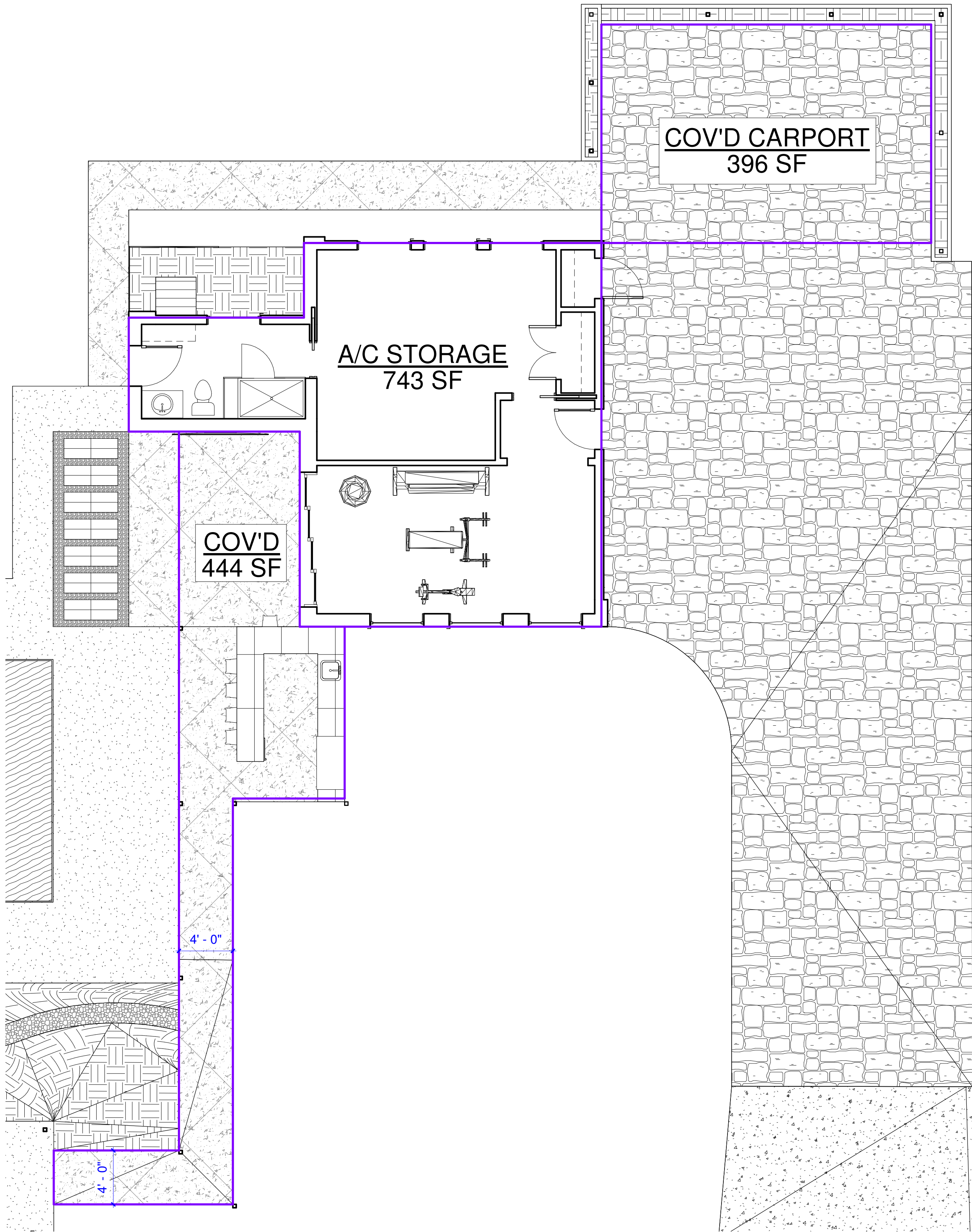
Tag & Associates, LLC expressly reserves its copyright and other property rights in these plans and drawings. These plans and related drawings are not to be copied in any form or manner. These plans are intended to provide the basic construction information necessary to substantially complete this structure. This means these plans must be verified and checked completely by the person in authority for the job. Any discrepancy, error, and/or omission, if found, is to be brought immediately to the attention of the builder before any construction, work or purchases are made. NOTE: All local codes, ordinances and requirements take precedence over any part of these drawings which may conflict with these agency's, rules and/or regulations and be adhered to before and during all construction.

916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

AREA PLANS

A2.13

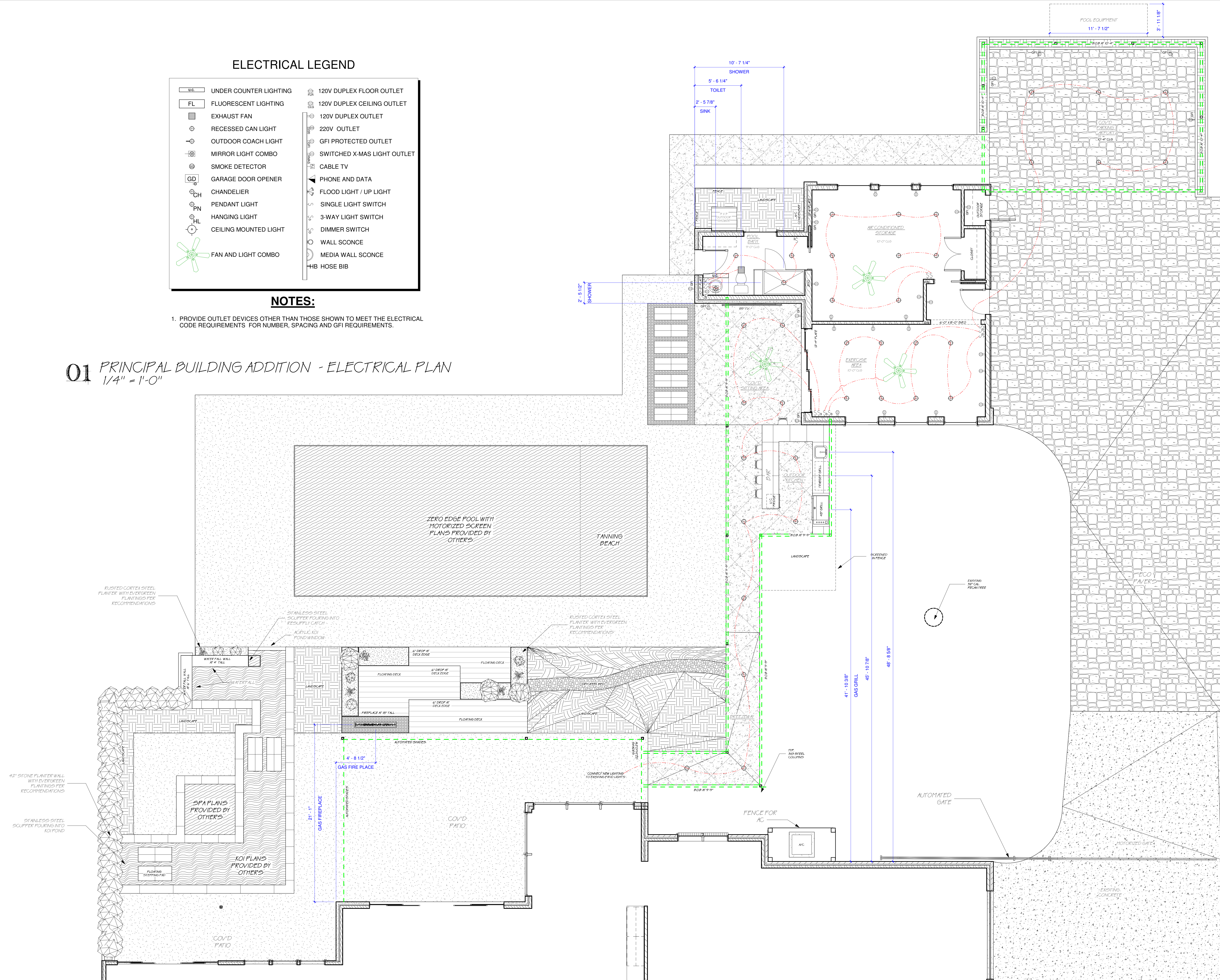
scale	3/16"= 1'-0"
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	UNDER COUNTER LIGHTING		120V DUPLEX FLOOR OUTLET
	FLUORESCENT LIGHTING		120V DUPLEX CEILING OUTLET
	EXHAUST FAN		120V DUPLEX OUTLET
	RECESSED CAN LIGHT		220V OUTLET
	OUTDOOR COACH LIGHT		GFI PROTECTED OUTLET
	MIRROR LIGHT COMBO		SWITCHED X-MAS LIGHT OUTLET
	SMOKE DETECTOR		CABLE TV
	GARAGE DOOR OPENER		PHONE AND DATA
	CHANDELIER		FLOOD LIGHT / UP LIGHT
	PENDANT LIGHT		SINGLE LIGHT SWITCH
	HANGING LIGHT		3-WAY LIGHT SWITCH
	CEILING MOUNTED LIGHT		DIMMER SWITCH
	FAN AND LIGHT COMBO		WALL SCONCE
			MEDIA WALL SCONCE
			HOSE BIB

1. PROVIDE OUTLET DEVICES OTHER THAN THOSE SHOWN TO MEET THE ELECTRICAL CODE REQUIREMENTS FOR NUMBER, SPACING AND GFI REQUIREMENTS.

01 PRINCIPAL BUILDING ADDITION - ELECTRICAL PLAN
1/4" = 1'-0"

**Total Under Air** **743 sq ft**

Covered **840 sq ft**

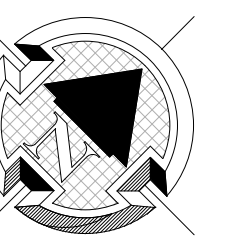
Total Square Feet **1583 sq ft**Plan
North

Exhibit A - Principal Building Addition

any form or manner. These plans are intended to provide the basic construction information necessary to substantially complete this structure. This means these plans must be verified and checked completely by the person in authority for the job. Any discrepancy, error, and/or omission, if found, is to be brought immediately to the attention of the buyer before any instructions for purchases are made. E. All local codes, ordinances, and requirements take precedence over any part of these drawings which may conflict with those agency's laws and/or regulations to be addressed to before and during all construction.

5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

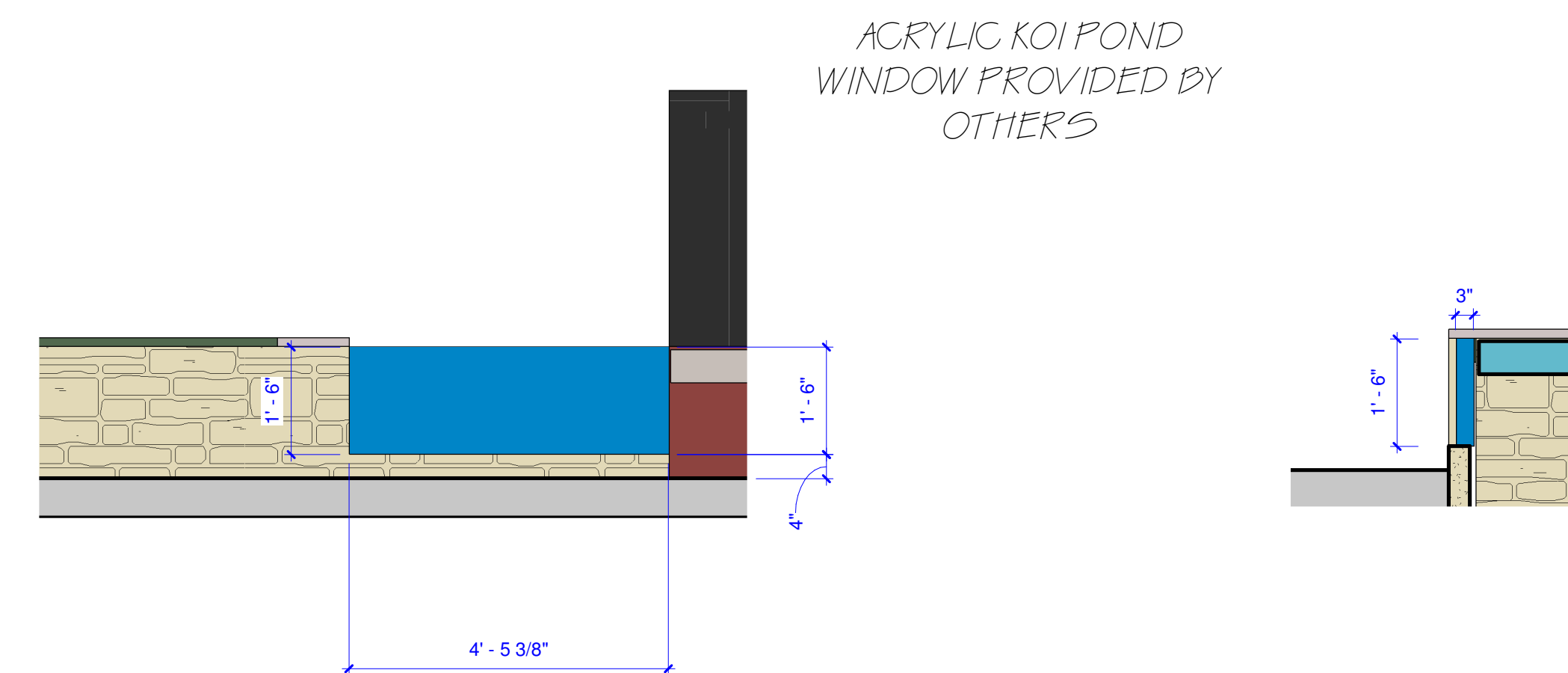
ELECTRICAL PLANS

A2.51

Scale 1/4" = 1'-0"



01 ACCESSORY STRUCTURE - FRONT VIEW
1/4" = 1'-0"

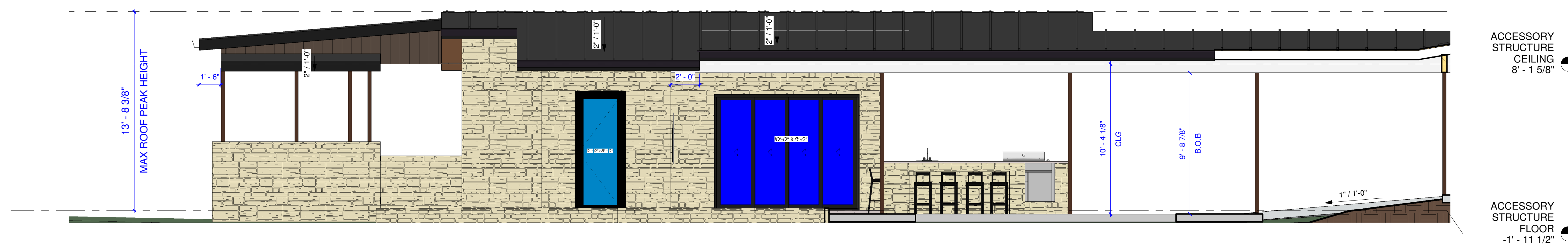


05 KOI POND WINDOW 01
1/2" = 1'-0"

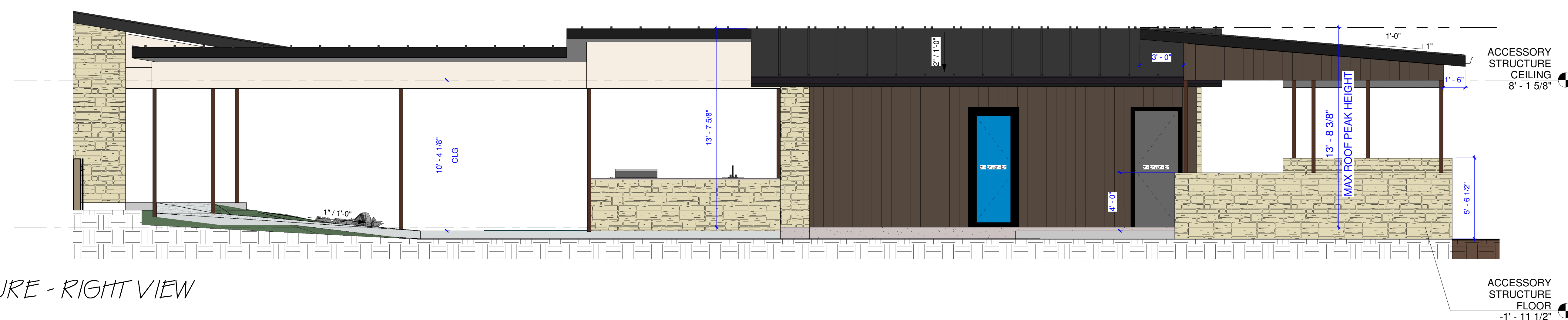
06 KOI POND WINDOW 02
1/2" = 1'-0"



02 ACCESSORY STRUCTURE - REAR VIEW
1/4" = 1'-0"



03 ACCESSORY STRUCTURE - LEFT VIEW
1/4" = 1'-0"



04 ACCESSORY STRUCTURE - RIGHT VIEW
1/4" = 1'-0"



NEW SQUARE FOOTAGE

Total Under Air **743 sq ft**
Covered **840 sq ft**
Total Square Feet **1583 sq ft**

Plan North

Exhibit A - Principal Building Addition

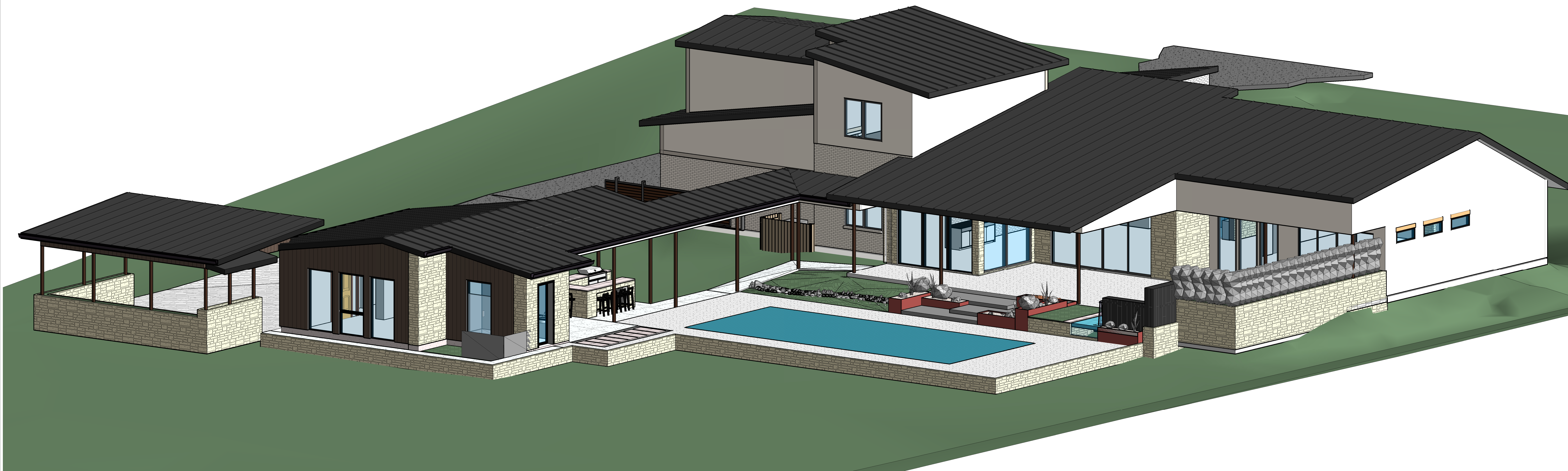
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5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

ELEVATIONS

A4.01

Scale As indicated



NEW SQUARE FOOTAGE

Total Under Air **743 sq ft**
 Covered **840 sq ft**
 Total Square Feet **1583 sq ft**

Plan
 North

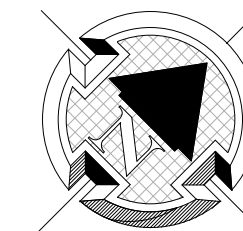


Exhibit A - Principal Building Addition

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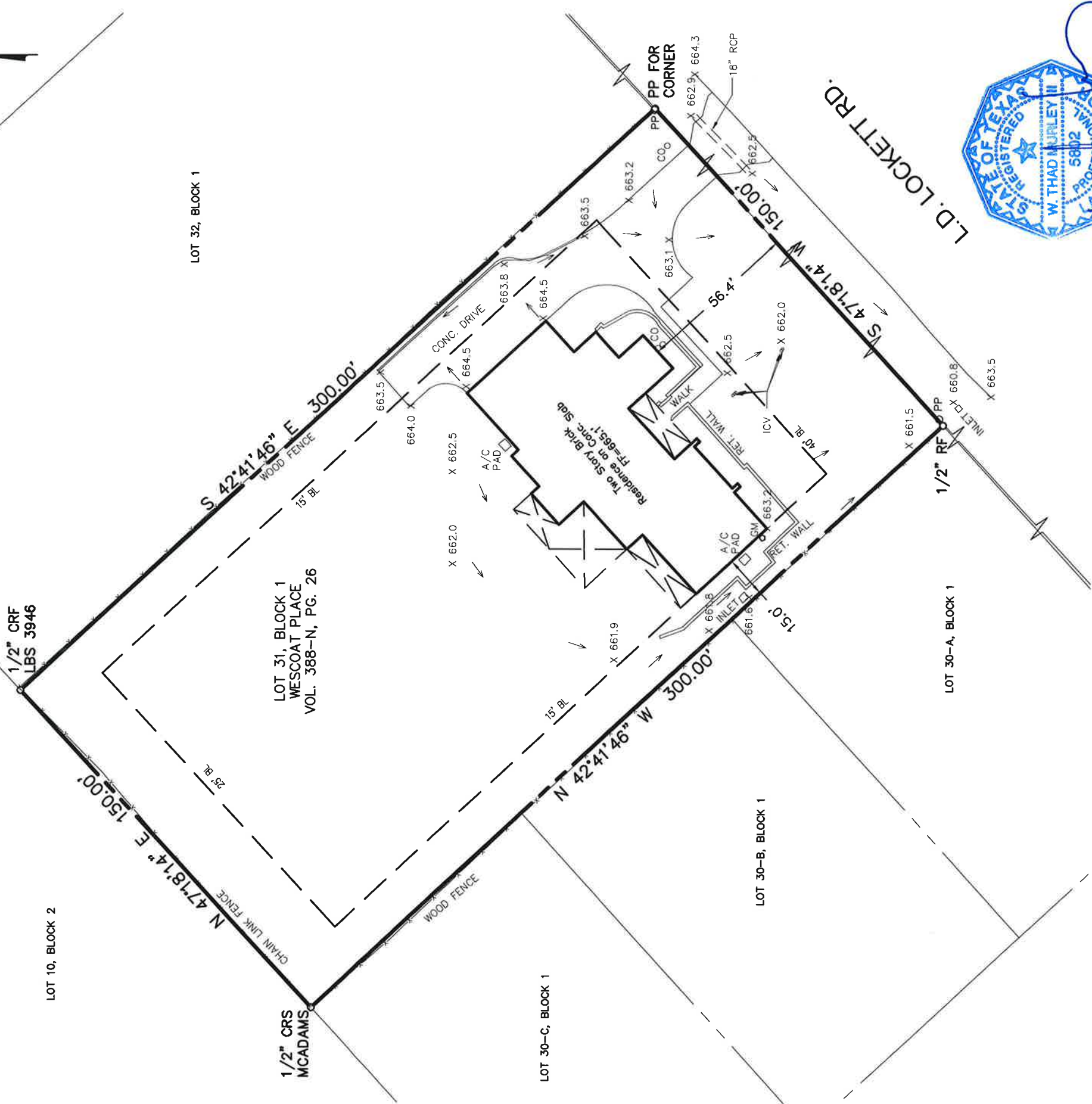
5916 L.D. LOCKETT
 ROAD
 COLLEYVILLE, TX
 76034

3D ELEVATIONS

A4.03

Scale

L E G E N D	
BL	= BUILDING LINE
CO	= CLEAN OUT
CRF	= CAPPED REBAR FOUND
GM	= GAS METER
CRS	= CAPPED REBAR SET
PP	= POWER POLE
ICV	= IRRIGATION CONTROL VALVE
RF	= REBAR FOUND



LEGAL DESCRIPTION

Being Lot 31, Block 1, Wescoat Place, an addition to the City of Colleyville, Tarrant County, Texas, according to the plat thereof recorded in Volume 388-N, Page 26, Plat Records, Tarrant County, Texas.

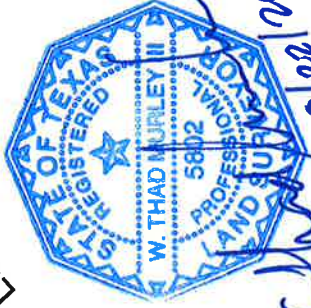
(Commonly known as 5916 L.D. Lockett Road)

NOTES:

- Bearings based on Texas Coordinate System, North Central Zone (4202) NAD '83.
- Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate abstract of title may disclose.
- No flood zone area analysis has been performed by McAdams, on the subject property.

FINAL DRAINAGE SURVEY
Lot 31, Block 1
WESCOAT PLACE

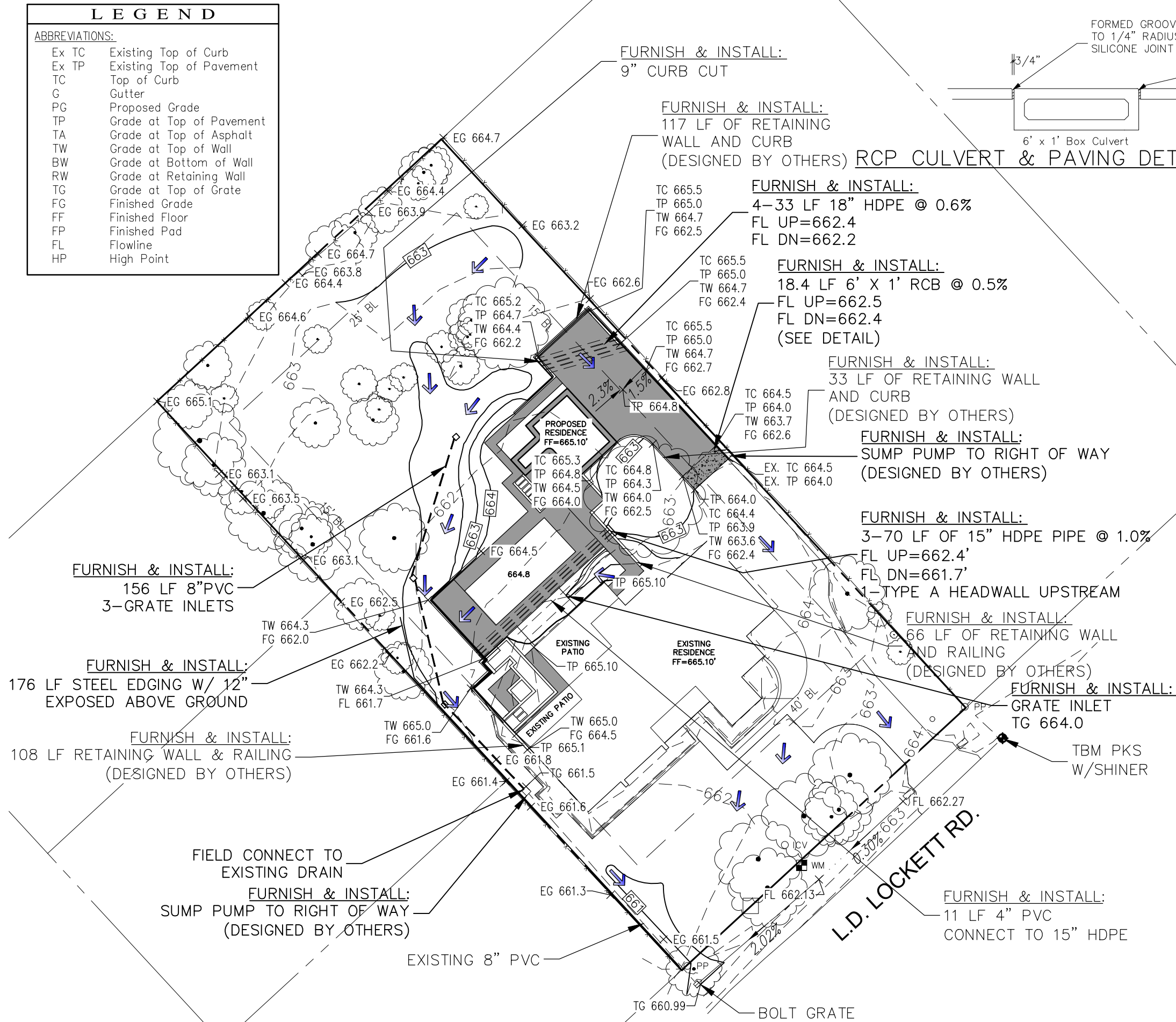
1.033 Acres
in the
OC. STRUM SURVEY, ABSTRACT NO. 1487
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS



MCADAMS

The John R. McAdams
Company, Inc.
111 Hillside Drive
Lewisville, Texas 75057
972.436.9712
201 Country View Drive
Roanoke, Texas 76262
940.240.1012
TBP#: 19762 TBP#: 10194440
www.jrcmco.com
www.mcadamsco.com

File: Z:\Projects\CVT\CVT-19000\Drawings\PP & Const Plans\CVT19000.LCE
Plotted: 10/23/2021 10:30 AM, by John Tinsley, Saved: 10/22/2021 4:41 PM, by Jtinsley



Justin L. Lansdowne
10/25/21

MCADAMS
TBPE: 19762

Drawn By: JT
Date: 10/25/2021
Scale: 1" = 40'
Revisions:

CVT-19000

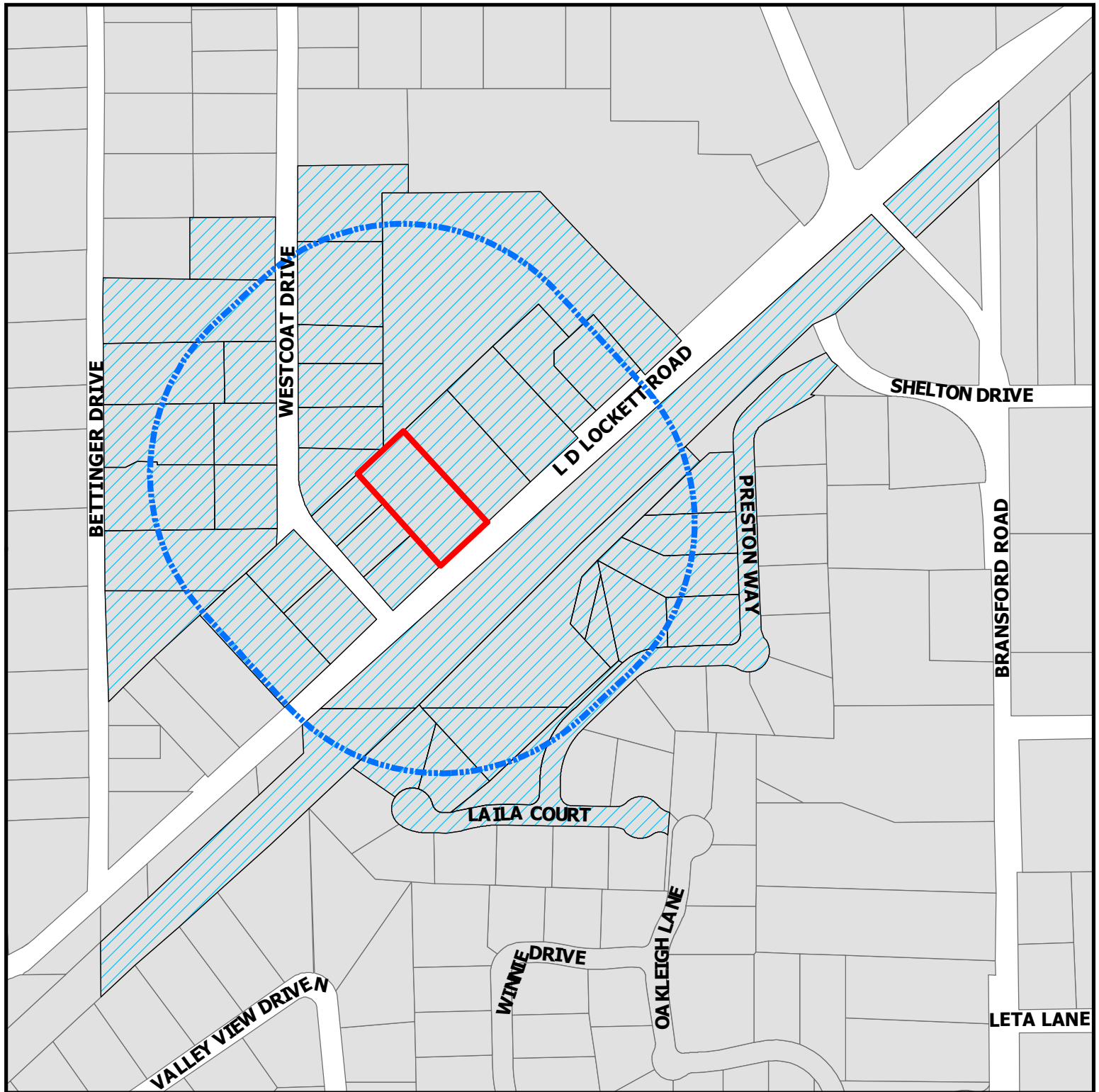


MCADAMS

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201 Country View Drive
Rowlett, Texas 75082
940.240.1012
www.mcadamsco.com
TBPE: 19762 TBPLS: 10194440

5916 L.D. LOCKETT RD.
Lot 31, Block 1
WESCAOT
1033 Acres
in the
O.C. SURVEY, ABSTRACT No. 1487
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS

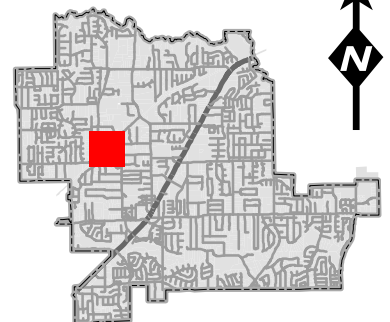
Notification Map



ZC21-029
5916 LD Lockett Road

DISCLAIMER:
This map and information contained in it were developed exclusively for use by the City of Colleyville. Any use or reliance on this map by anyone else is at that party's risk and without liability to the City of Colleyville, its officials or employees for any discrepancies, errors, or variances which may exist.

-  Subject Property
-  500ft Buffer
-  Properties within 500ft





NOTICE OF PUBLIC HEARING

«Owner Name»

«Owner Address»

«Owner City» «Owner Zip»

The City of Colleyville has scheduled public hearings concerning the below referenced request on the following dates and location:

Planning and Zoning Commission Meeting: Monday, December 13, 2021 at 7:00 p.m.
City Council Meetings: Tuesday, January 4, 2022 & Tuesday, January 18, 2022 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas

Request: Consideration of a Special Use Permit for a Residential Carport. The purpose is to allow for the construction of a carport as part of an addition to the existing home.

Zoning Case: ZC21-029

Applicant: Corey Van Trease

Owners: Tom Allanson and Paula Selvidge

Location: 5916 LD Lockett Road

Property Description: Lot 31, Block 1, Wescoat Place Addition

Present Zoning: R-40 Single Family Residential

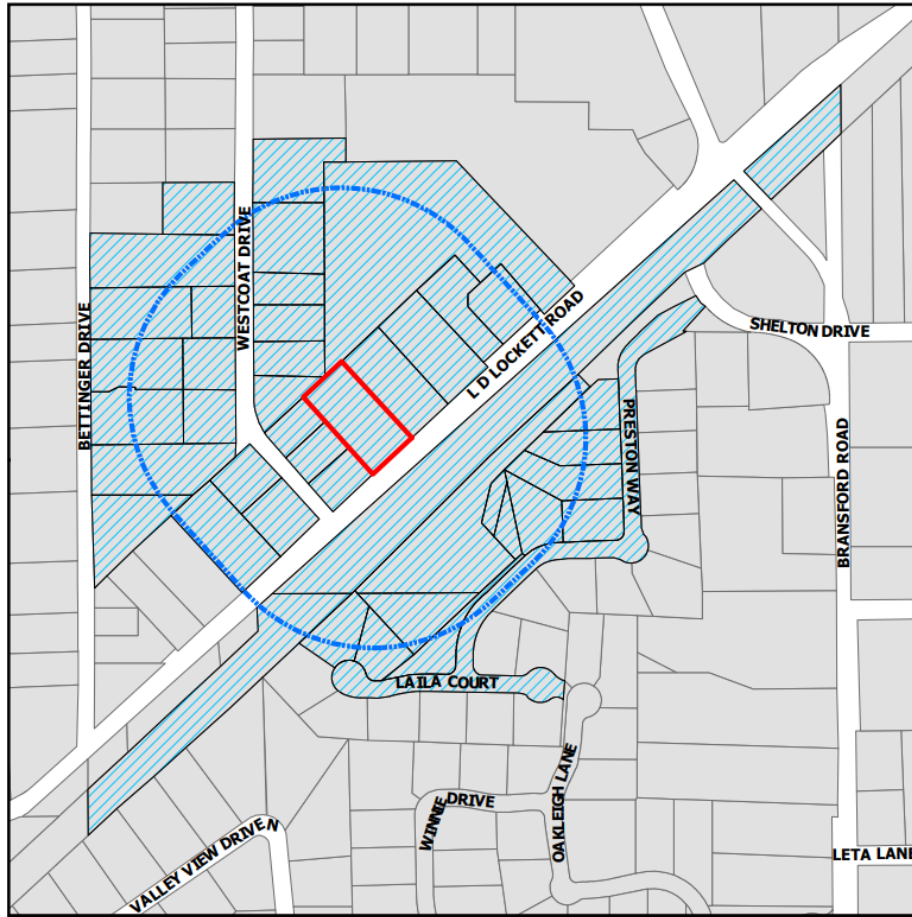
This notice has been sent to all owners of real property within 500 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 1000 feet. Approval by the Planning and Zoning Commission serves as a recommendation to the City Council and is not a final action on the request. Denial of the proposal by the Commission is final, unless the applicant submits a written notice of appeal within 10 days from the date of action by the Commission. If appealed, the request will be placed on the next available City Council agenda as listed above. Rezoning requests, zoning amendments and conditions recommended by the Commission for approval by the City Council may be more restrictive than those described in this notice.

All interested persons are encouraged to attend the public hearing and express their opinions on the zoning change request. If you are unable to attend, but wish to have your opinions made a part of the public record, please submit written comments prior to the public hearing, to the address below:

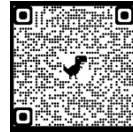
**Community Development Department
City of Colleyville
100 Main Street
Colleyville, TX 76034**

If the property owners of 20% or more of the land within the 200 foot notification area file a written protest prior to the public hearing, State law provides that the approval of the zoning change request shall require the approval of a super majority vote by City Council.

NOTICE OF PUBLIC HEARING



The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas 76034. A brief project description can be found online on the Agenda Packet and Active Development Case map (please use your phone's camera to scan QR code below):



For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Jacquelyn Reyff

Jacquelyn Reyff
Principal Planner
jreyff@colleyville.com

Owner Name	Owner Address	Owner City
HARBIN, GARY D	5913 BETTINGER DR	COLLEYVILLE, TX
JOHN & WANDA BENNETT TRUST	6013 BETTINGER DR	COLLEYVILLE, TX
COLTART, TIMOTHY	6000 WESTCOAT DR	COLLEYVILLE, TX
REGIONAL RAIL ROW CO	PO BOX 660163	DALLAS, TX
ONDARZA, GEORGE	232 ROYAL VISTA DR	CEDAR HILL, TX
WALKER, RUSSELL W	5909 WESTCOAT DR	COLLEYVILLE, TX
GRAVES, JERRY W	5901 WESTCOAT DR	COLLEYVILLE, TX
PACE, JOHN C	6004 LD LOCKETT RD	COLLEYVILLE, TX
KIDD, WALTER EST	304 AZALEA DR	GRAPEVINE, TX
VAN TREASE CONSTRUCTORS LLC	611 S MAIN ST STE 400	GRAPEVINE, TX
HALL, ANN-NITA PEARL	5905 WESTCOAT DR	COLLEYVILLE, TX
SOLIDAY, JON P	5917 BETTINGER DR	COLLEYVILLE, TX
ADAMS, MARY	6003 WESTCOAT DR	COLLEYVILLE, TX
CAMERON, MARK J	6002 WESTCOAT DR	COLLEYVILLE, TX
ONCOR ELECTRIC DELIVERY CO LLC	PO BOX 139100	DALLAS, TX
ONCOR ELECTRIC DELIVERY CO LLC	PO BOX 139100	DALLAS, TX
THRASHER, MARSHALL	5919 BETTINGER DR	COLLEYVILLE, TX
ONCOR ELECTRIC DELIVERY COMPAN	PO BOX 139100	DALLAS, TX
VENNER, WILLIAM	6105 WESTCOAT DR	COLLEYVILLE, TX
HUDSON, LESLEY	6015 WESTCOAT DR	COLLEYVILLE, TX
STOUT, JONATHAN	6101 WESTCOAT DR	COLLEYVILLE, TX
SEBREN, ROBBIE	6001 WESTCOAT DR	COLLEYVILLE, TX
REGIONAL RAIL ROW CO	PO BOX 660163	DALLAS, TX
JESSE K BRAY LIVING TRUST	6108 LOCKETT RD	COLLEYVILLE, TX
COLLINS, JOHNNY	108 W LD LOCKETT RD	COLLEYVILLE, TX
CHILDERS, RICKY	5909 BETTINGER DR	COLLEYVILLE, TX
SULLIVAN, JOHN F	5908 WESTCOAT DR	COLLEYVILLE, TX
SULLIVAN, JOHN F	5908 WESTCOAT DR	COLLEYVILLE, TX
PRICE, G	5817 BETTINGER DR	COLLEYVILLE, TX
VANKAWALA, RAJENDRA	4910 BEHRENS CT	COLLEYVILLE, TX
KAMERMAN, DELORIS	6016 LD LOCKETT RD	COLLEYVILLE, TX
KIRKHAM, KENNETH	6012 LD LOCKETT	COLLEYVILLE, TX
THORESON, JEFFRY	6009 WESTCOAT DR	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
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G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
GRAPEVINE COLLEYVILLE ISD	3051 IRA E WOODS AVE	GRAPEVINE, TX

ORDINANCE O-22-2187

AMENDING THE ZONING ORDINANCE AND THE OFFICIAL ZONING MAP OF THE CITY OF COLLEYVILLE, TEXAS, BY CHANGING THE ZONING ON 1.033 ACRES, BEING LOT 31, BLOCK 1, OF THE WESCOAT PLACE ADDITION, LOCATED AT 5916 LD LOCKETT ROAD, BY AUTHORIZING A SPECIAL USE PERMIT FOR A RESIDENTIAL CARPORT; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has received an application for a Special Use Permit for a residential carport under Case No. ZC21-029; and

WHEREAS, the City of Colleyville deems it necessary, for the purpose of promoting the health, safety, morals, or general welfare of the City to amend the City's zoning ordinance; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration to, among other things, the character of the City's zoning districts and their peculiar suitability for particular uses, with a view to conserving the value of buildings and encouraging the most appropriate use of land throughout the City; and

WHEREAS, the City Council is of the opinion that the change in zoning provided for herein should be made, in compliance with the City Charter, and state law with reference to changes to zoning classifications under the City's zoning ordinance and zoning map, having given the requisite notices required by law and having held public hearings affording all interested persons and property owners a full and fair opportunity to be heard.

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

Sec. 1. THAT all the foregoing premises and findings are found to be true and correct and are incorporated into the body of this ordinance as if copied in their entirety.

Sec. 2. THAT the Comprehensive Zoning Ordinance of the City of Colleyville, Texas, be, and the same is hereby amended by authorizing a Special Use Permit for a residential carport and

to encroach into the required side yard setback on 1.033 acres, being Lot 31, Block 1, of the Wescoat Place Addition attached as Exhibit "A".

Sec. 3. THAT the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Colleyville as heretofore amended, and as amended herein.

Sec. 4. THAT the above described tract of land shall be subject to the following conditions:

1. GENERAL

- a. The Special Use Permit shall apply to the carport. The carport is to be five (5) feet from the east (side) property line.
- b. The carport shall be generally consistent with the site plan as depicted on the attached Exhibit "B".
- c. The carport shall be generally consistent with the building elevations and floor plan as depicted on the attached Exhibit "C".
- d. All requirements of the Land Development Code shall be met, except where amended herein.

Sec. 5. THAT any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Colleyville, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense.

Sec. 6. THAT if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.

Sec. 7. THAT in addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.

Sec. 8. THAT this ordinance shall take effect immediately from and after its passage subject to the publication of the caption, as the law or charter in such cases may provide.

AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 4th day of January 2022.

The second reading and public hearing being conducted on the 18th day of January 2022.

PASSED AND APPROVED BY A VOTE OF ____ AYES, ____ NAYS, ON THIS THE 18TH DAY OF JANUARY 2022.

Mayor Richard Newton _____
Place 1, Tammy Nakamura _____
Place 4, George Dodson _____
Place 6, Callie Rigney _____

Mayor Pro Tem Bobby Lindamood _____
Place 3, Kathy Wheat _____
Place 5, Chuck Kelley _____

ATTEST:

CITY OF COLLEYVILLE

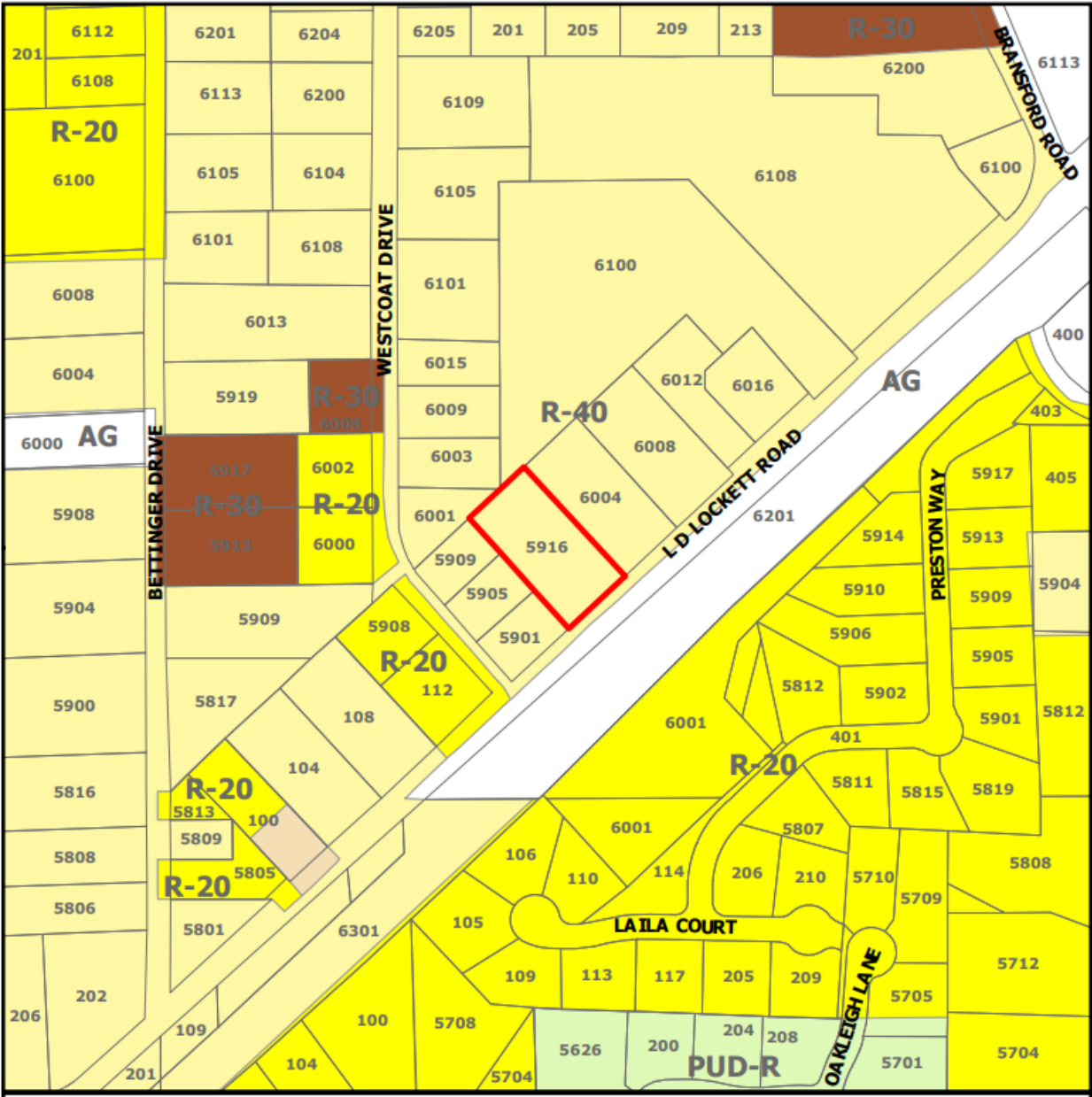
Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM:

Whitt Wyatt
City Attorney

Exhibit "A" - Location and Zoning Map



 VALLEY FORGE REAL ESTATE	NEW SQUARE FOOTAGE	Total Under Ask: \$15,000,000 Covered: _____ Total Square Feet: 250,000 sq ft	 Plot North	Exhibit A - Principal Building Addition	5906 L.B. LOCKETT ROAD COLLEEVILLE, TX 76004	SITE PLAN	AL10 Scale As Indicated
	The information contained herein is for informational purposes only and is not intended to constitute an offer of insurance or any other financial product. It is not to be used as a basis for any investment decision. The information is not to be construed as an offer of insurance or any other financial product. The information is not to be construed as an offer of insurance or any other financial product. The information is not to be construed as an offer of insurance or any other financial product.						



NEW SQUARE FOOTAGE

Total Under Air	7410 sq. ft.
Converted	7792 sq. ft.
Total Square Foot	8506 sq. ft.

Plan North

Exhibit A - Principal Building Addition

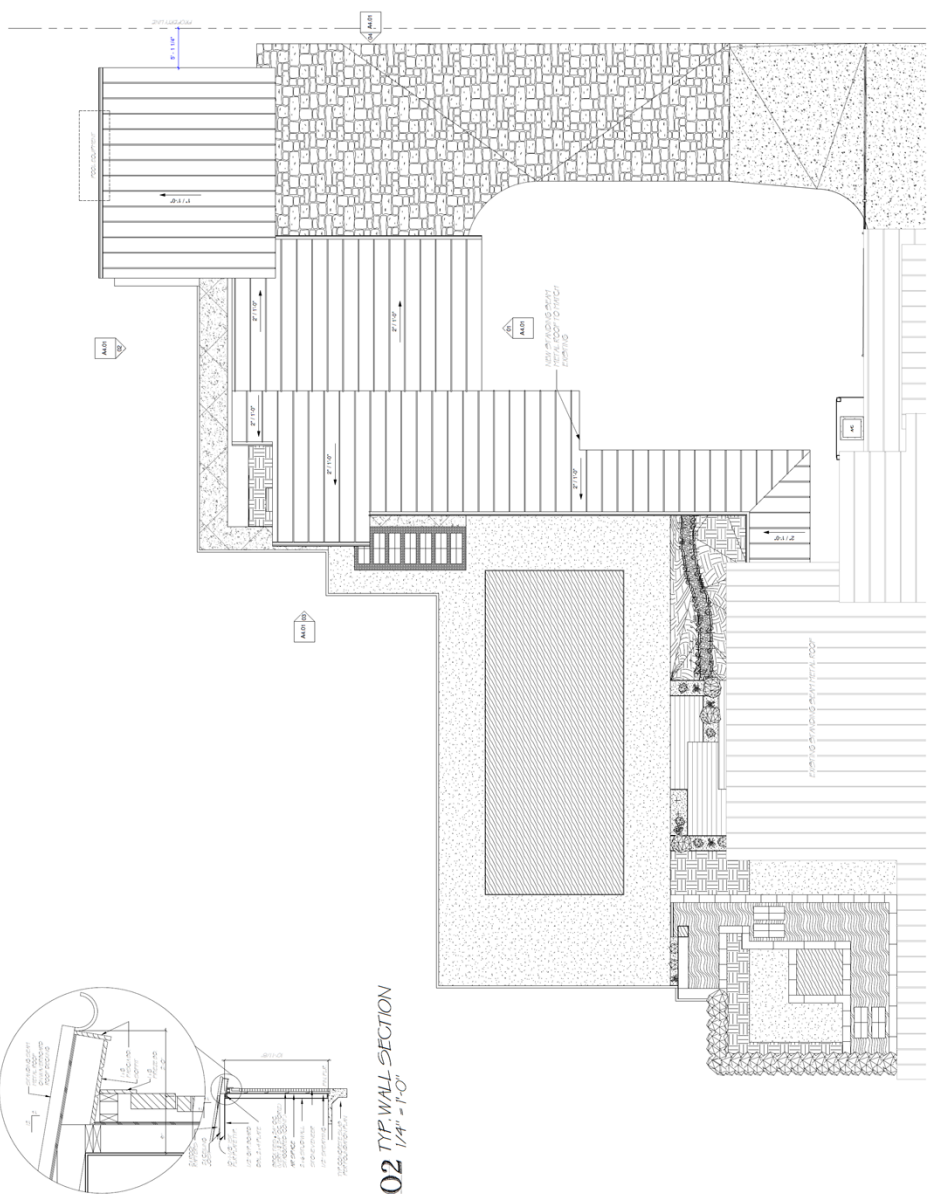
Any firm or engineer, draughtsman or architect who provides these plans and drawings to a third party without the written consent of the architect shall be held responsible for any errors or omissions. These plans and drawings are not to be copied, reproduced, or otherwise used in any way without the written consent of the architect. These plans and drawings are not to be used for any purpose other than that for which they were prepared. These plans and drawings are not to be used for any purpose other than that for which they were prepared.

5916 L.D. LOCKETT ROAD
COLLEEVILLE, TX 76034

ROOF DETAILS

A2.70

Scale: As indicated



[illegible]

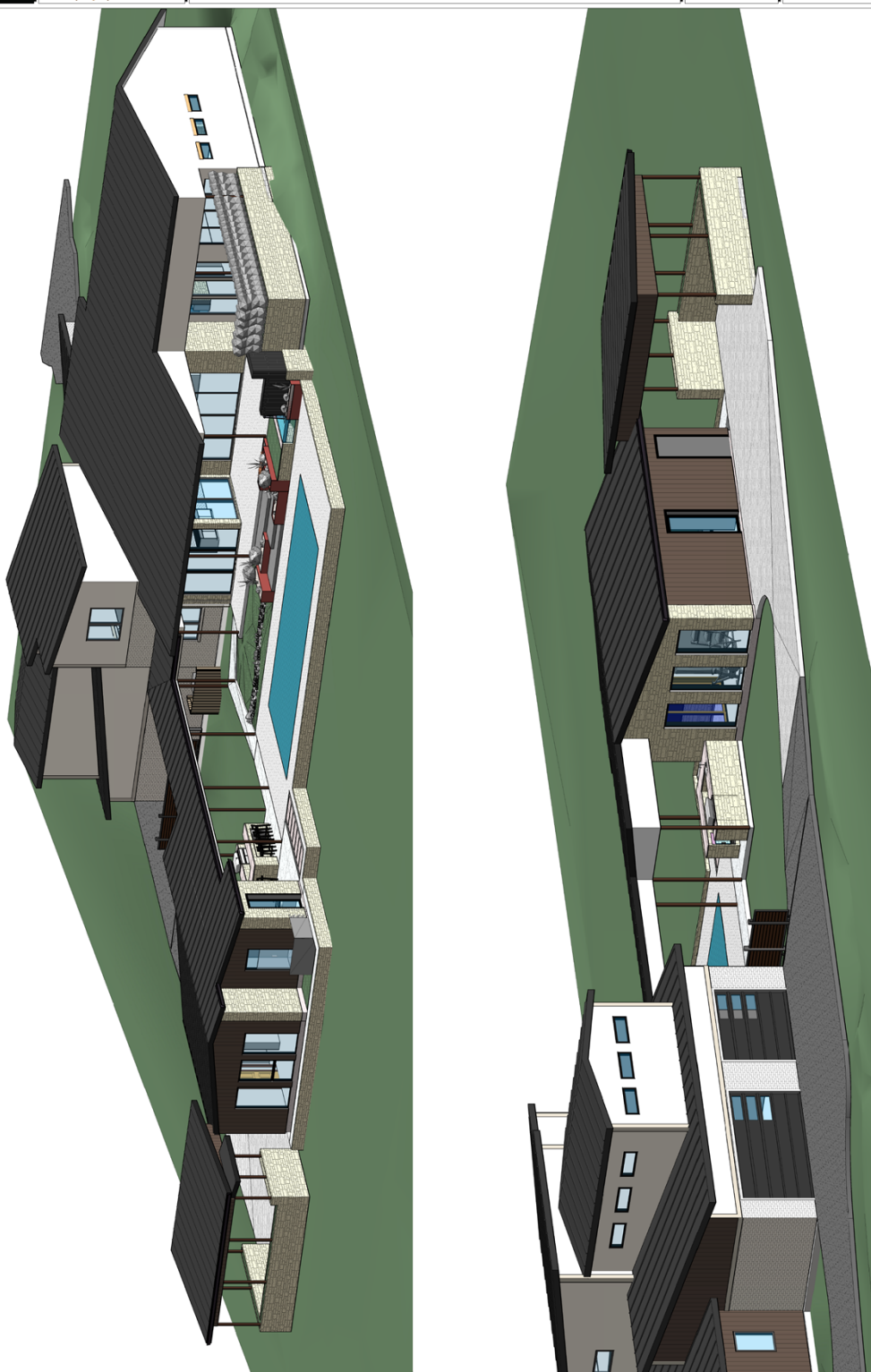
5916 L.D. LOCKETT
ROAD
COLLEYVILLE, TX
76034

Exhibit A - Principal Building Addition

Exhibit A - Principal Building Addition



NEW SQUARE FOOTAGE	
Total Under Air	743 sq ft
Covered	792 sq ft
Total Square Feet	1535 sq ft





City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 6b

Agenda Date 1/18/2022

Number Ordinance O-22-2188

Type Ordinance

Department Community Development

Title

Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Lot 1, Block 1, Howard Place Addition, located at 6113 Bransford Road, Case ZC21-031

Strategic Plan

4.1 Protect Colleyville's semi-rural residential character

Explanation

Second Reading and Public Hearing

The applicant was present and available to answer questions. The Council expressed a desire to consider rezoning the property to the RE Single Family 'Estate' Residential district. The applicant indicated he is agreeable to having the RE zoning district.

First Reading and Public Hearing

Osama Nashed, the applicant, has submitted a request for a zoning change on Lot 1, Block 1, Howard Place Addition, being approximately 2.358 acres, and zoned AG Agricultural. The purpose is to rezone from the AG Agricultural district to the R-40 Single Family Residential district to allow for construction of an additional garage and living space attached to the existing home.

Existing Conditions/Background: The subject property, 6113 Bransford Road, resides on the north side of LD Lockett Road east of the intersection of Bransford Road and LD Lockett Road. The subject property has AG zoning and is currently developed with a home.

Proposed Zoning:

Request – The applicant requests to rezone the property from AG to R-40 zoning. The minimum standards for the R-40 zoning district are as follows:

Minimum Lot Size	40,000 SF	102,714 SF
Minimum Lot Width	150 feet	±175 feet
Minimum Lot Depth	150 feet	±491 feet
Front Building Line	40 feet	
Side Building Line	15 feet	

Rear Building Line	25 feet
Max. Lot Coverage	20%
Max. Impervious Coverage	50%

Analysis: The applicant is requesting the zoning change to be able to apply for a building permit to add an additional garage and living space to the existing home. The R-40 zoning meets all dimensional and size requirements per the Land Development Code.

Plat Status: The property is platted and is currently described as Lot 1, Block 1, Howard Place Addition.

DRC Review: Case ZC21-031 has been scheduled with the Planning and Zoning Commission on December 13, 2021.

Drainage: NA

Surrounding Development: The property to the north is zoned AG Agricultural district and is improved with a single family home. The properties to the south are zoned AG Agricultural district and are improved with single family homes as well as the Cottonbelt Trail. The property to the east is zoned RE Single Family Estate Residential district and is developed with a single family home. The property to the west is zoned R-40 Single Family Residential zoning and is developed with a single family home.

Comprehensive Plan: The City's Comprehensive Plan, *Destination Colleyville*, identifies the subject property for single family residential development. The proposed R-40 zoning does not conflict with any portion of the comprehensive plan.

Public Notification: Staff mailed notices to all property owners within 500 feet as well as any Homeowners Associations within 1,000 feet of the subject property regarding this request. Grapevine-Colleyville ISD, where the subject property is located, was notified per state law. Notice was published in the *Fort Worth Star-Telegram* as required by State law and the Land Development Code.

Staff Recommendation: Staff recommends approval of the request.

Planning and Zoning Commission Recommendation: The Planning and Zoning Commission recommended approval of the request at the December 13, 2021 meeting by a vote of 5-0.

Financial Impact

There is no financial impact to the City.

Recommendation

Approve

Attachments

1. Aerial Map
2. Zoning Map
3. Future Land Use Map
4. Site Plan
5. Zoning Exhibits
6. Notification Map
7. Notification Letter
8. Notify List
9. Ordinance O-22-2188 - Original R-40 Request
10. Ordinance O-22-2188 - RE District Option

Aerial Map

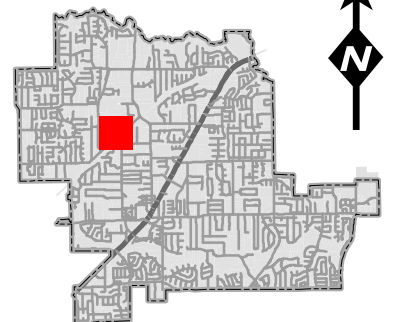


ZC21-031
6113 Bransford Road

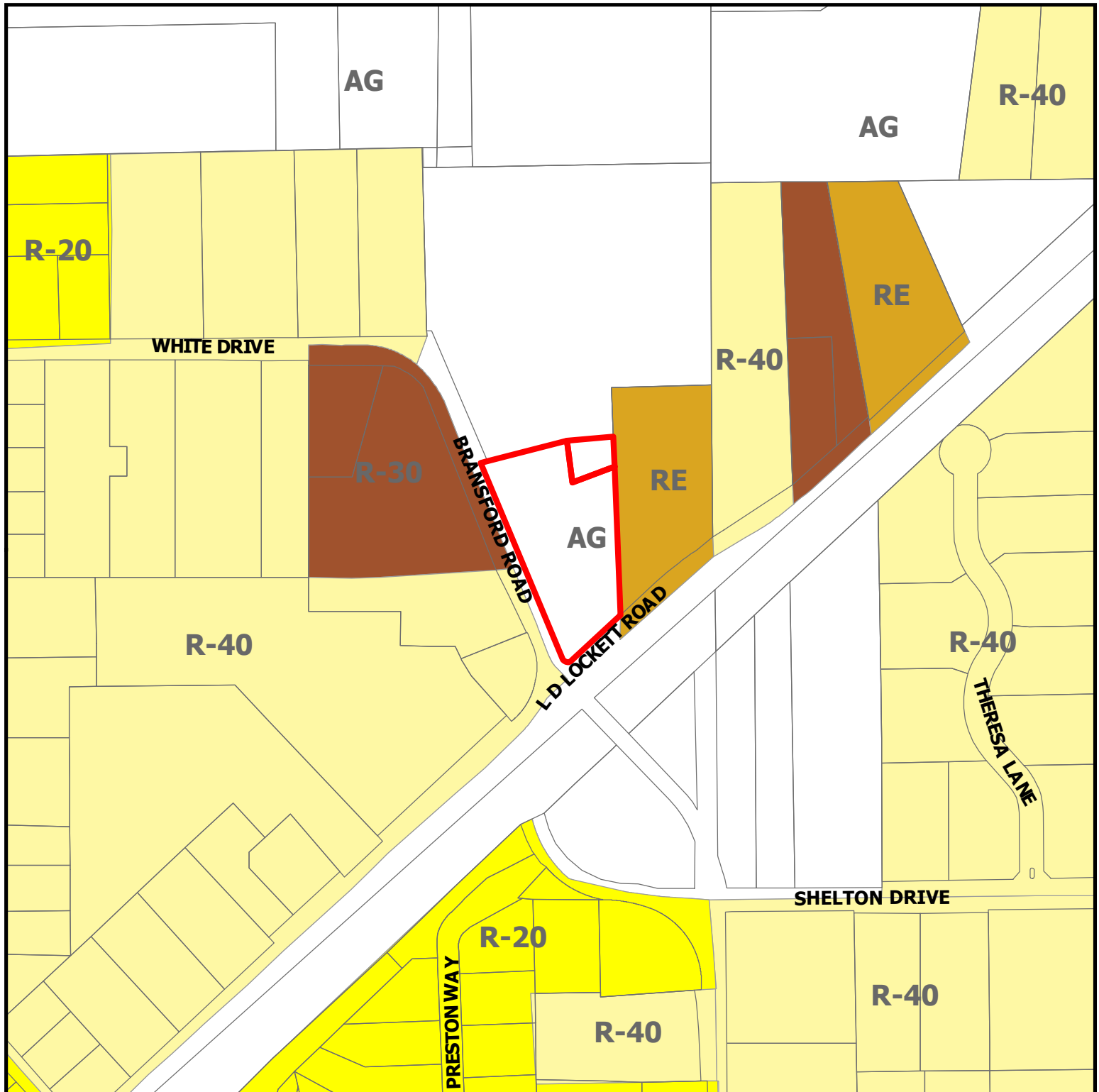
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Subject Property



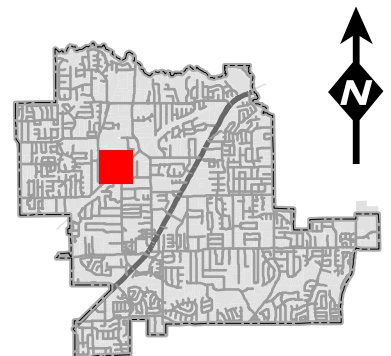
Zoning Map



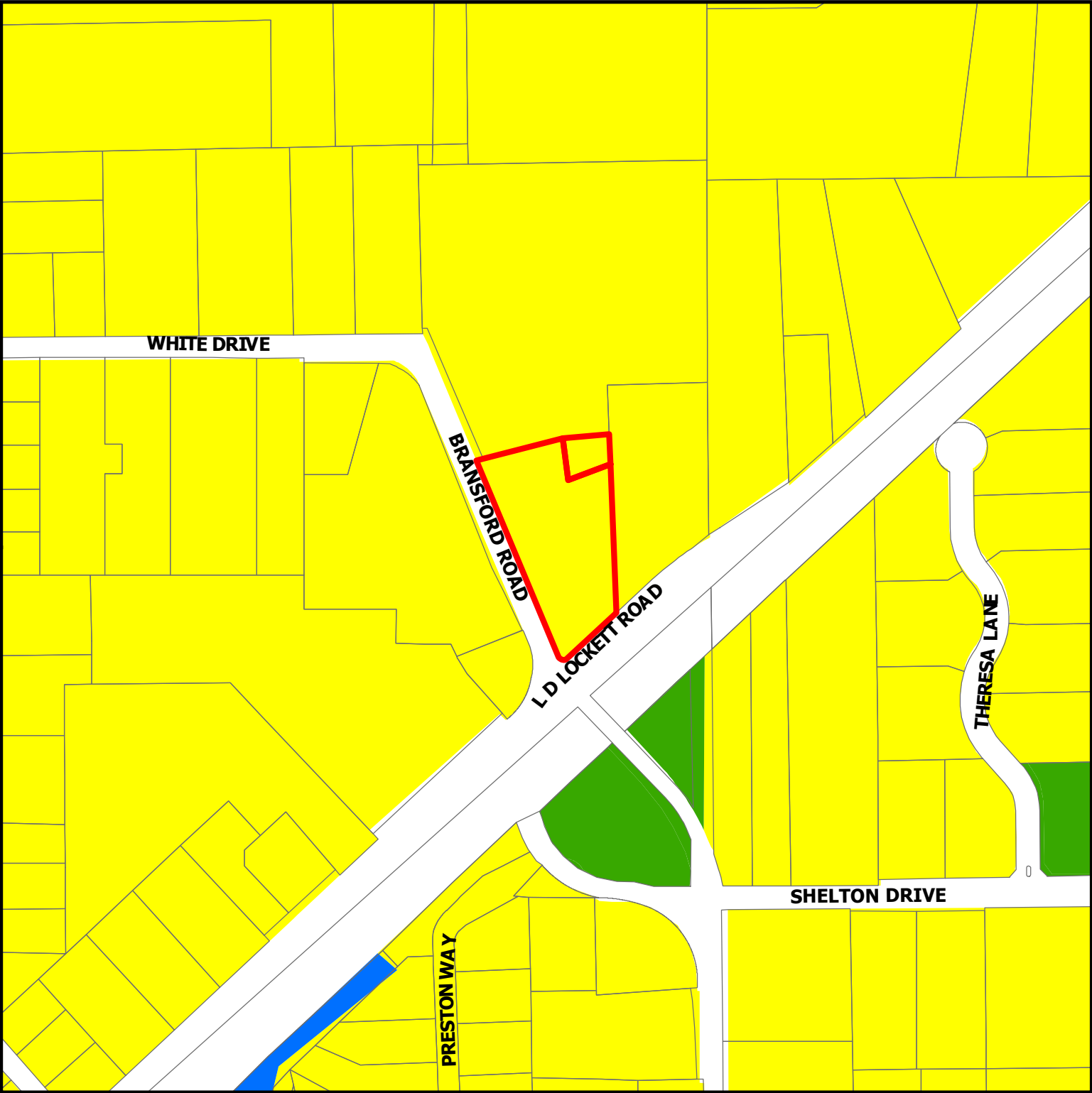
ZC21-031
6113 Bransford Road

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 Subject Property



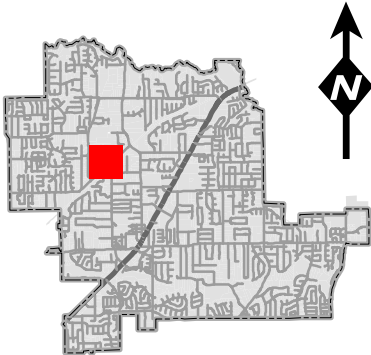
Future Land Use Map

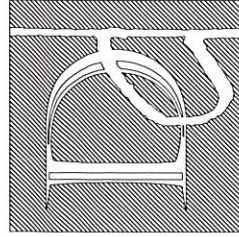
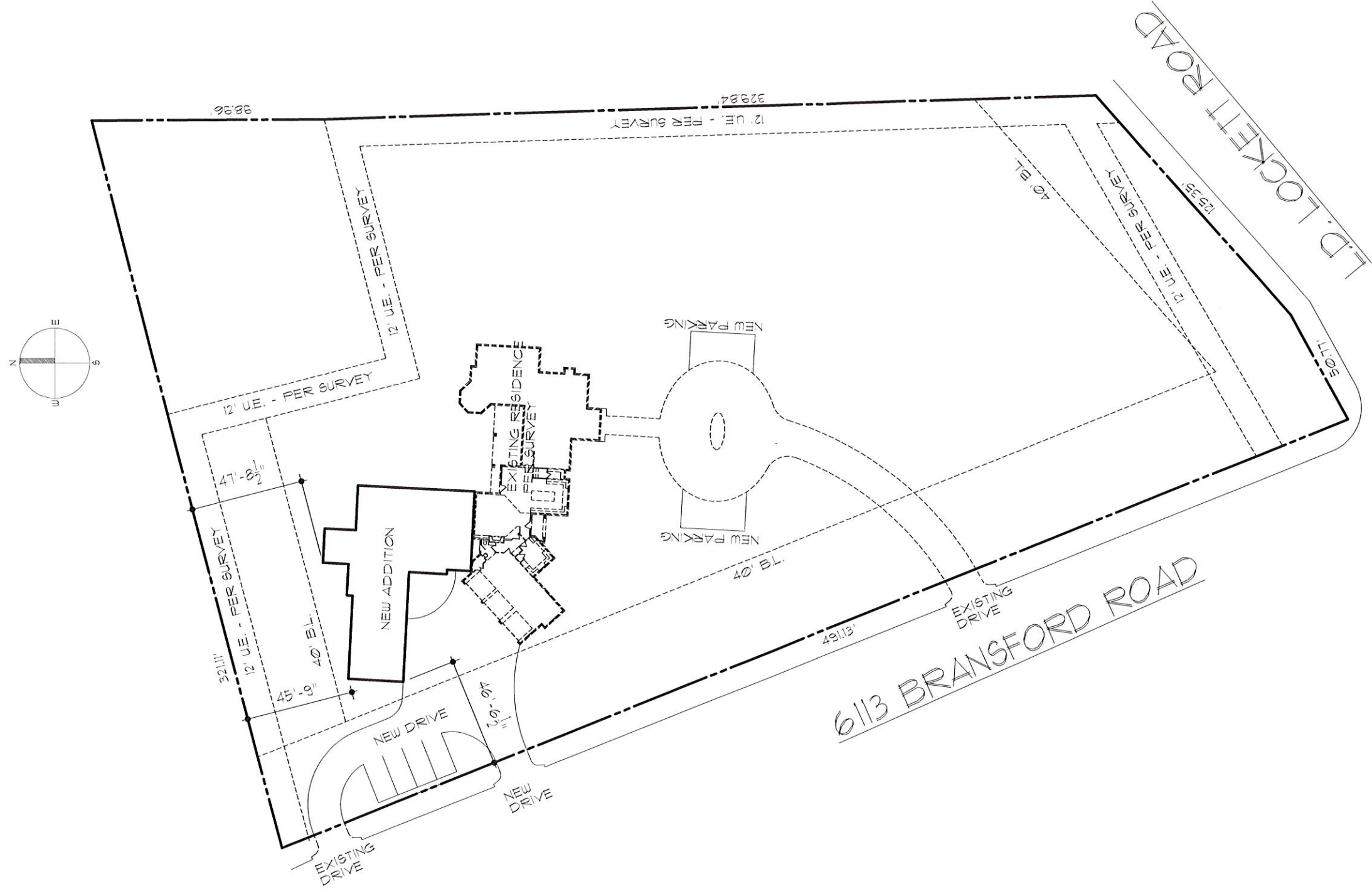


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ZC21-031
6113 Bransford Road

-  Subject Property
-  Residential
-  Institutional
-  Open Space; Parks





Distinctive Dwellings

Dwell in the possibilities

1256 Main Street Suite 277 Southlake, Texas 76092 t. 817 481 1249 f. 817 416 8773

Plotting

11=50'
LOT 1 BLOCK 1
HOWARD PLACE ADDITION
COLLEYVILLE, TX
FRISBY FINE HOMES
MORRISON ADDITION
6-1-21

* Builder/Owner to verify and check all aspects of this site and plot plan prior to any construction

Lot 1, Block 1,
KRAMER ADDITION
CAB. A. SLD. 6003
P.R.T.C.T.

CURRENT OWNER:
 ESTATE TRUST OF DANIEL BRESINGHAM
 AND KIMBERLY BRESINGHAM
 312 WHITE DR
 COLLEYVILLE, TX 76034

Lot 1, Block 1,
M&A TURNER ADDITION
D218018054
P.R.T.C.T.

CURRENT OWNER:
TURNER FAMILY IRREVOCABLE TRUST
6204 LD LOCKETT RD
COLLEYVILLE, TX 76034

LOT 1, BLOCK 1,
HOWARD PLACE ADDITION
VOL. 388-139, PG. 97
P.R.T.C.T.

EXISTING ZONING: AG
PROPOSED ZONING " R-40"
USE: RESIDENTIAL

EXISTING ZONING: R-30
USE: RESIDENTIAL

LOT 1R, BLOCK 1
WESCOAT PLACE ADDITION
CURRENT OWNER:
HEATH H DARRYL & HEATH BETTYE S
6200 BRANSFORD RD
COLLEYVILLE, TX 76034

EXISTING ZONING: R-40
USE: RESIDENTIAL

LOT 6A, BLOCK 3
WESCOAT PLACE ADDITION

CURRENT OWNER:
FOUR SONS INVESTMENTS LP
6200 BRANSFORD RD
COLLEYVILLE, TX 76034

EXISTING ZONING: R-40
USE: RESIDENTIAL

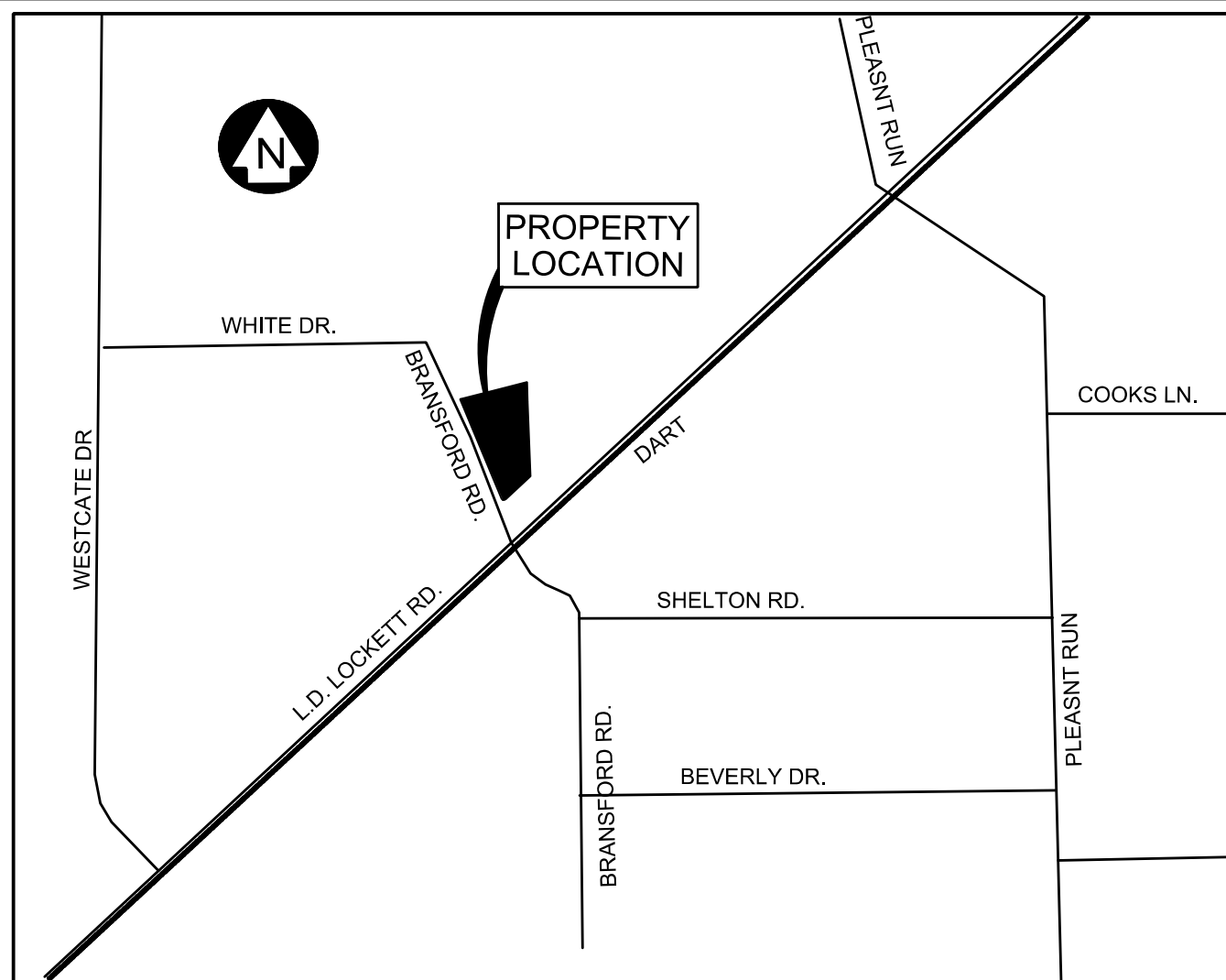
LOT 5 6B, BLOCK 3 & TRACT 7B2
WESCOAT PLACE ADDITION

CURRENT OWNER:
YU CHI CHOI & YU SHUCHING
6100 BRANSFORD RD
COLLEYVILLE, TX 76034

0 40' 80' 120'

GRAPHIC SCALE IN FEET

SCALE: 1" = 40'



VICINITY MAP

LEGAL DESCRIPTION

DESCRIPTION FOR A TRACT OF LAND SITUATED IN THE O.C. STURM SURVEY, ABSTRACT NUMBER 1487, TARRANT COUNTY, TEXAS, BEING LOT 1, BLOCK 1, HOWARD PLACE ADDITION, AN ADDITION TO THE CITY OF COLLEYVILLE, TARRANT COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 388-139, PAGE 97, PLAT RECORDS, TARRANT COUNTY, TEXAS AND A TRACT OF LAND DESCRIBED IN A DEED TO WILLIAM B. CADENHEAD AND WIFE, JUANITA CADENHEAD, RECORDED IN VOLUME 13475, PAGE 59, DEED RECORDS, TARRANT COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

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ZONING EXHIBIT
FOR ZONING CHANGE
FROM "AG" TO "R-40"

6113 BRANSFORD RD

Lot 1, Block 1,
HOWARD PLACE ADDITION
IN
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS
BEING 2.50 ACRES OF LAND

PREPARED NOVEMBER 2021

A.N.A. CONSULTANTS, L.L.C.
5000 THOMPSON ROAD
COLLEYVILLE, TEXAS 76034
TEL. (817) 335-9900
FAX (817) 335-9955
F.R.N.1009080

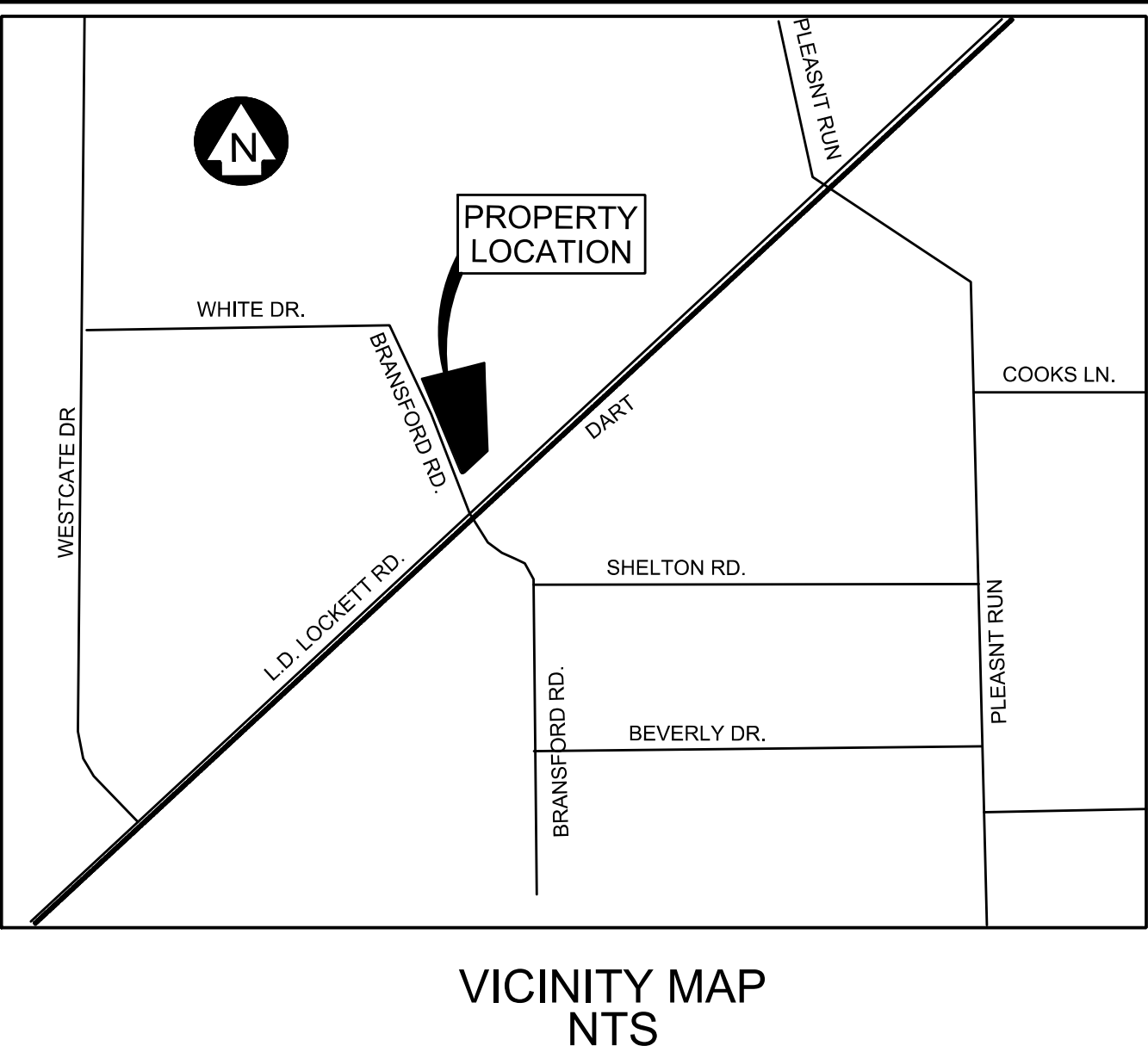
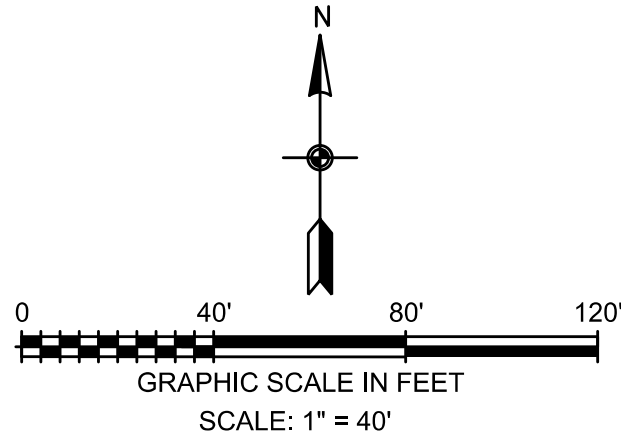
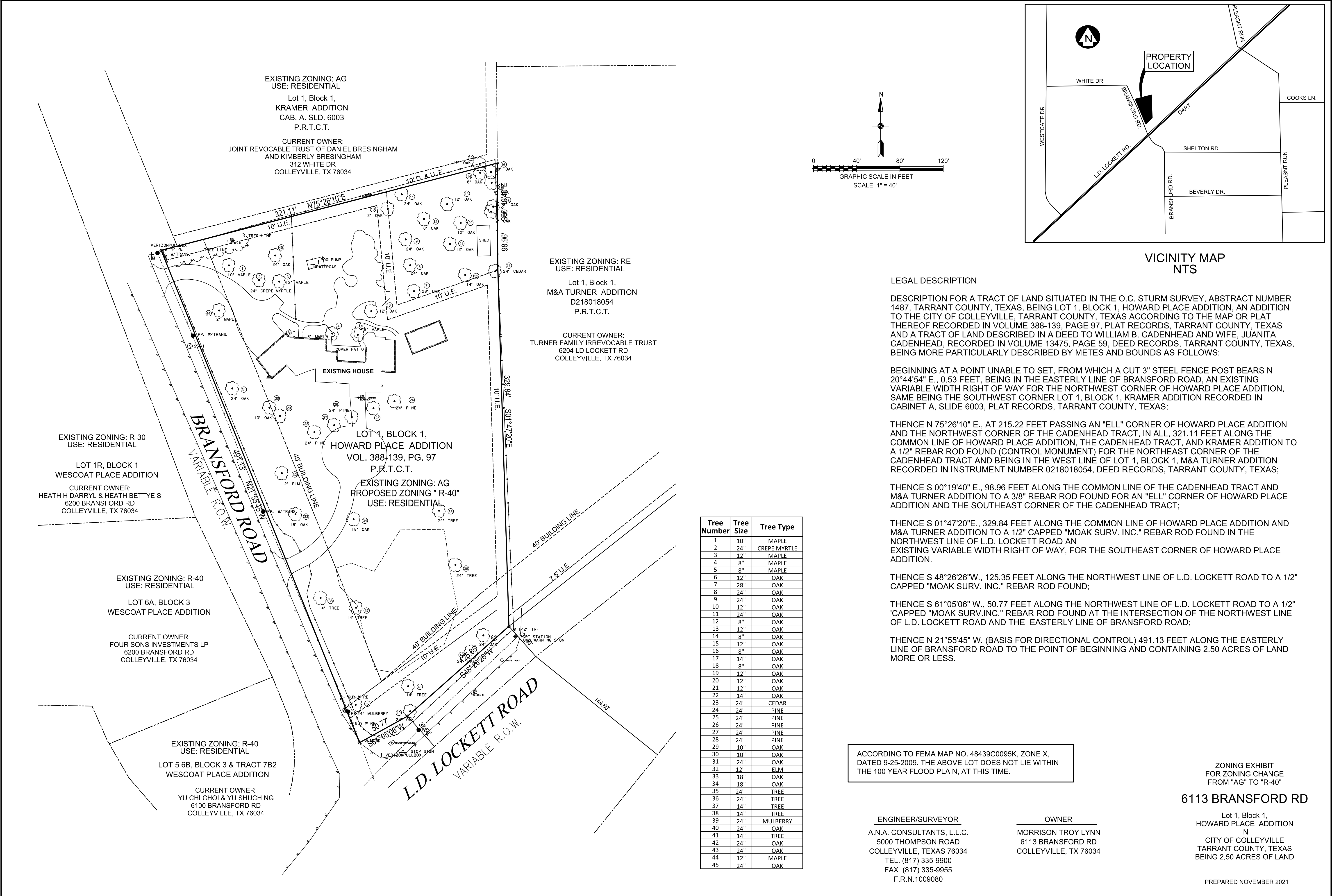
MORRISON TROY LYNN
6113 BRANSFORD RD
COLLEYVILLE, TX 76034

[illegible]

HOWARD ADDITION

3 BRANSFORD RD
LOT 1, BLOCK 1

A.N.A. PROJECT NO.:	21-0450
CASE NO.:	PC 21-0xx
SHEET No.:	



LEGAL DESCRIPTION

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ACCORDING TO FEMA MAP NO. 48439C0095K, ZONE X, DATED 9-25-2009. THE ABOVE LOT DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN, AT THIS TIME.

ENGINEER/SURVEYOR
A.N.A. CONSULTANTS, L.L.C.
5000 THOMPSON ROAD
COLLEYVILLE, TEXAS 76034
TEL. (817) 335-9900
FAX (817) 335-9955
F.R.N.1009080

OWNER
MORRISON TROY LYNN
6113 BRANSFORD RD
COLLEYVILLE, TX 76034

ZONING EXHIBIT
FOR ZONING CHANGE
FROM "AG" TO "R-40"

6113 BRANSFORD RD

Lot 1, Block 1,
HOWARD PLACE ADDITION
IN
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS
BEING 2.50 ACRES OF LAND

PREPARED NOVEMBER 2021

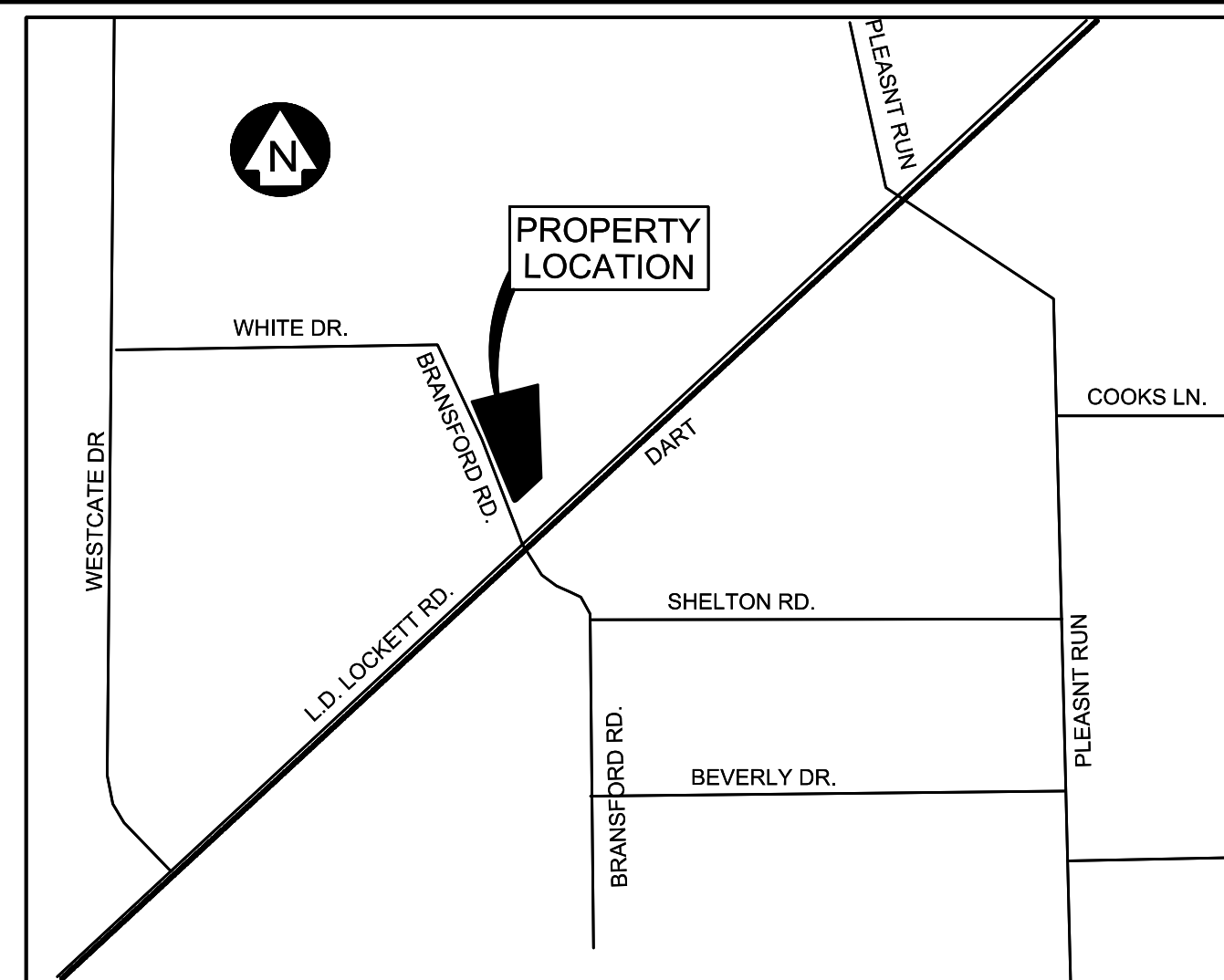
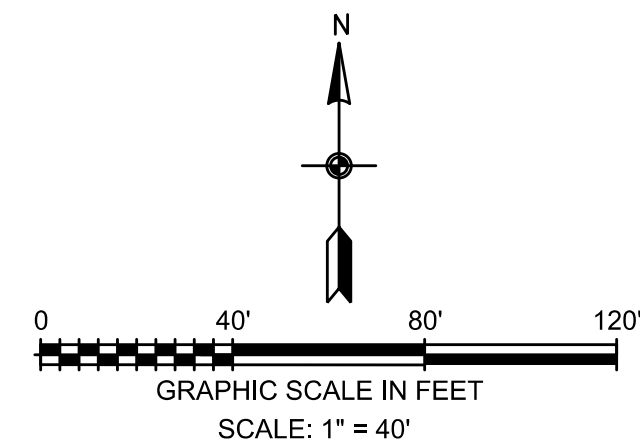
A.N.A. CONSULTANTS, L.L.C.
ENGINEERS and SURVEYORS
Thompson Terrace, Colleyville, TX 76034
Tel: 817.335.9900 Fax: 817.335.9955
TBPE Firm No.: 20
TBPLS Firm No.: 10090800

A.N.A. CONSULTANTS, L.L.C.
ENGINEERS + SURVEYORS

NO.	REVISION DESCRIPTIONS:		DATE:	SUBMITTAL NO.:
	NO.	DESCRIPTION		
				1

ZONING EXHIBIT A
HOWARD ADDITION
6113 BRANSFORD RD LOT 1, BLOCK 1

A.N.A. PROJECT NO.: 21-0450
CASE NO.: PC 21-0xx
SHEET NO.: 2



LEGAL DESCRIPTION

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Tree Number	Tree Size	Tree Type
1	10"	MAPLE
2	24"	CREPE MYRTLE
3	12"	MAPLE
4	8"	MAPLE
5	8"	MAPLE
6	12"	OAK
7	28"	OAK
8	24"	OAK
9	24"	OAK
10	12"	OAK
11	24"	OAK
12	8"	OAK
13	12"	OAK
14	8"	OAK
15	12"	OAK
16	8"	OAK
17	14"	OAK
18	8"	OAK
19	12"	OAK
20	12"	OAK
21	12"	OAK
22	14"	OAK
23	24"	CEDAR
24	24"	PINE
25	24"	PINE
26	24"	PINE
27	24"	PINE
28	24"	PINE
29	10"	OAK
30	10"	OAK
31	24"	OAK
32	12"	ELM
33	18"	OAK
34	18"	OAK
35	24"	TREE
36	24"	TREE
37	14"	TREE
38	14"	TREE
39	24"	MULBERRY
40	24"	OAK
41	14"	TREE
42	24"	OAK
43	24"	OAK
44	12"	MAPLE
45	24"	OAK

ACCORDING TO FEMA MAP NO. 48439C0095K, ZONE X,
DATED 9-25-2009. THE ABOVE LOT DOES NOT LIE WITHIN
THE 100 YEAR FLOOD PLAIN. AT THIS TIME.

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6113 BRANSFORD RD
COLLEYVILLE, TX 76034

ZONING EXHIBIT
FOR ZONING CHANGE
FROM "AG" TO "R-40"

6113 BRANSFORD RD

Lot 1, Block 1,
HOWARD PLACE ADDITION
IN
CITY OF COLLEYVILLE
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BEING 2.50 ACRES OF LAND

PREPARED NOVEMBER 2021

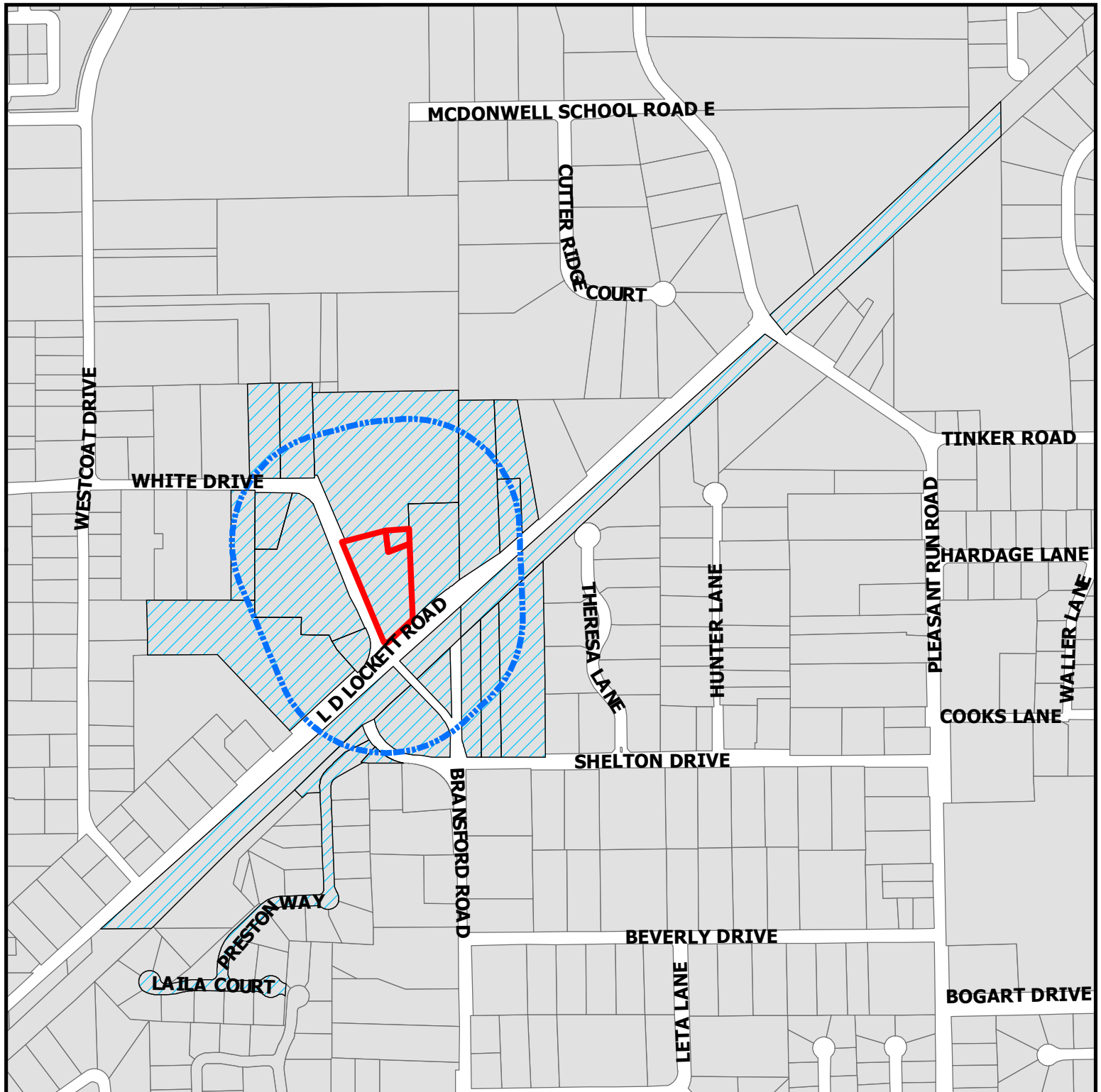
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ZONING EXHIBIT A

HOWARD ADDITION

A.N.A. PROJECT NO.:	21-0450
CASE NO.:	PC 21-0xx
SHEET No.:	3

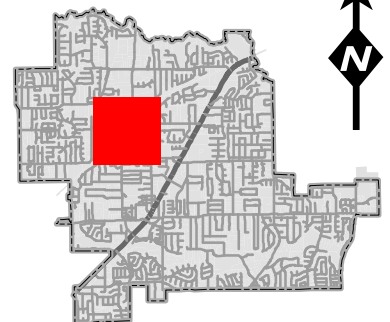
Notification Map



ZC21-031
6113 Bransford Road

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-  Subject Property
-  500ft Buffer
-  Properties within 500ft





NOTICE OF PUBLIC HEARING

«Owner Name»

«Owner Address»

«Owner City» «Owner Zip»

The City of Colleyville has scheduled public hearings concerning the below referenced request on the following dates and location:

Planning and Zoning Commission Meeting: Monday, December 13, 2021 at 7:00 p.m.
City Council Meetings: Tuesday, January 4, 2022 & Tuesday, January 18, 2022 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas

Request: Consideration of a zoning change from the AG Agricultural district to the R-40 Single Family Residential district. The request is to rezone the property to allow for the construction of a new additional garage and living space attached to the existing home.

Zoning Case: ZC21-031

Applicant: Osama Nashed

Owner: Morrison Troy Lynn

Location: 6113 Bransford Road

Property Description: Lot 1, Block 1, Howard Place Addition

Present Zoning: AG Agricultural

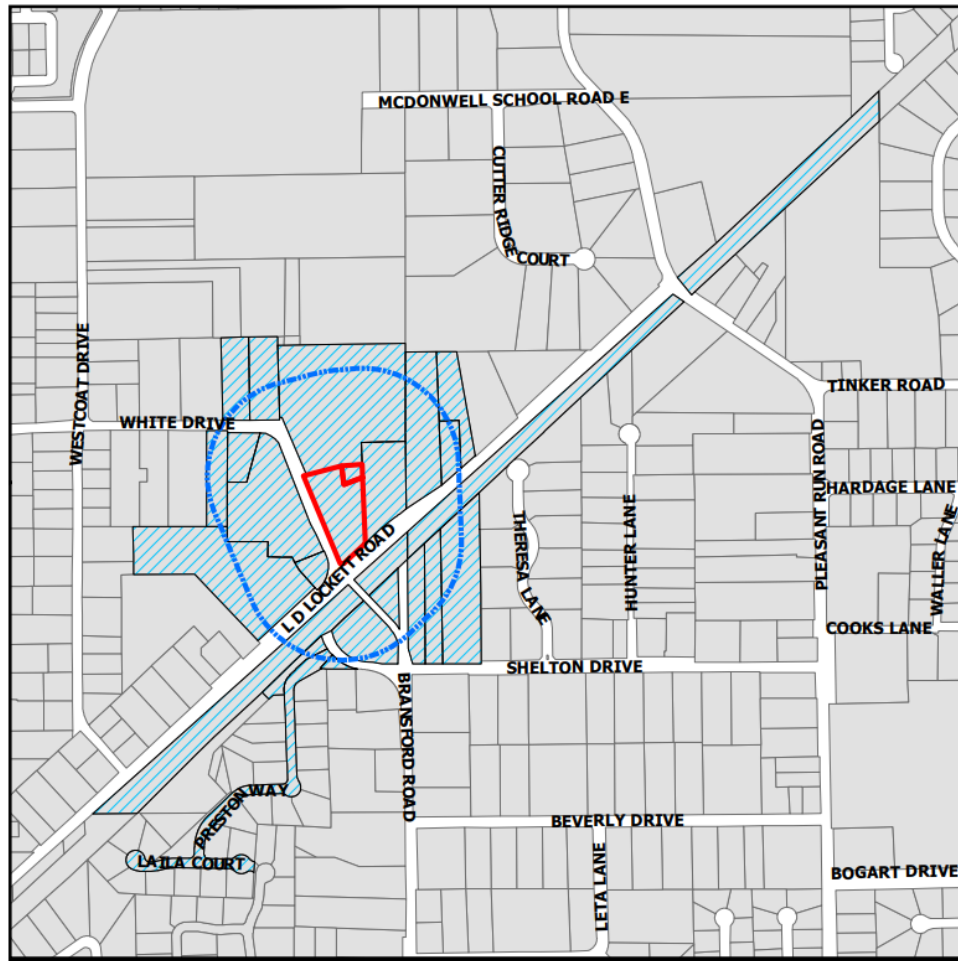
This notice has been sent to all owners of real property within 500 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 1000 feet. Approval by the Planning and Zoning Commission serves as a recommendation to the City Council and is not a final action on the request. Denial of the proposal by the Commission is final, unless the applicant submits a written notice of appeal within 10 days from the date of action by the Commission. If appealed, the request will be placed on the next available City Council agenda as listed above. Rezoning requests, zoning amendments and conditions recommended by the Commission for approval by the City Council may be more restrictive than those described in this notice.

All interested persons are encouraged to attend the public hearing and express their opinions on the zoning change request. If you are unable to attend, but wish to have your opinions made a part of the public record, please submit written comments prior to the public hearing, to the address below:

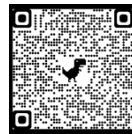
**Community Development Department
City of Colleyville
100 Main Street
Colleyville, TX 76034**

If the property owners of 20% or more of the land within the 200 foot notification area file a written protest prior to the public hearing, State law provides that the approval of the zoning change request shall require the approval of a super majority vote by City Council.

NOTICE OF PUBLIC HEARING



The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas 76034. A brief project description can be found online on the Agenda Packet and Active Development Case map (please use your phone's camera to scan QR code below):



For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Jacquelyn Reyff
Principal Planner
jreyff@colleyville.com

Owner Name	Owner Address	Owner City
JOINT REVOCABLE TRUST OF DANIE	312 WHITE DR	COLLEYVILLE, TX
REGIONAL RAIL ROW CO	PO BOX 660163	DALLAS, TX
JESSE K BRAY LIVING TRUST	6108 LOCKETT RD	COLLEYVILLE, TX
77 LEGACY LLC	6214 LD LOCKETT RD	COLLEYVILLE, TX
MELENDEZ, HENRY	6208 L D LOCKETT RD	COLLEYVILLE, TX
MORGAN, PAIGE	208 WHITE DR	COLLEYVILLE, TX
JEDRUSIAK, NAOMI	305 WHITE DR	COLLEYVILLE, TX
LABRECQUE, JIMMY	6214 LD LOCKETT RD	COLLEYVILLE, TX
MORRISON, TROY	6113 BRANSFORD RD	COLLEYVILLE, TX
MORRISON, TROY	6113 BRANSFORD RD	COLLEYVILLE, TX
DODSON, EDWARD GINO	213 WHITE DR	COLLEYVILLE, TX
BROWN, WHITNEY C	308 WHITE DR	COLLEYVILLE, TX
DOODY, KEVIN	401 W LD LOCKETT RD	COLLEYVILLE, TX
HEATH, H DARRYL	6200 BRANSFORD RD	COLLEYVILLE, TX
DOODY, KEVIN	401 W L D LOCKETT RD	COLLEYVILLE, TX
DOODY, KEVIN	401 W L D LOCKETT RD	COLLEYVILLE, TX
YU, CHI CHOI	6100 BRANSFORD RD	COLLEYVILLE, TX
REGIONAL RAIL ROW CO	PO BOX 660163	DALLAS, TX
COLLEYVILLE, CITY OF	100 MAIN ST	COLLEYVILLE, TX
TURNER FAMILY IRREVOCABLE TRUS	6204 LD LOCKETT RD	COLLEYVILLE, TX
COLLEYVILLE, CITY OF	100 MAIN ST	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
G & H GROUP LLC	75 MAIN ST STE 100	COLLEYVILLE, TX
CUTTER RIDGE ESTATES ADDITION	6404 CUTTER RIDGE COURT	COLLEYVILLE, TX
ALIANNE ESTATES	6201 THERESA LANE	COLLEYVILLE, TX
GRAPEVINE COLLEYVILLE ISD	3051 IRA E WOODS AVE	GRAPEVINE, TX

ORDINANCE O-22-2188

AMENDING THE ZONING ORDINANCE AND THE OFFICIAL ZONING MAP OF THE CITY OF COLLEYVILLE, TEXAS, BY CHANGING THE ZONING ON 2.358 ACRES, BEING LOT 1, BLOCK 1, HOWARD PLACE ADDITION, LOCATED AT 6113 BRANSFORD ROAD, FROM THE AG AGRICULTURAL DISTRICT TO THE R-40 SINGLE FAMILY RESIDENTIAL DISTRICT; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has received an application for a change in zoning on 2.358 acres, being Lot 1, Block 1, Howard Place Addition, located at 6113 Bransford Road, from AG Agricultural district to R-40 Single Family Residential district under Case No. ZC21-031; and

WHEREAS, the City of Colleyville deems it necessary, for the purpose of promoting the health, safety, morals, or general welfare of the City to amend the City's zoning ordinance; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration to, among other things, the character of the City's zoning districts and their peculiar suitability for particular uses, with a view to conserving the value of buildings and encouraging the most appropriate use of land throughout the City; and

WHEREAS, the City Council is of the opinion that the change in zoning provided for herein should be made, in compliance with the City Charter, and state law with reference to changes to zoning classifications under the City's zoning ordinance and zoning map, having given the requisite notices required by law and having held public hearings affording all interested persons and property owners a full and fair opportunity to be heard.

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

Sec. 1. THAT the Comprehensive Zoning Ordinance of the City of Colleyville, Texas, be, and the same is hereby amended by authorizing a change in the zoning on 2.358 acres, being Lot 1, Block 1, Howard Place Addition, from AG Agricultural district to

- R-40 Single-Family Residential district as depicted on the attached Exhibit "A".
- Sec. 2. THAT the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Colleyville as heretofore amended, and as amended herein.
- Sec. 3. THAT the above described tract of land shall be subject to the following conditions:
1. As depicted in the attached Exhibit "A" and Exhibit "B".
- Sec. 4. THAT any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Colleyville, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense.
- Sec. 5. THAT if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.
- Sec. 6. THAT in addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.
- Sec. 7. THAT this ordinance shall take effect immediately from and after its passage subject to the publication of the caption, as the law or charter in such cases may provide.

AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 4th day of January 2022.

The second reading and public hearing being conducted on the 18th day of January 2022.

PASSED AND APPROVED BY A VOTE OF _ AYES, _ NAYS, ON THIS THE 18TH DAY OF JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM:

Whitt Wyatt
City Attorney

Exhibit "A"- Zoning Map

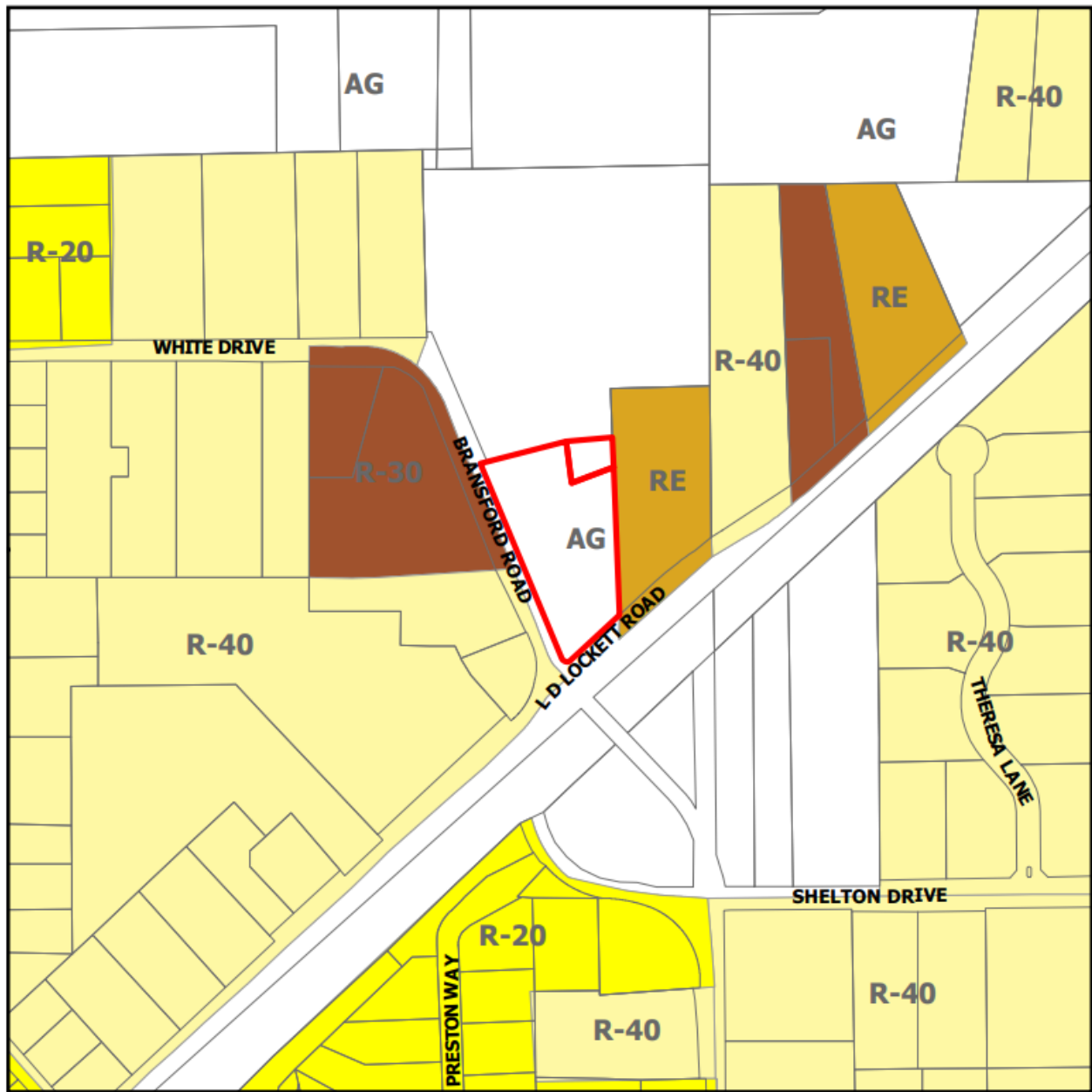


Exhibit “B”- Zoning Exhibit

[illegible]

ORDINANCE O-22-2188

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Sec. 5. THAT if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.

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Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

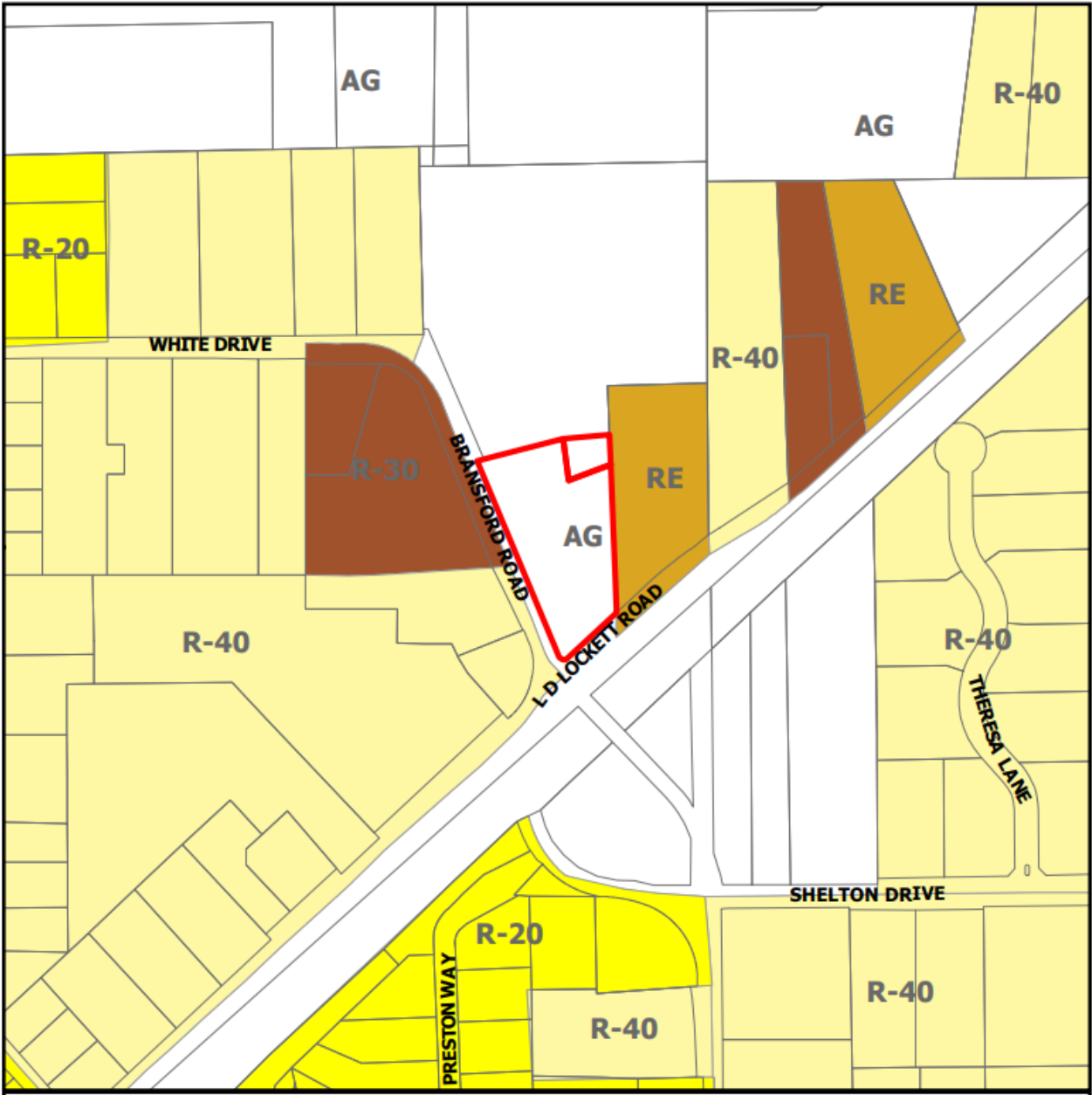
Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM:

Whitt Wyatt
City Attorney

Exhibit “A”- Zoning Map



[illegible]



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 6c

Agenda Date 1/18/2022

Number Ordinance O-22-2189

Type Ordinance

Department Community Development

Title

Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Tract 1, Abstract 798, Joseph H. Harrell Survey, located at 715 Murphy Road, Case ZC21-034

Strategic Plan

4.1 Protect Colleyville's semi-rural residential character

Explanation

Second Reading and Public Hearing

The applicant was present and available to answer any questions. A contour map of the property has been included as an attachment within the agenda briefing.

First Reading and Public Hearing

Osama Nashed, the applicant, has submitted a request for a zoning change on Tract 1, Abstract 798, Joseph H. Harrell Survey, being approximately 1.7 acres, and zoned AG Agricultural. The purpose is to rezone from the AG Agricultural district to the R-40 Single Family Residential district to allow for construction of a new single-family residential home.

Existing Conditions/Background: The subject property, 715 Murphy Road, resides on the south side of Murphy Road east of the intersection of Murphy Road and Herbert Road. The subject property has AG zoning and is currently developed with a small home.

Proposed Zoning:

Request – The applicant requests to rezone the property from AG to R-40 zoning on the property. The minimum standards for the R-40 zoning district are as follows:

Minimum Lot Size	40,000 SF	74,052 SF
Minimum Lot Width	150 feet	±164 feet
Minimum Lot Depth	150 feet	±447 feet
Front Building Line	40 feet	
Side Building Line	15 feet	
Rear Building Line	25 feet	

Max. Lot Coverage	20%
Max. Impervious Coverage	50%

Analysis: The applicant is requesting the zoning change to allow for the construction of a new single family home. The property meets the dimensional requirements for R-40 zoning and is working through the platting process to be platted as a single lot Minor Plat.

Plat Status: The property is unplatted and is currently described as Tract 2D & 2D3, Abstract 233 DR Blanton Survey. A Minor Plat has been applied for and is working through the process.

DRC Review: The DRC met on November 22nd and determined Case ZC21-034 may be scheduled with the Planning and Zoning Commission on December 13, 2021.

Drainage: NA

Surrounding Development: The properties to the north are zoned PUD-R Planned Unit Development - Residential district and are improved with single family homes. The properties to the south are zoned R-20 Single Family Residential district and are improved with single family homes. The property to the east is zoned R-40 Single Family Residential and is developed with a single family home. The property to the west is zoned AG Agricultural district and is improved with a single family home.

Comprehensive Plan: The City's Comprehensive Plan, *Destination Colleyville*, identifies the subject property for single-family residential development. The proposed R-40 zoning does not conflict with any portion of the comprehensive plan.

Public Notification: Staff mailed notices to all property owners within 500 feet as well as any Homeowners Associations within 1,000 feet of the subject property regarding this request. Grapevine-Colleyville ISD, where the subject property is located, was notified per state law. Notice was published in the *Fort Worth Star-Telegram* as required by state law and the Land Development Code.

Staff Recommendation: Staff recommends approval of this request.

Planning and Zoning Commission Recommendation: The Planning and Zoning Commission recommended approval of the request at the December 13, 2021, meeting by a vote of 5-0.

Financial Impact

There is no financial impact to the City.

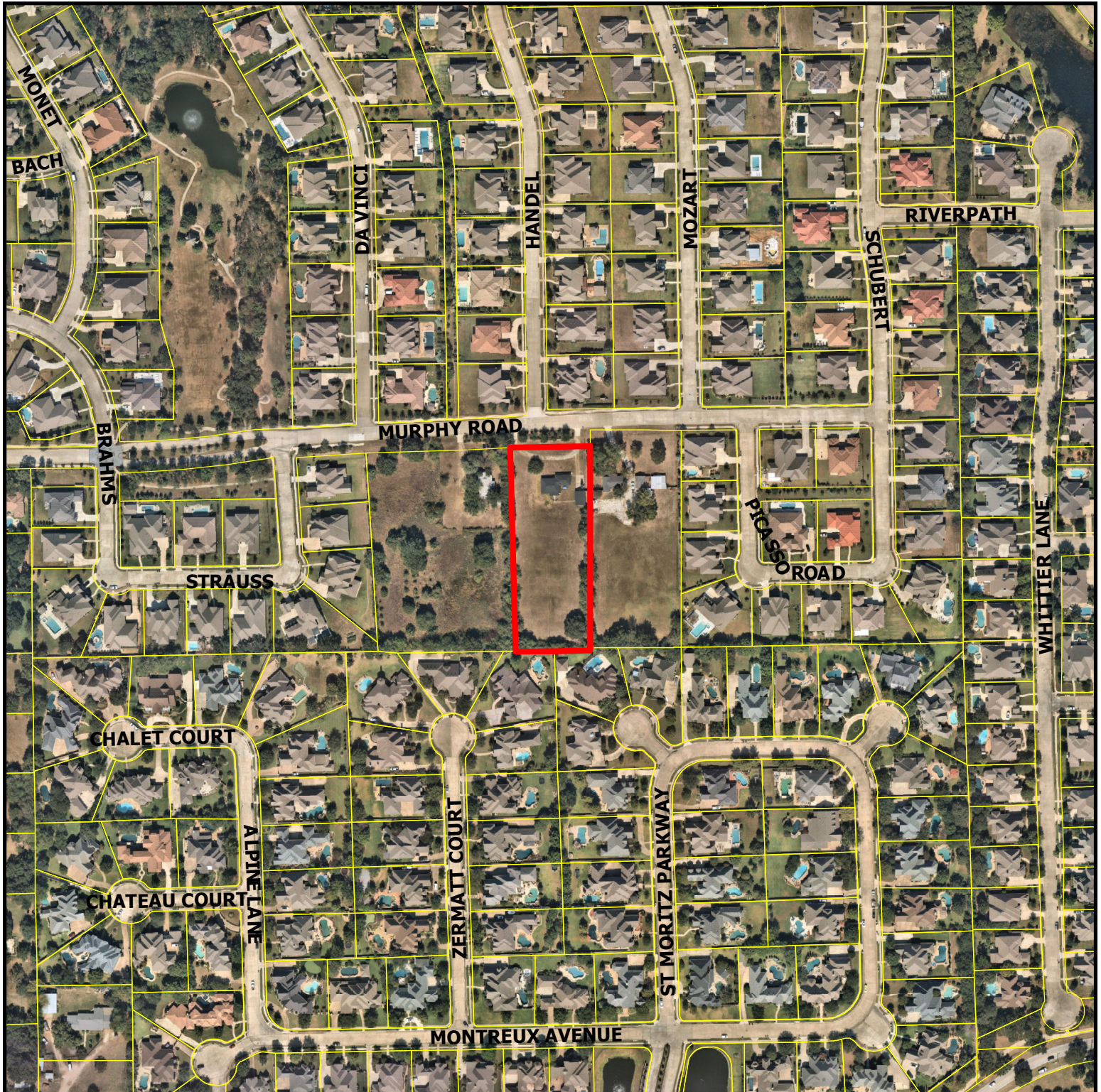
Recommendation

Approve

Attachments

1. Aerial Map
2. Zoning Map
3. Future Land Use Map
4. Zoning Exhibit
5. Minor Plat
6. Contour Map
7. Notification Map
8. Notification Letter
9. Notify List
10. Ordinance O-22-2189

Aerial Map

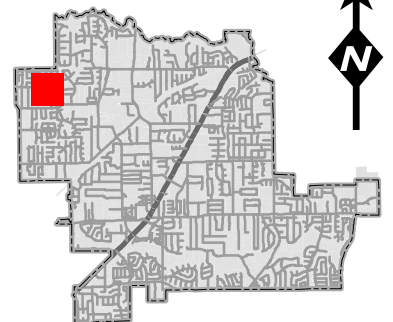


ZC21-034
715 Murphy Road

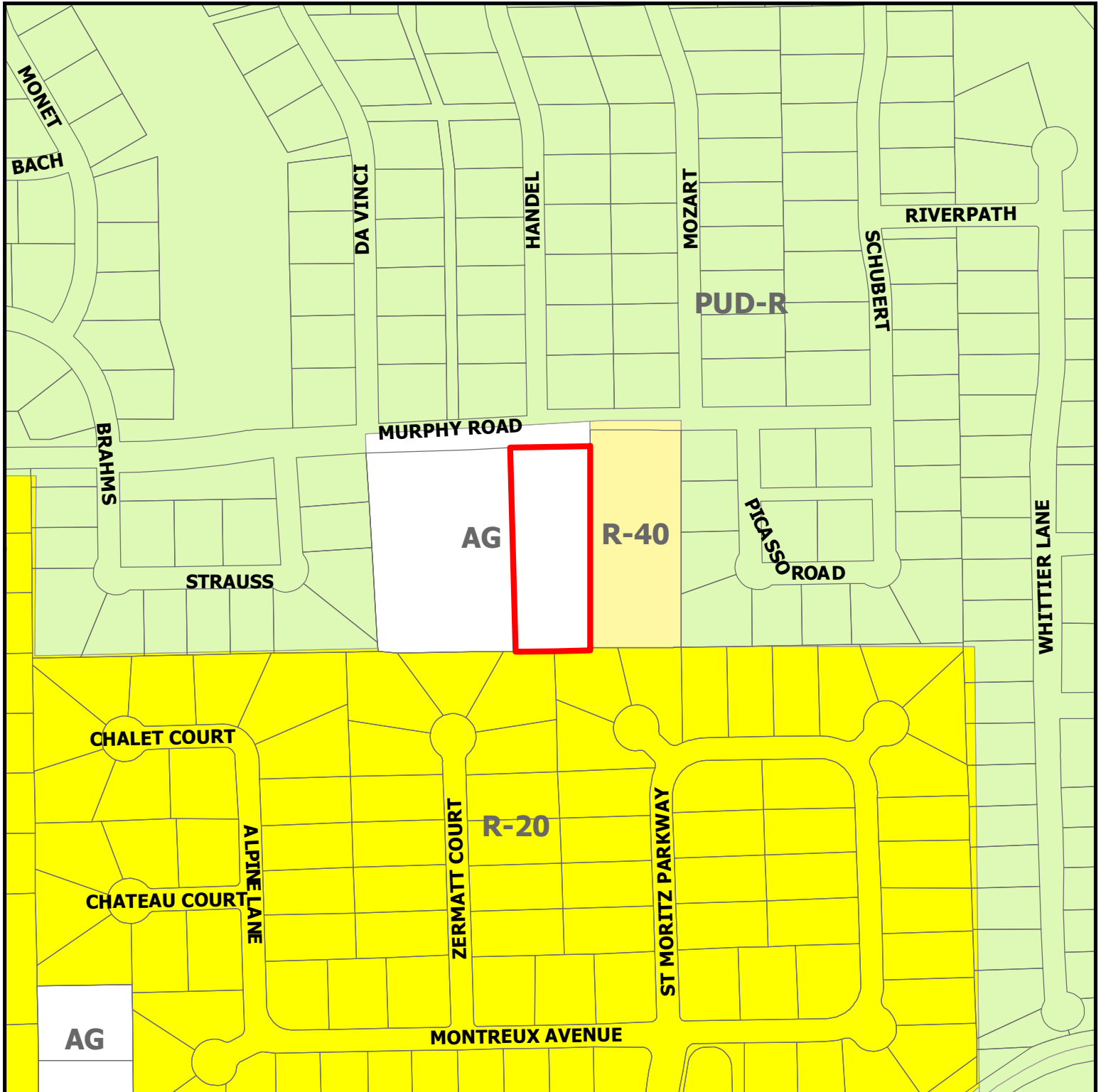
DISCLAIMER:
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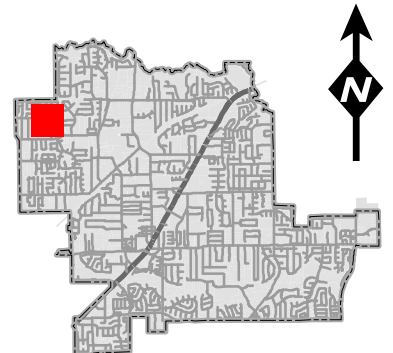
Subject Property



Zoning Map



ZC21-034
715 Murphy Road



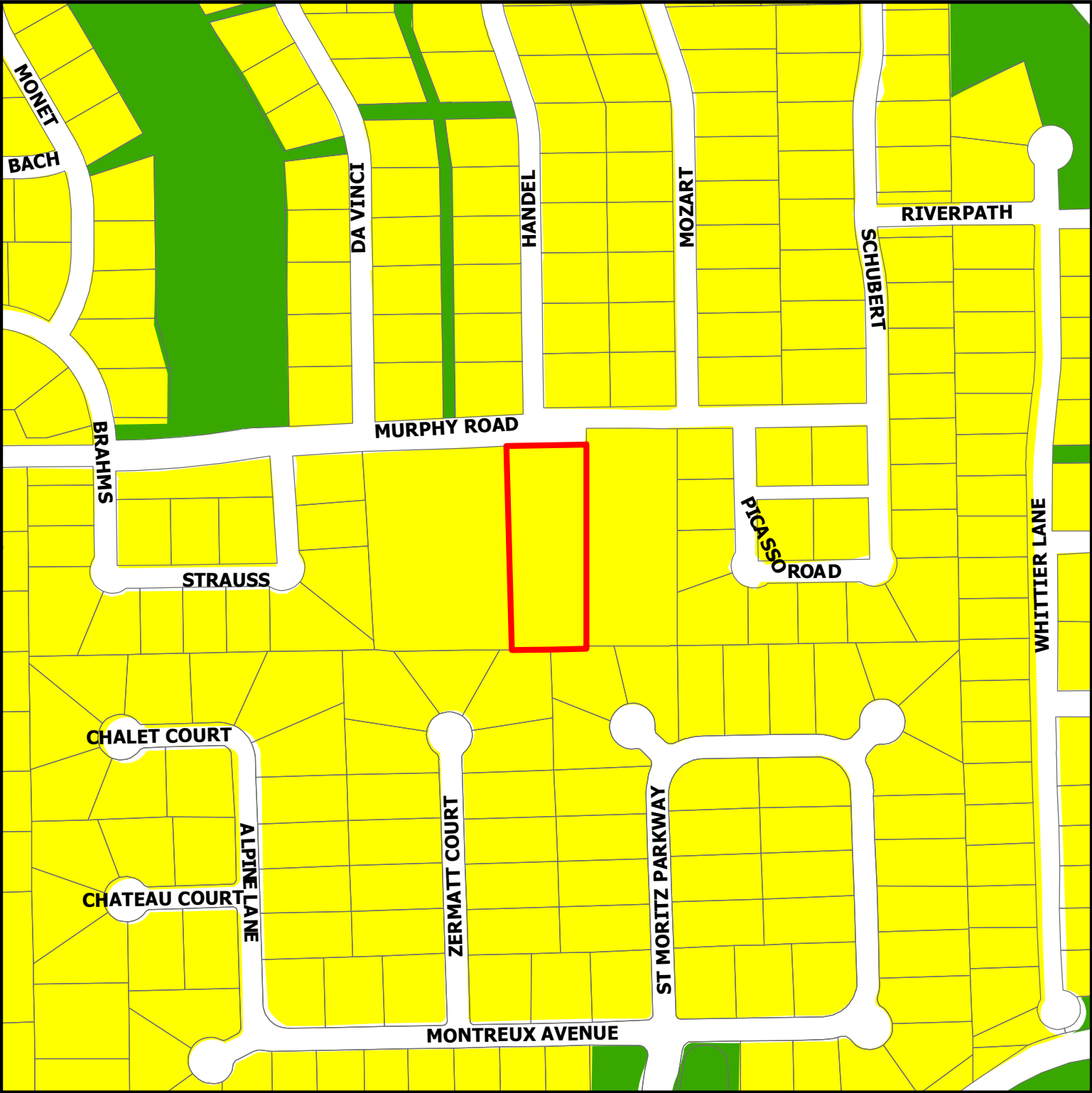
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Subject Property

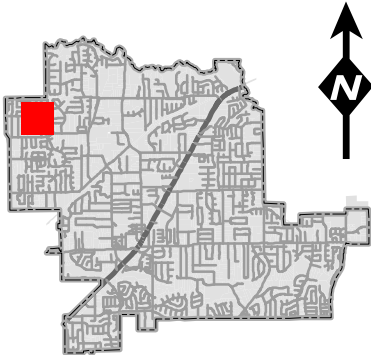
Future Land Use Map

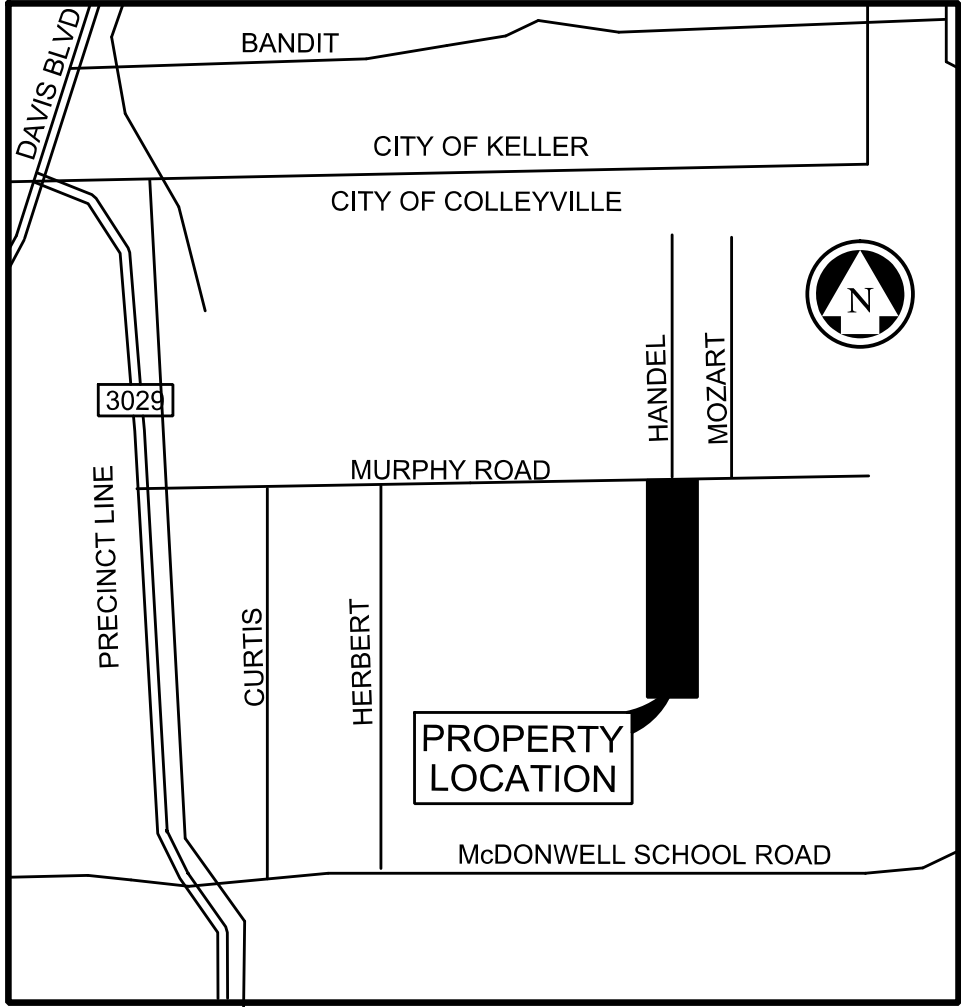
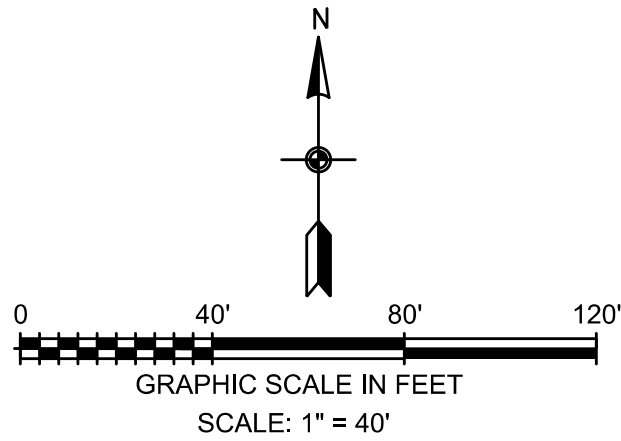


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ZC21-034
715 Murphy Road

-  Subject Property
-  Residential
-  Open Space; Parks





VICINITY MAP
NTS

LEGAL DESCRIPTION

WHEREAS, ROBERT J. SCALABRINO AND IRINA I. SCALABRINO, IS THE OWNER OF 1.7 ACRES OF LAND OUT OF THE JOSEPH HARRELL SURVEY ABSTRACT 798 IN TARRANT COUNTY, TEXAS, AS CONVEYED BY DEED RECORDED IN INSTRUMENT NUMBER D221332139, DEED RECORDS, TARRANT COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT 5/8" INCH IRON PIPE FOUND AND BEING THE NORTHEAST CORNER OF HEREIN DESCRIBED TRACT OF LAND IN SOUTH RIGHT-OF-WAY LINE OF MURPHY ROAD (VARIABLE WIDTH RIGHT-OF-WAY) ;

THENCE SOUTH 89 DEGREES, 07 MINUTES, 42 SECONDS WEST, 164.50 FEET TO A 5/8 INCH IRON ROD FOUND FOR THE NORTHEAST CORNER OF 3.140 ACRE TRACT 1B & 1G, OUT OF THE JOSEPH HARRELL SURVEY, ABSTRACT 798, AS CONVEYED BY DEED RECORDED IN VOLUME 3599, PAGE 102, OF SAID DEED RECORDS;

THENCE SOUTH 00 DEGREES, 52 MINUTES, 18 SECONDS EAST, 447.20 FEET WITH THE EAST LINE OF SAID 3.14 ACRES TRACT TO A 5/8 INCH IRON ROD THE SOUTH EAST CORNER OF SAID 3.14 ACRE TRACT;

THENCE NORTH 89 DEGREES, 07 MINUTES, 42 SECONDS EAST, 164.50 FEET WITH THE SOUTH LINE 5/8 INCH IRON ROD WITH YELLOW CAP STAMPED "ANA" SET FOR THE SOUTH EAST CORNER;

THENCE NORTH 00 DEGREES, 52 MINUTES, 18 SECONDS WEST, 447.20 FEET WITH THE EASTERLY LINE OF SAID TRACT TO THE PLACE OF BEGINNING AND CONTAINING 73,564 SQUARE FEET OR 1.70 ACRES OF LAND, MORE OR LESS.

OWNER / DEVELOPER

ROBERT J. SCALABRINO
AND IRINA I. SCALABRINO

7013 MOZART
COLLEYVILLE, TX 76034
MR. ROBERT J. SCALABRINO
TEL. (609) 610-5500

ENGINEER / SURVEYOR

A.N.A. CONSULTANTS, L.L.C.

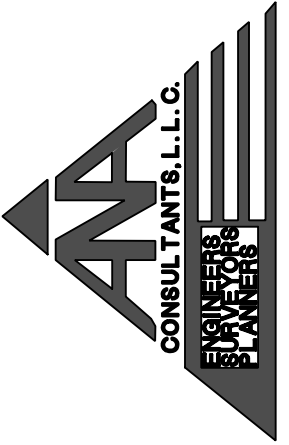
5000 THOMPSON TERRACE
COLLEYVILLE, TEXAS 76034
TEL. (817) 335-9900
FAX (817) 335-9955

ZONING EXHIBIT
FOR ZONING CHANGE
FROM "AG" TO "R-40"
715 MURPHY RD
IN
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS
BEING 1.70 ACRES OF LAND

SITUATED IN
JOSEPH HARRELL SURVEY ABSTRACT 798
COLLEYVILLE, TARRANTS COUNTY, TEXAS
PREPARED NOVEMBER 2021

ZONING EXHIBIT "A"
FOR
715 MURPHY RD
1 RESIDENTIAL LOT

5000 Thompson Terrace
Colleyville, TX.76034
(817)335-9900
FAX:(817)335-9955

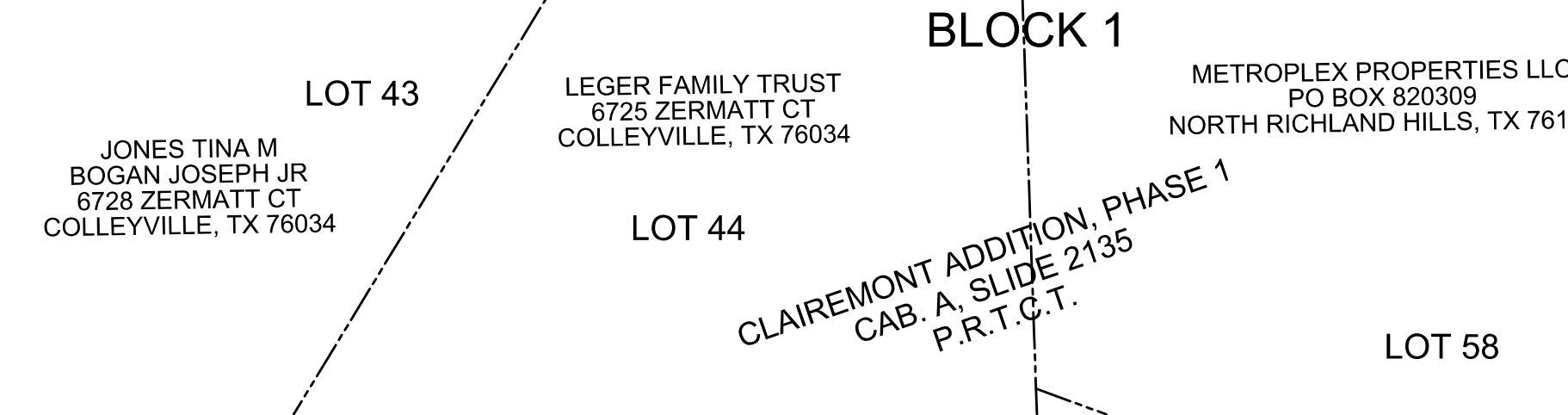
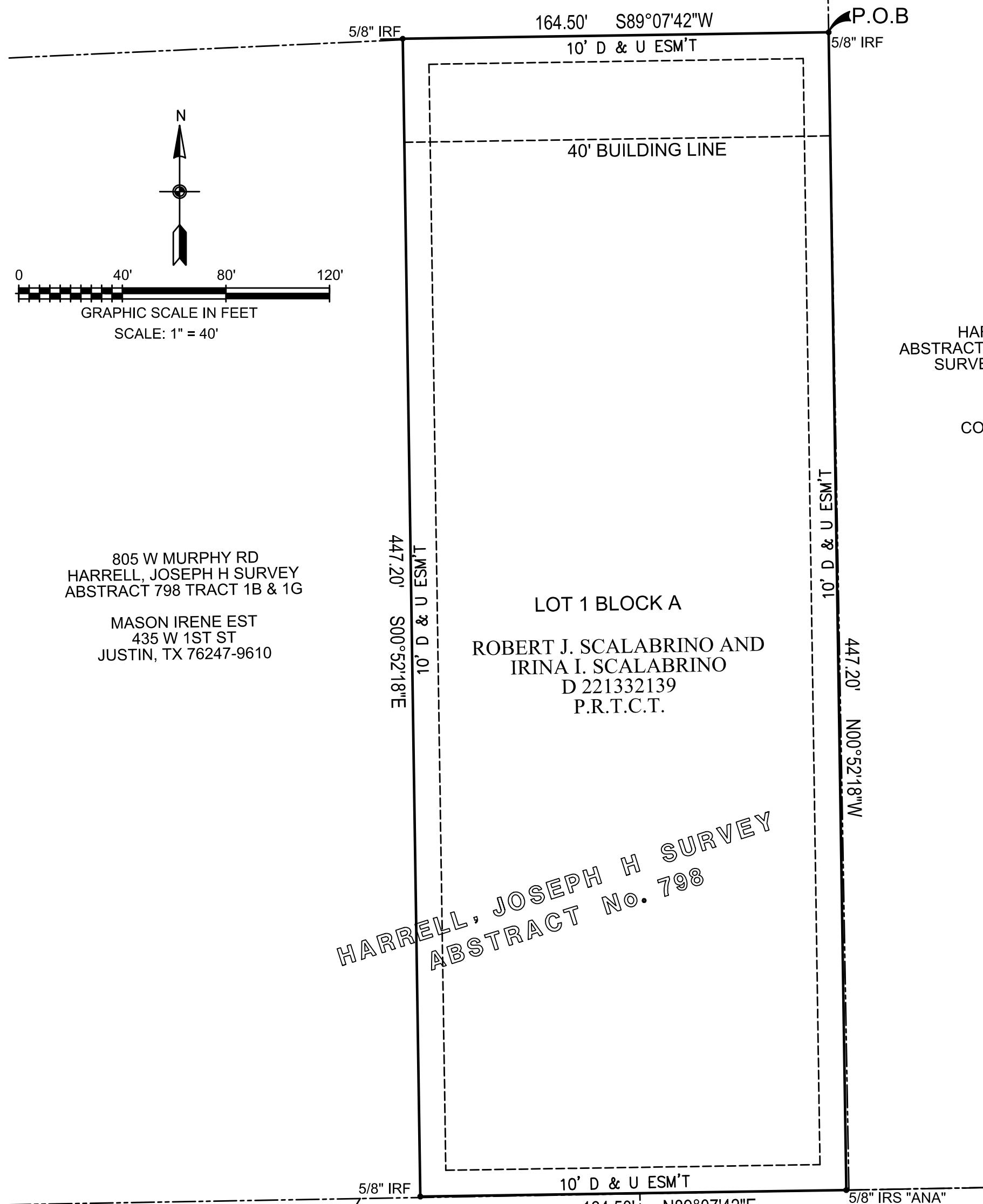
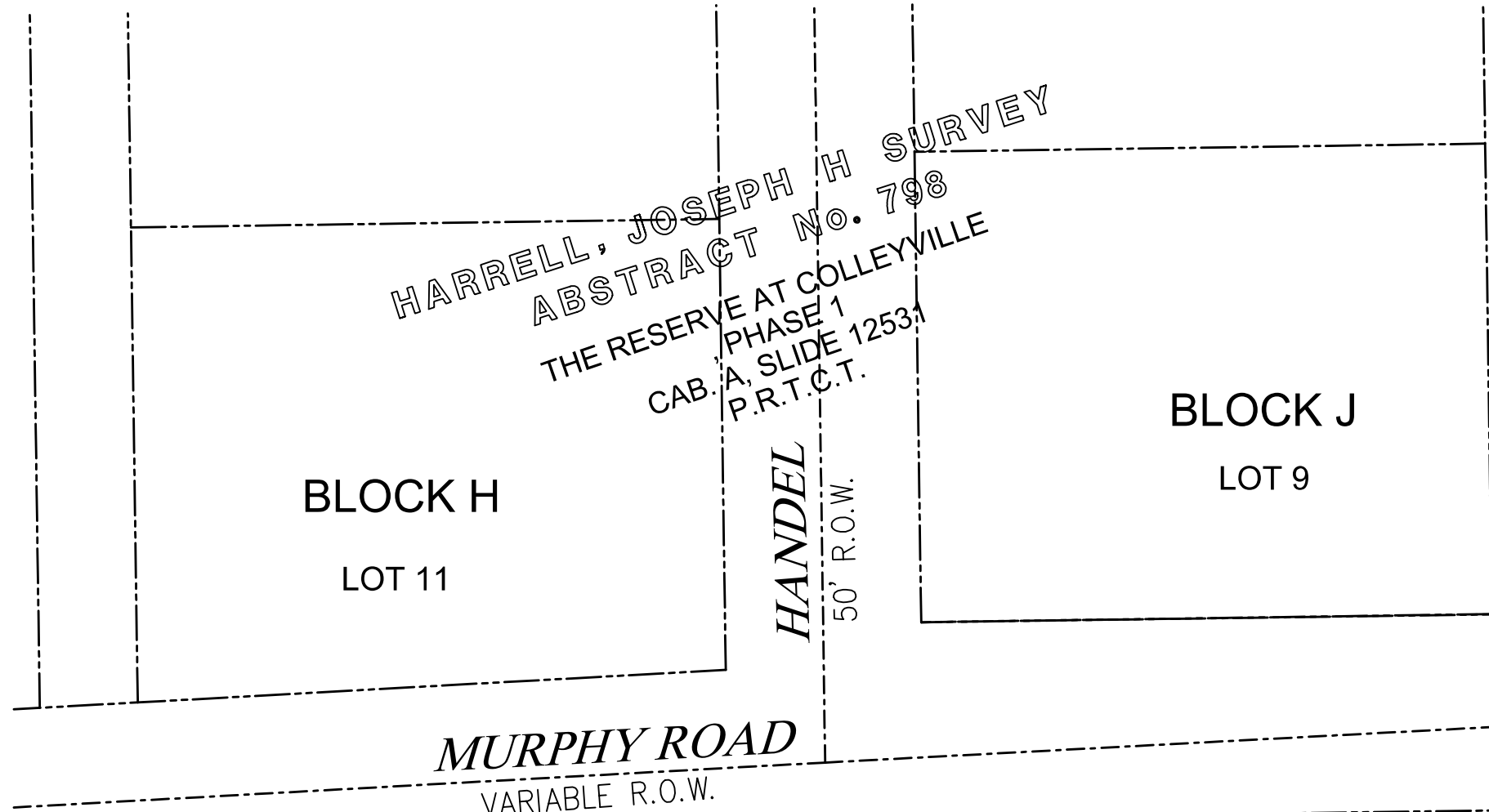


PC 21-0xx

SHEET 1 OF 1

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GENERAL NOTES

- UNLESS OTHERWISE NOTED, ALL CORNERS SHOWN HEREON ARE 5/8" IRON RODS SET WITH A CAP STAMPED "ANA".
- SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF THE CITY SUBDIVISION ORDINANCE AND STATE PLATTING STATUTES AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.
- BY GRAPHIC SCALE, THE SUBJECT PROPERTY APPEARS TO LIE IN ZONE X, NOT SHADED, (AREA DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN) AND ZONE X (AREA WITH 0.2 PERCENT ANNUAL CHANCE FLOOD HAZARD) ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP FOR TARRANT COUNTY, TEXAS, MAP NO. 48439C0095K, REVISED SEPTEMBER 25, 2009.
- BEARINGS ARE RELATIVE TO TRUE NORTH OBTAINED FROM GLOBAL POSITIONING SATELLITE SYSTEM (GPS) OBSERVATIONS, NORTH AMERICAN DATUM 1983 (NAD '83), TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE.
- DRAINAGE EASEMENT RESTRICTION: NO CONSTRUCTION OR FILING WITHOUT THE WRITTEN APPROVAL OF THE CITY OF COLLEYVILLE SHALL BE ALLOWED WITHIN A DRAINAGE EASEMENT, AND THEN ONLY AFTER DETAILED ENGINEERING PLANS AND STUDIES SHOW THAT NO FLOODING WILL RESULT, THAT NO OBSTRUCTION TO THE NATURAL FLOW OF WATER WILL RESULT, AND SUBJECT TO ALL OWNERS OF THE PROPERTY AFFECTED BY SUCH CONSTRUCTION BECOMING A PARTY TO THE REQUEST. WHERE CONSTRUCTION IS PERMITTED, ALL FINISHED FLOOR ELEVATIONS SHALL BE A MINIMUM OF TWO FEET ABOVE THE 100-YEAR FLOOD ELEVATION.
- UTILITY EASEMENT: ANY PUBLIC UTILITY, INCLUDING THE CITY OF COLLEYVILLE, SHALL HAVE THE RIGHT TO MOVE AND KEEP MOVED ALL OR PART OF ANY BUILDING, FENCES, SHRUBS, OTHER GROWTHS OR IMPROVEMENTS WHICH IN ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE, OR EFFICIENCY OF ITS RESPECTIVE SYSTEMS ON ANY OF THE EASEMENTS SHOWN ON THE PLAT; AND ANY PUBLIC UTILITY, INCLUDING THE CITY OF COLLEYVILLE, SHALL HAVE THE RIGHT AT ALL TIMES OF INGRESS AND EGRESS TO AND FROM AND UPON SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING AND ADDING TO OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.

PLANNING AND ZONING COMMISSION APPROVAL

WHEREAS The Planning and Zoning Commission of the City of Colleyville, Texas, voted affirmatively on this _____ day of _____, 2020, to approve this Plat.

Chairman, Planning and Zoning Commission

Attest: Secretary, Planning and Zoning Commission

SURVEYOR'S CERTIFICATION

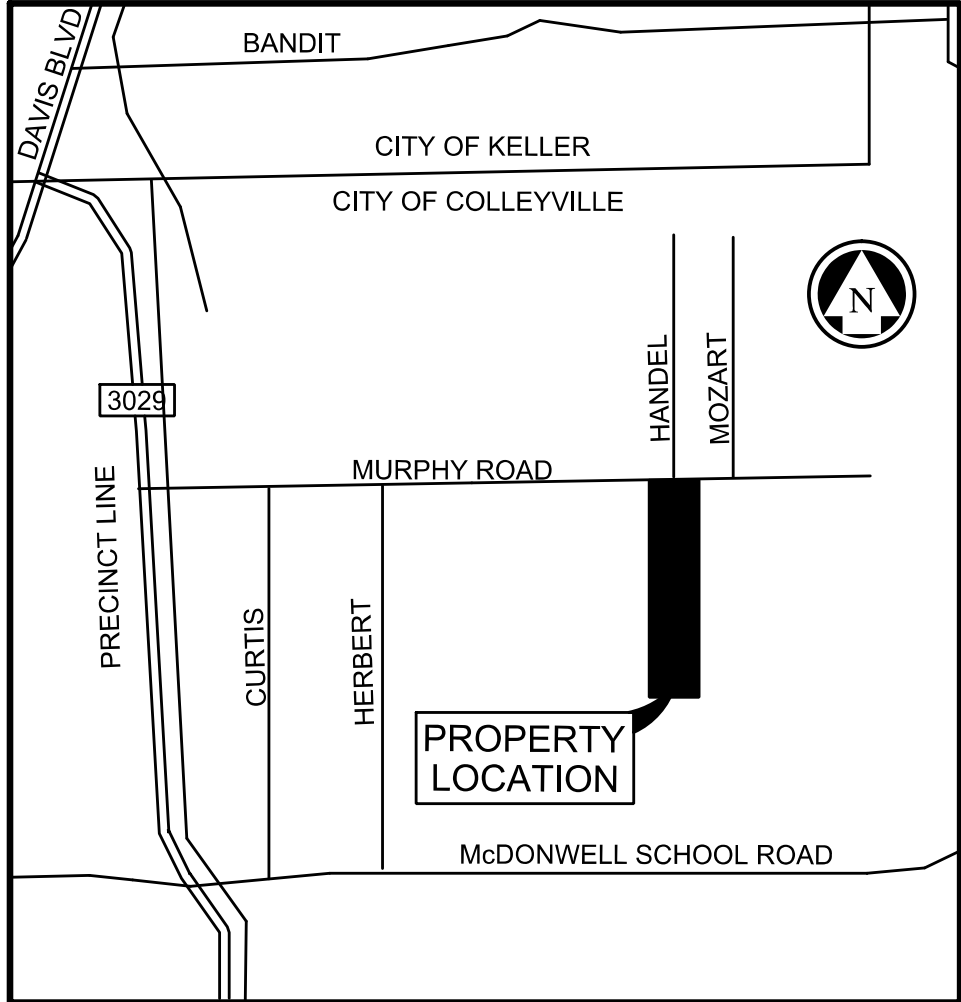
THAT I, EDWARD K. KHALIL, A REGISTERED PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION ON THE GROUND. FURTHER, THIS SURVEY CONFORMS TO THE GENERAL RULES OF PROCEDURES AND PRACTICES OF THE MOST CURRENT PROFESSIONAL LAND SURVEYING PRACTICES ACT.

SIGNATURE

DATE



VICINITY MAP NTS



STATE OF TEXAS
COUNTY OF TARRANTS

WHEREAS, ROBERT J. SCALABRINO AND IRINA I. SCALABRINO, IS THE OWNER OF 1.7 ACRES OF LAND OUT OF THE JOSEPH HARRELL SURVEY ABSTRACT 798 IN TARRANT COUNTY, TEXAS, AS CONVEYED BY DEED RECORDED IN INSTRUMENT NUMBER D221332139, DEED RECORDS, TARRANT COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT 5/8" INCH IRON PIPE FOUND AND BEING THE NORTHEAST CORNER OF HEREIN DESCRIBED TRACT OF LAND IN SOUTH RIGHT-OF-WAY LINE OF MURPHY ROAD (VARIABLE WIDTH RIGHT-OF-WAY) ;

THENCE SOUTH 89 DEGREES, 07 MINUTES, 42 SECONDS WEST, 164.50 FEET TO A 5/8 INCH IRON ROD FOUND FOR THE NORTHEAST CORNER OF 3.140 ACRE TRACT 1B & 1G OUT OF THE JOSEPH HARRELL SURVEY, ABSTRACT 798, AS CONVEYED BY DEED RECORDED IN VOLUME 3599, PAGE 102, OF SAID DEED RECORDS;

THENCE SOUTH 00 DEGREES, 52 MINUTES, 18 SECONDS EAST, 447.20 FEET WITH THE EAST LINE OF SAID 3.14 ACRES TRACT TO A 5/8 INCH IRON ROD THE SOUTH EAST CORNER OF SAID 3.14 ACRE TRACT;

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NOW THEREFORE, KNOW ALL PERSONS BY THESE PRESENTS:

THAT WE, ROBERT J. SCALABRINO AND IRINA I. SCALABRINO, OWNER, DOES HEREBY ADOPT THIS PLAT DESIGNATING THE HEREINBEFORE DESCRIBED PROPERTY AS LOTS 1, BLOCK A, SCALABRINO ADDITION, AN ADDITION TO THE CITY OF COLLEYVILLE, TARRANT COUNTY, TEXAS, AND DO HEREBY DEDICATE FEE SIMPLE TO THE PUBLIC USE FOREVER ALL STREETS, RIGHTS-OF-WAY, AND ALLEYS SHOWN THEREON, AND DO HEREBY RESERVE THE EASEMENTS SHOWN ON THIS PLAT FOR THE MUTUAL USE AND ACCOMMODATION OF ALL PUBLIC UTILITIES DESIRING TO USE OR USING THE SAME. ANY PUBLIC UTILITY SHALL HAVE THE RIGHT TO REMOVE AND KEEP REMOVED ALL OR PART OF ANY BUILDINGS, FENCES, TREES, SHRUBS OR OTHER IMPROVEMENTS OR GROWTHS IN WHICH ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE OR EFFICIENCY OF ITS RESPECTIVE SYSTEMS ON ANY OF THESE EASEMENTS, AND ANY PUBLIC UTILITY SHALL AT ALL TIMES HAVE THE RIGHT OF INGRESS AND EGRESS TO AND FROM AND UPON THE SAID EASEMENT FOR THE PURPOSE OF CONSTRUCTING, RECONSTRUCTING, INSPECTING, AND PATROLLING, WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE. THIS PLAT APPROVED SUBJECT TO ALL PLATTING ORDINANCES, RULES, REGULATIONS, AND RESOLUTIONS OF THE CITY OF COLLEYVILLE, TEXAS.

WITNESS OUR HANDS THIS _____ DAY OF _____, 2021.

OWNERS NAME

STATE OF TEXAS
COUNTY OF TARRANTS

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE ON THIS DAY PERSONALLY APPEARED _____, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2021.

NOTARY PUBLIC IN AND FOR TARRANT COUNTY

MY PRINTED NAME

MY COMMISSION EXPIRES:

ENGINEER / SURVEYOR

A.N.A. CONSULTANTS, L.L.C.

5000 THOMPSON TERRACE
COLLEYVILLE, TEXAS 76034

TEL (817) 335-9900
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OWNER / DEVELOPER

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AND IRINA I. SCALABRINO

7013 MOZART
COLLEYVILLE, TX 76034

MR. ROBERT J. SCALABRINO
TEL. (609) 610-5500

MINOR PLAT
SCALABRINO ADDITION

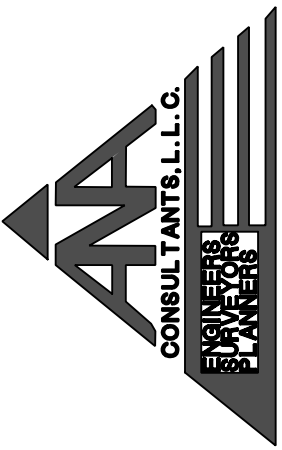
LOTS 1 BLOCK A,
AN ADDITION TO
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TARRANT COUNTY, TEXAS
BEING 1.70 ACRE OF LAND

SITUATED IN

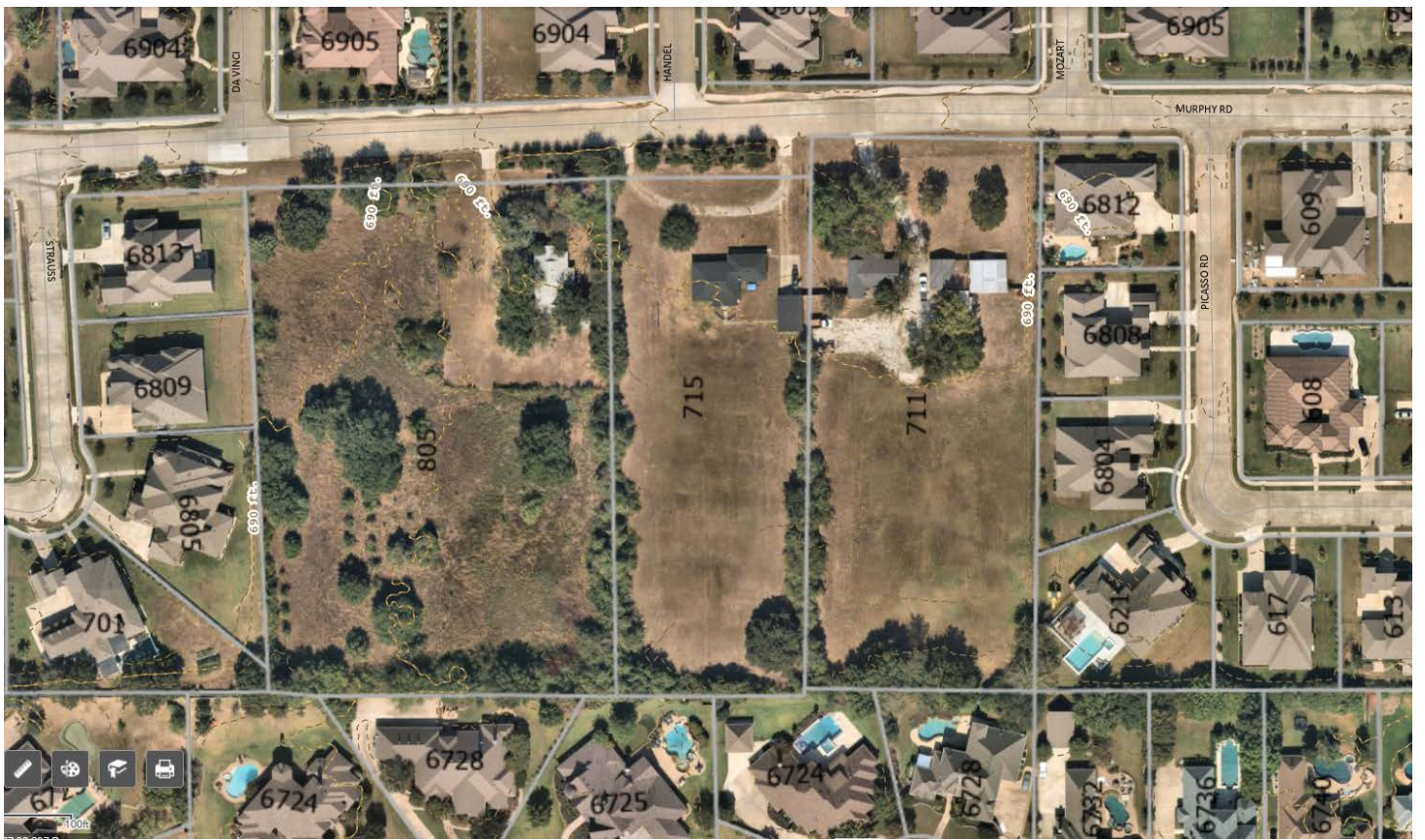
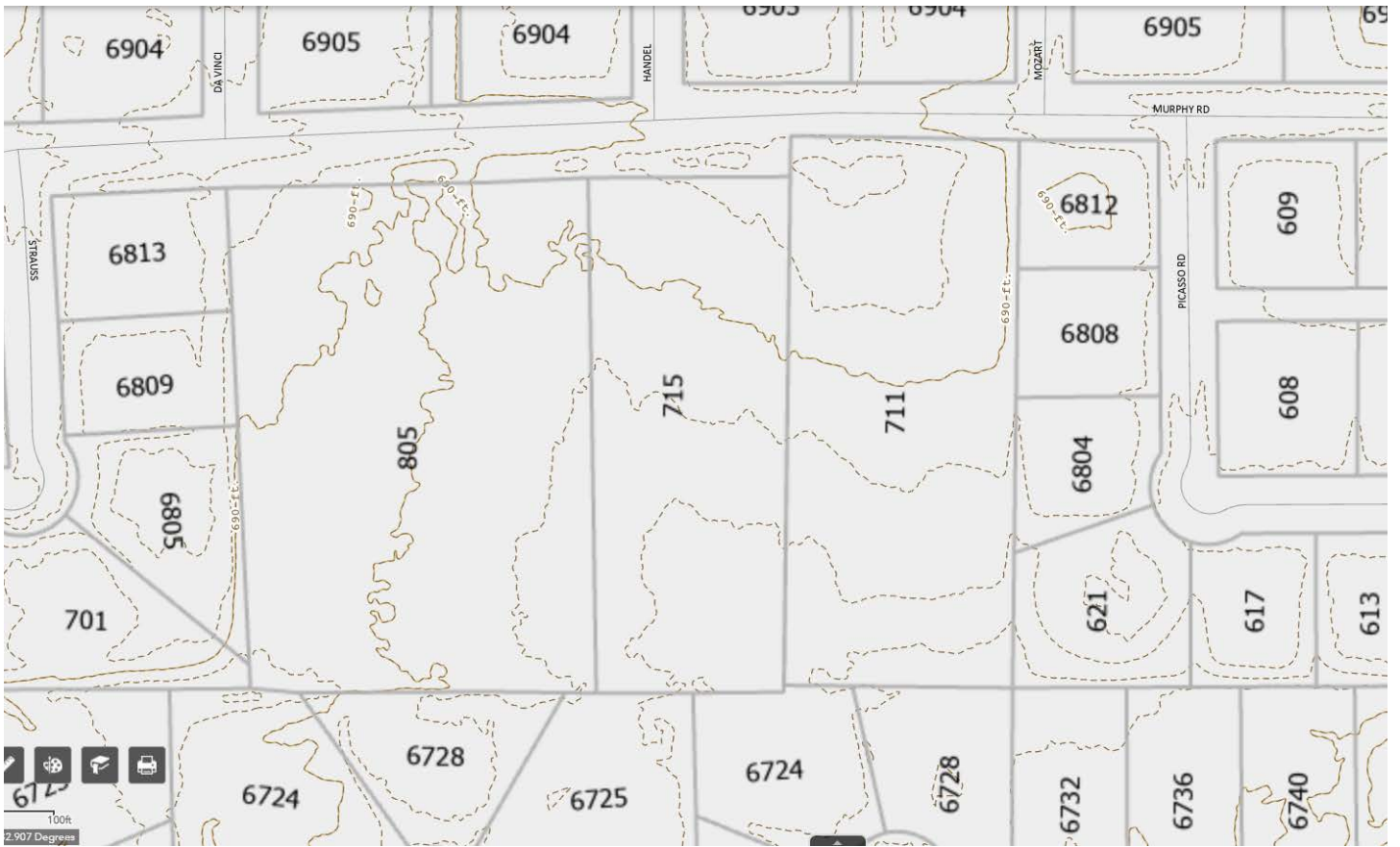
JOSEPH HARRELL SURVEY ABSTRACT 798
COLLEYVILLE, TARRANTS COUNTY, TEXAS

MINOR PLAT
FOR
SCALABRINO ADDITION
1 RESIDENTIAL LOT

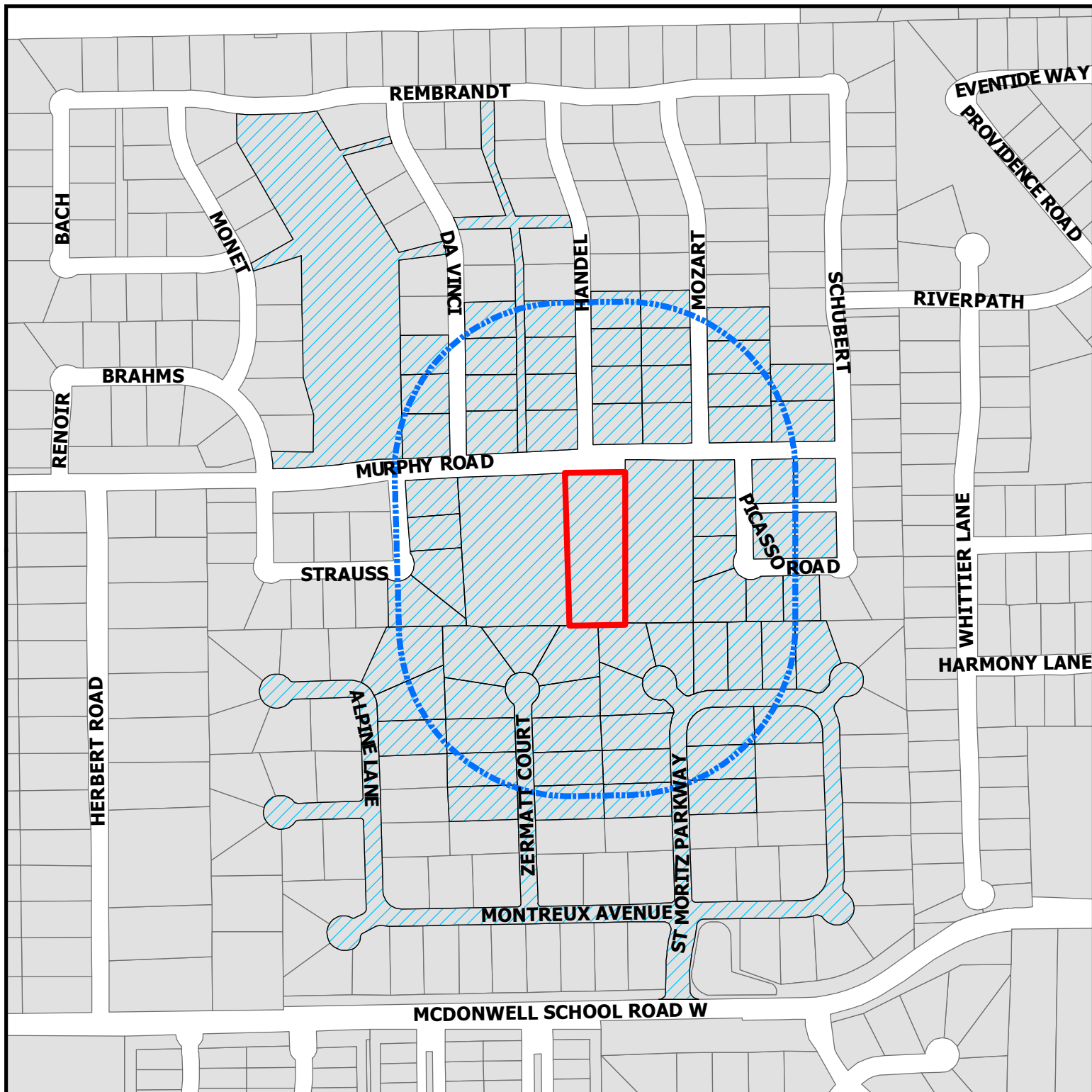
5000 Thompson Terrace
Colleyville, TX 76034
(817) 335-9900
FAX: (817) 335-9955



SHEET 1 OF 1



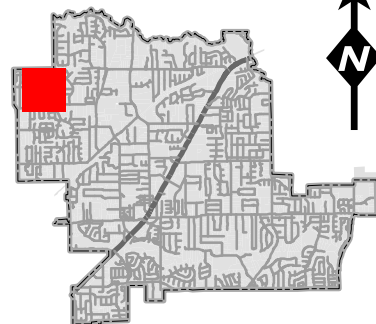
Notification Map



ZC21-034
715 Murphy Road

DISCLAIMER:
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-  Subject Property
-  500ft Buffer
-  Properties within 500ft





NOTICE OF PUBLIC HEARING

«Owner Name»

«Owner Address»

«Owner City» «Owner Zip»

The City of Colleyville has scheduled public hearings concerning the below referenced request on the following dates and location:

Planning and Zoning Commission Meeting: Monday, December 13, 2021 at 7:00 p.m.
City Council Meetings: Tuesday, January 4, 2022 & Tuesday, January 18, 2022 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas

Request: Consideration of a zoning change from the AG Agricultural district to the R-40 Single Family Residential district. The request is to rezone the property to allow for the construction of a new home.

Zoning Case: ZC21-034

Applicant: Osama Nashed

Owner: Robert Scalabrino

Location: 715 Murphy Road

Property Description: Tract 1, Abstract 798, Joseph H. Harrell Survey

Present Zoning: AG Agricultural

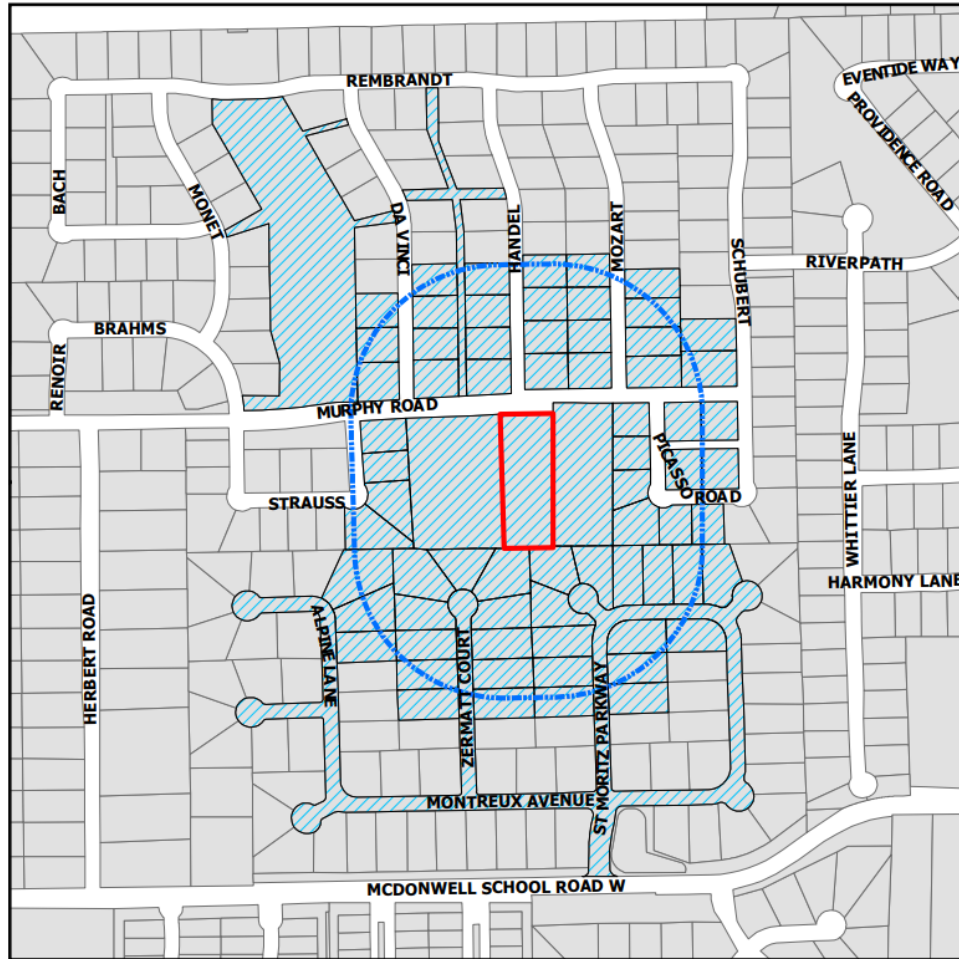
This notice has been sent to all owners of real property within 500 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 1000 feet. Approval by the Planning and Zoning Commission serves as a recommendation to the City Council and is not a final action on the request. Denial of the proposal by the Commission is final, unless the applicant submits a written notice of appeal within 10 days from the date of action by the Commission. If appealed, the request will be placed on the next available City Council agenda as listed above. Rezoning requests, zoning amendments and conditions recommended by the Commission for approval by the City Council may be more restrictive than those described in this notice.

All interested persons are encouraged to attend the public hearing and express their opinions on the zoning change request. If you are unable to attend, but wish to have your opinions made a part of the public record, please submit written comments prior to the public hearing, to the address below:

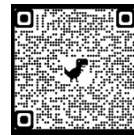
Community Development Department
City of Colleyville
100 Main Street
Colleyville, TX 76034

If the property owners of 20% or more of the land within the 200 foot notification area file a written protest prior to the public hearing, State law provides that the approval of the zoning change request shall require the approval of a super majority vote by City Council.

NOTICE OF PUBLIC HEARING



The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas 76034. A brief project description can be found online on the Agenda Packet and Active Development Case map (please use your phone's camera to scan QR code below):



For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Jacquelyn Reyff

Jacquelyn Reyff
Principal Planner
jreyff@colleyville.com

Owner Name	Owner Address	Owner City
BOYD, ELIZABETH	613 PICASSO	COLLEYVILLE, TX
FORREST O. MOORE III AND LAURA	6720 ZERMATT CT	COLLEYVILLE, TX
MILLER, VAN	6712 ZERMATT CT	COLLEYVILLE, TX
BABIONE REVOCABLE TRUST	6713 ST MORITZ PKWY	COLLEYVILLE, TX
RAMIREZ, PETER B	6916 HANDEL	COLLEYVILLE, TX
JONES, TINA	6728 ZERMATT CT	COLLEYVILLE, TX
SUNWALL, KALEB M	6716 ST MORITZ PKWY	COLLEYVILLE, TX
DEPTULA, JOHN P	6904 DA VINCI	COLLEYVILLE, TX
ROBINSON, PAUL R	6909 DA VINCI	COLLEYVILLE, TX
METROPLEX PROPERTIES LLC	PO BOX 820309	NORTH RICHLAND HILLS, TX
STEVENS, BARRY	900 CANYON OAK	EULESS, TX
SMEDS, GARY	6740 ST MORITZ PKWY	COLLEYVILLE, TX
SCHOTT, THOMAS	6812 PICASSO	COLLEYVILLE, TX
WALKER, GRADY	6712 ST MORITE PKWY	COLLEYVILLE, TX
LEFHOLZ, K J	6912 HANDEL	COLLEYVILLE, TX
FAIRLESS, JUSTIN	6917 DA VINCI	COLLEYVILLE, TX
REGIN, MARTINA	608 PICASSO	COLLEYVILLE, TX
MAHALE, POONAM	609 MURPHY	COLLEYVILLE, TX
LAGON, ROBERT M	6725 ALPINE LN	COLLEYVILLE, TX
SIEVERS, SEAN	617 PICASSO	COLLEYVILLE, TX
SHATTO, BRIAN	6732 ST MORITZ PKWY	COLLEYVILLE, TX
NARINIAN, ARMEN	6721 ZERMATT CT	COLLEYVILLE, TX
BACHMANN, MATTHEW	6717 ZERMATT CT	COLLEYVILLE, TX
MCGREW, SHARON KAY	715 W MURPHY RD	COLLEYVILLE, TX
MCQUARTERS, QUINTON L	6904 HANDEL	COLLEYVILLE, TX
SILVERMAN, LINDA JOYCE	6744 ST MORITZ PKWY	COLLEYVILLE, TX
KISER, KEITH E	6713 ZERMATT CT	COLLEYVILLE, TX
MURALI, BALA	6913 DA VINCI	COLLEYVILLE, TX
O'BRIEN, MARK	6728 ST MORITZ PKWY	COLLEYVILLE, TX
ARMIGO, JORGE	6908 DA VINCI	COLLEYVILLE, TX
CLAIREMONT HA INC	8528 DAVIS BLVD STE 134-172	NORTH RICHLAND HILLS, TX
MCINTIRE, DEBRA D	6716 ZERMATT CT	COLLEYVILLE, TX
VEMIREDDY, HARICHANDANA	6908 HANDEL	COLLEYVILLE, TX
HART, HEATH	6708 ST MORITZ PKWY	COLLEYVILLE, TX
RITTERBUSCH LIVING TRUST	6721 ALPINE LN	COLLEYVILLE, TX
LEGER FAMILY TRUST	6725 ZERMATT CT	COLLEYVILLE, TX
WEDDLE, JEFFREY	6724 ZERMATT CT	COLLEYVILLE, TX
TRAN, MYLINH	605 MURPHY RD	COLLEYVILLE, TX
CANIZARO, JEFFREY W	6736 ST MORITZ PKWY	COLLEYVILLE, TX
KADOKO, ROBERT	621 PICASSO	COLLEYVILLE, TX
ANDREWS, JIJI	6808 PICASSO	COLLEYVILLE, TX
RESERVE AT COLLEYVILLE RESIDEN	2557 SW GRAPEVINE PKWY	GRAPEVINE, TX
POWELL, ROBERT	6905 DA VINCI	COLLEYVILLE, TX
OTT, BRIAN	6804 PICASSO	COLLEYVILLE, TX
REDALEN, RICHARD	6709 ST MORITZ PKWY	COLLEYVILLE, TX
PAULSON, MARK K	6709 ZERMATT CT	COLLEYVILLE, TX
BEACH, SCOTT D	6912 DA VINCI	COLLEYVILLE, TX
THOMSON, DAVID	604 PICASSO	COLLEYVILLE, TX
RESERVE AT COLLEYVILLE RESIDEN	2557 SW GRAPEVINE PKWY	GRAPEVINE, TX
YEGANEHJOO, KARIM	6720 ST MORITZ PKWY	COLLEYVILLE, TX
CARTER, JUDY K	6757 ST MORITZ PKWY	COLLEYVILLE, TX
KIER, EVERETT	6717 ST MORITZ PKWY	COLLEYVILLE, TX
GIRGIS, SILAS	6708 ZERMATT CT	COLLEYVILLE, TX
FLEIGLE, DANIEL H	PO BOX 573	COLLEYVILLE, TX

MOORE, SEAN	6912 MOZART	COLLEYVILLE, TX
MEADOWS, CHRISTINE M	6905 HANDEL	COLLEYVILLE, TX
GONDALIYA, RAJNIKANT	6908 MOZART	COLLEYVILLE, TX
MAUNG, WAI	6916 MOZART	COLLEYVILLE, TX
DEININGER, CHRISTOPHER G	6913 HANDEL	COLLEYVILLE, TX
THOMPSON, RONALD D	6909 HANDEL	COLLEYVILLE, TX
WALLER, HENRY	6904 MOZART	COLLEYVILLE, TX
MICKLE, CLINTON	6917 HANDEL	COLLEYVILLE, TX
FOWLER, STEVE	6909 MOZART	COLLEYVILLE, TX
FOMER, MARGARET A	6904 SCHUBERT	COLLEYVILLE, TX
TRAN, LOAN	6913 MOZART	COLLEYVILLE, TX
DAYER, HECTOR F	6908 SCHUBERT RD	COLLEYVILLE, TX
DAIGLE, KELLEY	6917 MOZART	COLLEYVILLE, TX
FOUT, KIMBERLY	6905 MOZART	COLLEYVILLE, TX
HARVEY, STEVEN	6805 STRAUSS	COLLEYVILLE, TX
BAMGBELU, OLUKAYODE	6813 STRAUSS	COLLEYVILLE, TX
GATAMANENI, UMA	701 STRAUSS	COLLEYVILLE, TX
MASON, IRENE EST	435 W 1ST ST	JUSTIN, TX
STARK, CHRISTINE	6809 STRAUSS	COLLEYVILLE, TX
CLAIREMONT ADDITION	8528 DAVIS BLVD SUITE 172	NORTH RICHLAND HILLS, TX
KELLER ISD	350 KELLER PKWY	KELLER, TX

ORDINANCE O-22-2189

AMENDING THE ZONING ORDINANCE AND THE OFFICIAL ZONING MAP OF THE CITY OF COLLEYVILLE, TEXAS, BY CHANGING THE ZONING ON 1.7 ACRES, BEING TRACT 1, ABSTRACT 798, JOSEPH H HARRELL SURVEY, LOCATED AT 715 MURPHY ROAD, FROM THE AG AGRICULTURAL DISTRICT TO THE R-40 SINGLE FAMILY RESIDENTIAL DISTRICT; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has received an application for a change in zoning on 1.7 acres, being Tract 1, Abstract 798, Joseph H Harrell Survey, located at 715 Murphy Road, from AG Agricultural district to R-40 Single Family Residential district under Case No. ZC21-034; and

WHEREAS, the City of Colleyville deems it necessary, for the purpose of promoting the health, safety, morals, or general welfare of the City to amend the City's zoning ordinance; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration to, among other things, the character of the City's zoning districts and their peculiar suitability for particular uses, with a view to conserving the value of buildings and encouraging the most appropriate use of land throughout the City; and

WHEREAS, the City Council is of the opinion that the change in zoning provided for herein should be made, in compliance with the City Charter, and state law with reference to changes to zoning classifications under the City's zoning ordinance and zoning map, having given the requisite notices required by law and having held public hearings affording all interested persons and property owners a full and fair opportunity to be heard.

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

Sec. 1. THAT the Comprehensive Zoning Ordinance of the City of Colleyville, Texas, be, and the same is hereby amended by authorizing a change in the zoning on 1.7 acres, being Tract 1, Abstract 798, Joseph H Harrell Survey, from AG Agricultural

district to R-40 Single Family Residential district as depicted on the attached as Exhibit "A".

- Sec. 2. THAT the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Colleyville as heretofore amended, and as amended herein.
- Sec. 3. THAT the above described tract of land shall be subject to the following conditions:
1. As depicted in the attached Exhibit "A" and Exhibit "B".
- Sec. 4. THAT any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Colleyville, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense.
- Sec. 5. THAT if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.
- Sec. 6. THAT in addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.
- Sec. 7. THAT this ordinance shall take effect immediately from and after its passage subject to the publication of the caption, as the law or charter in such cases may provide.

AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 4th day of January 2022.

The second reading and public hearing being conducted on the 18th day of January 2022.

PASSED AND APPROVED BY A VOTE OF _ AYES, _ NAYS, ON THIS THE 18TH
DAY OF JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM:

Whitt Wyatt
City Attorney

Exhibit "A"- Zoning Map

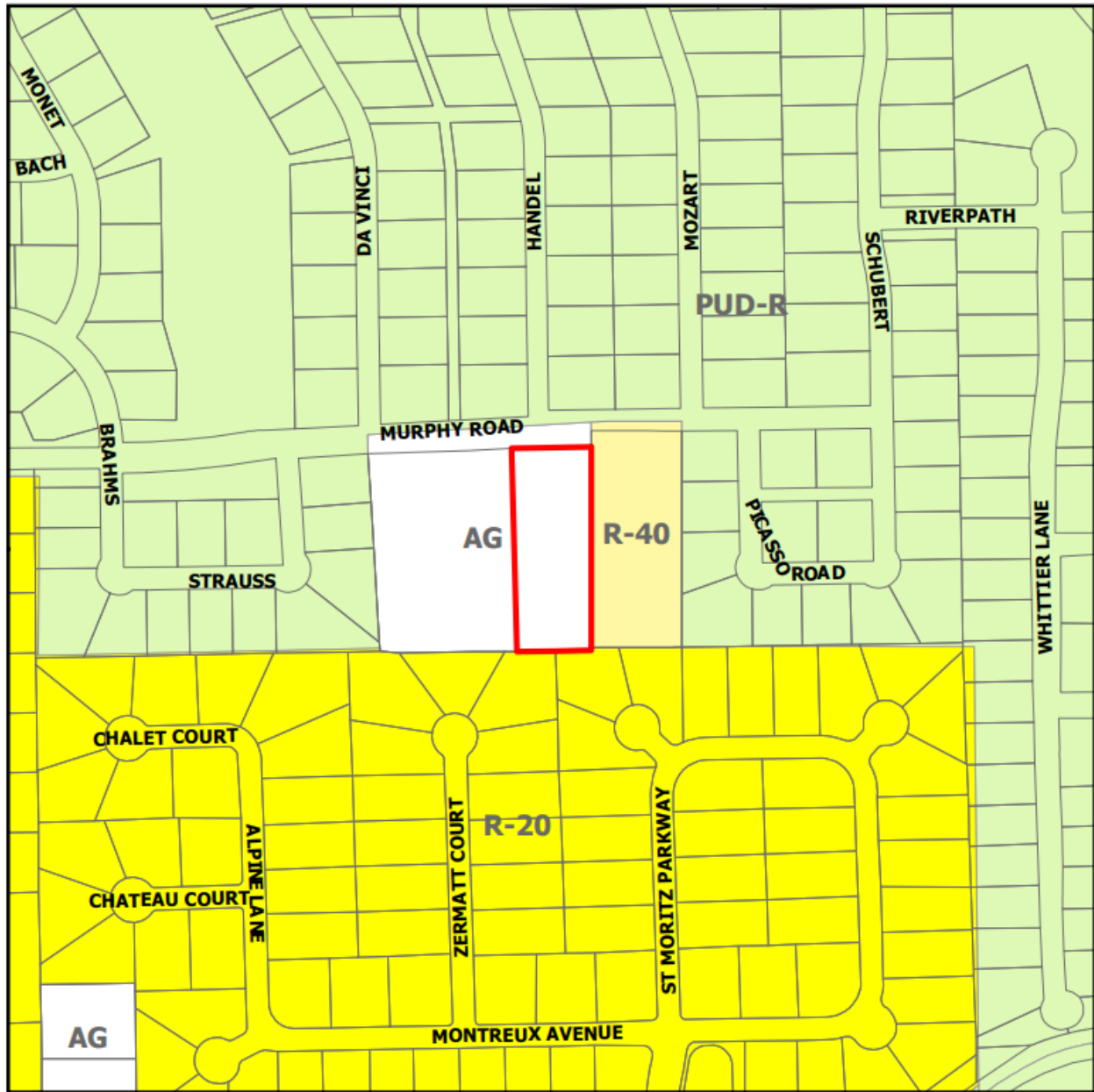


Exhibit “B”- Zoning Exhibit



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 7a

Agenda Date 1/18/2022

Number Resolution R-22-4691

Type Resolution

Department City Council

Title

Request for a Variance to the Street Side Yard Setback on Lot 10R, Block 12, Highland Meadows Addition, located at 6003 Sunderland Drive, Case VC21-005

Strategic Plan

4.1 Protect Colleyville's semi-rural residential character

Explanation

Reading and Public Hearing

DeWayne Smart, the applicant, has submitted a request for a variance to the provisions of Section 3.24.G, Schedule of District Regulations of the Land Development Code, specifically for the street side yard setback in the R-20 Single Family Residential district. The request is to allow for the addition of a garage with a game room within the street side yard setback.

Existing Conditions/Background: The subject property, 6003 Sunderland Drive, resides on the northeast corner of Sunderland Drive and Highland Drive and has R-20 zoning.

Requested Variance: The applicant is requesting a variance to allow for the addition of a garage with a game room within the street side yard setback. The existing R-20 zoning requires a minimum of a 30 foot setback.

Ordinance – Chapter 3 – Land Use – Section 3.24.G Schedule of District Regulations
G. Schedule of District Regulations:

Section 3.24.G – Schedule Of District Regulations - Maximum Residential Density; Minimum Lot Size Requirements; Minimum Yard Requirements; Maximum Building Height; Maximum Lot Coverage; Outdoor Storage; Screening; and, Hours of Operation

Minimum Lot Size:	20,000
Minimum Lot Width:	100 feet
Minimum Lot Depth:	125 feet
Front/Street ROW Side:	30 feet
Internal Side:	10 feet
Rear:	25 feet

Plat Status: The property is currently platted as Lot 10R, Block 12, of the Highland Meadows Addition.

DRC Review: The Development Review Committee (DRC) reviewed the request at their December 20, 2021 meeting, did not offer any comments, and scheduled the request for the City Council meeting on January 18, 2022.

Drainage: NA

Analysis: The subject property is requesting to have a variance to allow for the encroachment for an addition of a garage and a game room into the required street side yard setback. A street side yard is considered the same as a front yard. The property is zoned R-20 and the required street side yard setback is 30 feet. The garage addition would encroach 15 feet and be in-line with the existing house on this side. Should the waiver request be denied, the applicant would only be allowed to make improvements to the inside of the house up to 50% of the value of the structure. No expansion to the house would be permitted unless it complies with the 30 foot setback distance.

Surrounding Development: The properties to the north, south, east, and west are zoned R-20 Single Family Residential district and are improved with single family residential homes.

Public Notification: Staff mailed notices to all property owners within 500 feet as well as any Homeowners Associations within 1,000 feet of the subject property regarding this request. Grapevine-Colleyville ISD, where the subject property is located, was notified per State law. Notice was published in the *Fort Worth Star-Telegram* as required by State law and the Land Development Code.

Staff Recommendation: Staff recommends denial of the requested variance due to technical non-compliance.

Financial Impact

There is no financial impact to the City.

Recommendation

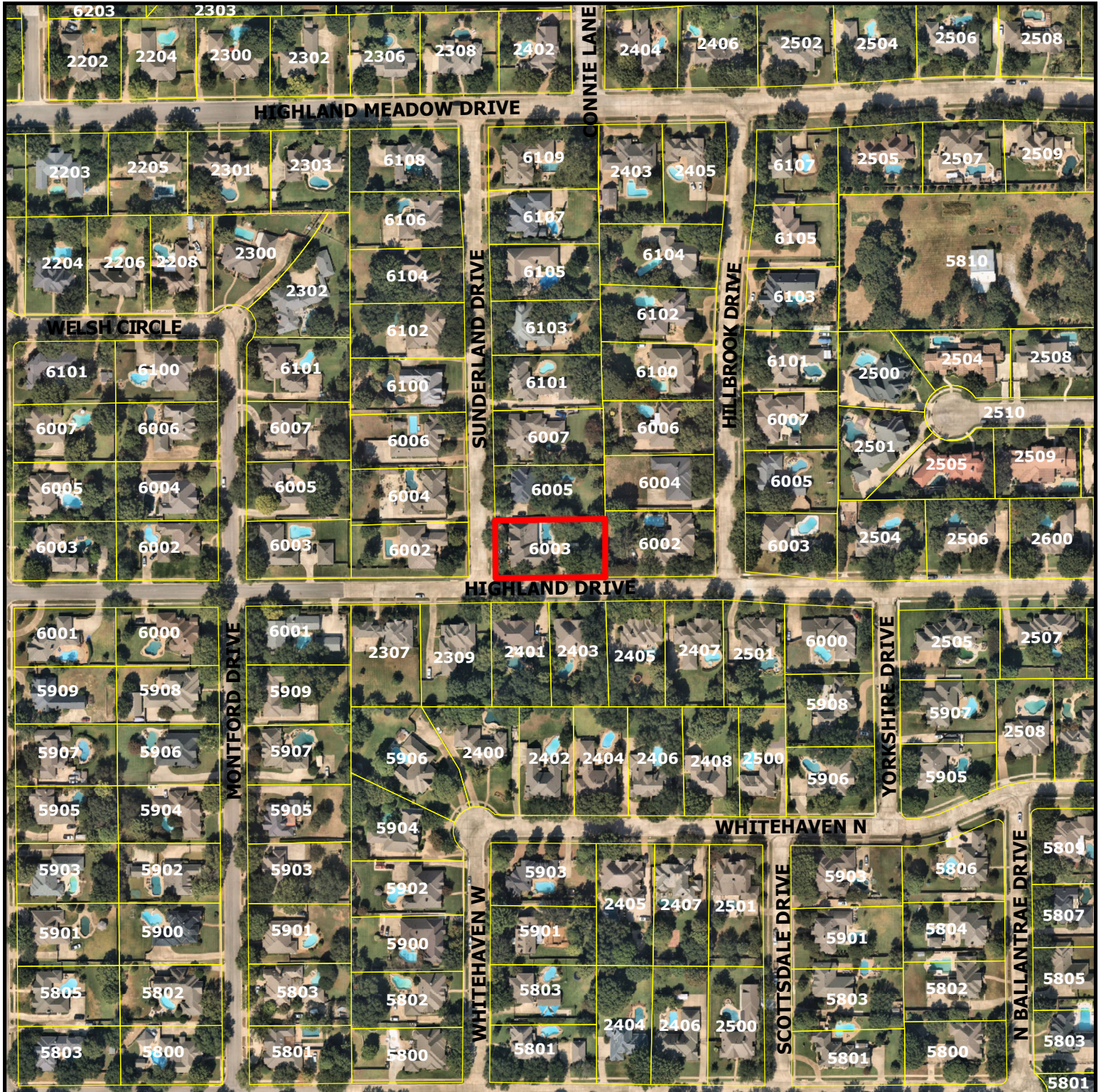
Denial

Attachments

1. Aerial Map
2. Zoning Map
3. Future Land Use Map
4. Site Plan

5. Impervious Coverage Worksheet
6. Floor Plan - 1st Floor
7. Floor Plan - 2nd Floor
8. Elevations
9. Drainage Plan
10. Notification Map
11. Notification Letter
12. Notification List
13. Resolution R-22-4691

Aerial Map



VC21-005

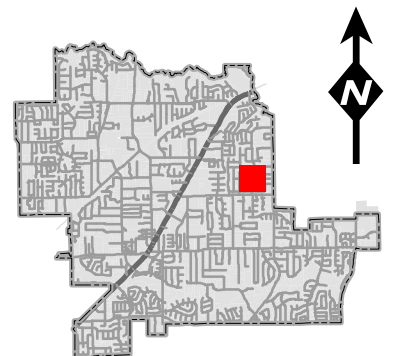
6003 Sunderland Drive

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Subject Property



Zoning Map



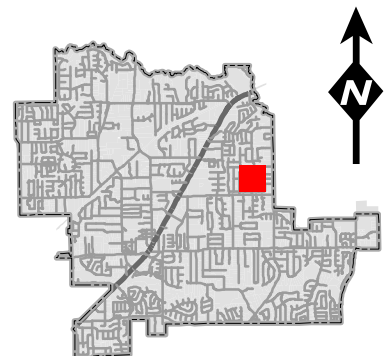
VC21-005
6003 Sunderland Drive

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Subject Property



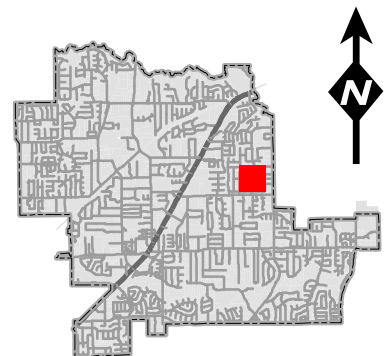
Future Land Use Map



VC21-005
6003 Sunderland Drive

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 Subject Property
 Residential



LEGAL DESCRIPTION

Lot 10R, Block 12, HIGHLAND MEADOWS, PHASE II, an Addition to the City of Colleyville, Tarrant County, Texas, according to the map or plat thereof, recorded in Volume 388-209, Page 98, Plat Records, Tarrant County, Texas.

Texas Registered Engineering Firm # F-8331 and Surveying Firm # 10091600

According to the Federal Emergency Management Agency Flood Insurance Rate Map, Community Panel No. 48439C0095 K, dated September 25, 2009, this property does not lie within a 100-Year Flood Hazard Area.

BUILDING LINES/EASEMENTS PER PLAT UNLESS OTHERWISE NOTED

Scale: 1" = 30' Tech: JD Job No: 2008IN306
Field: NB

ADDITIONAL BUILDING LINES/EASEMENTS PER CITY ZONING ORDINANCES & SUBDIVISION RESTRICTIONS/COVENANTS MAY AFFECT SUBJECT PROPERTY

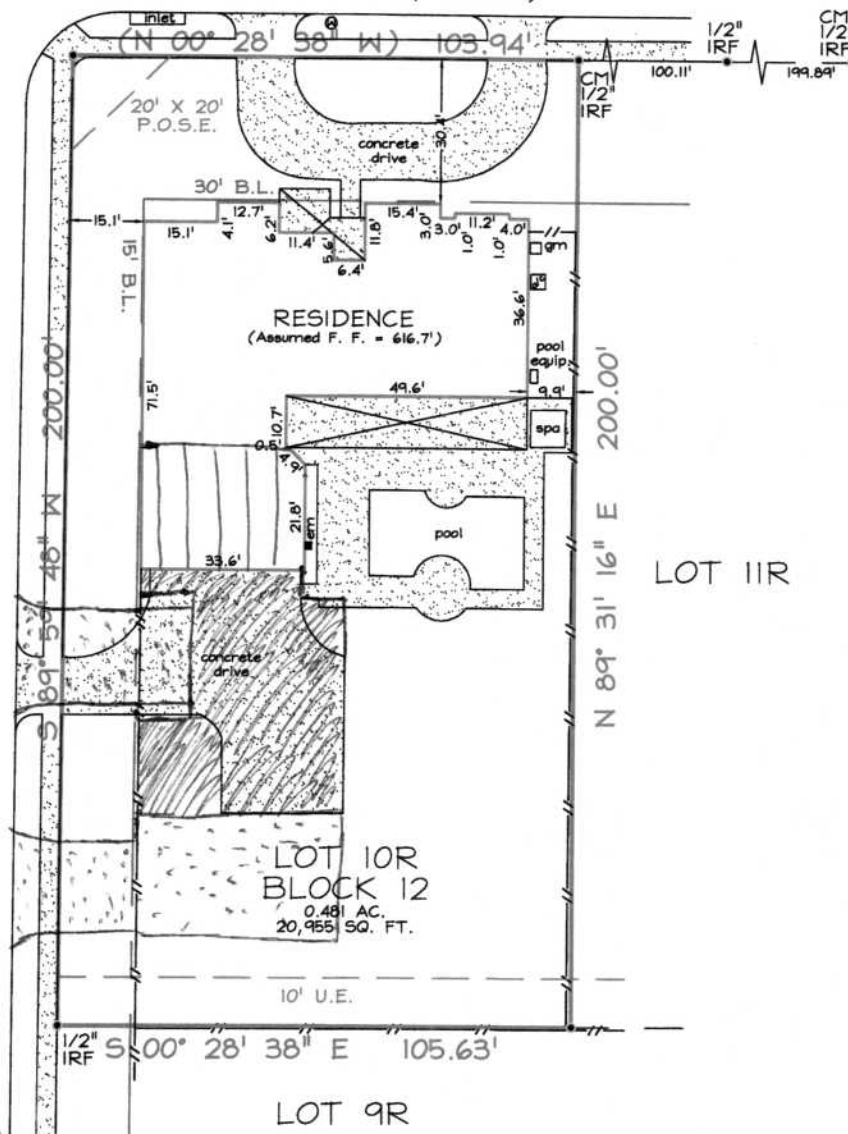
THE PLAT OF RECORD IS ILLEGIBLE, THIS IS THE SURVEYOR'S BEST INTERPRETATION.

SUNDERLAND DRIVE

(50' R.O.W.)

-  interior remodel
-  new garage addition
-  concrete

HIGHLAND DRIVE
(50' R.O.W.)



Paul G. Fuller II

Address: 6003 SUNDERLAND DRIVE

Date: 09/15/2020

I hereby certify that this plat is true and correct to the best of my knowledge and belief as surveyed by me or under my direct supervision. This survey was done without a title search and shows only easements on the recorded subdivision plat and does not include other easements of record which may affect this property.

DATE:
ACCEPTED BY:

Purchaser

Purchaser

FULLER ENGINEERING
& LAND SURVEYING, INC.

LEGEND OF ABBREVIATIONS AND SYMBOLS

B.L. = Building Line	I.P.F. = Iron Pipe Found	Power Pole	Wood Fence
C.M. = Control Monument	I.R.F. = Iron Rod Found	P.O.S.E. = Public Open Space Easement	Chain Link Fence
D.E. = Drainage Easement	I.R.S. = Capped Iron Rod Set	R.O.W. = Right of Way	Iron Fence
D.U.E. = Drainage & Utility Easement	O.H.E. = Overhead Electric	Water Meter	Wire Fence
M.E. = Maintenance Easement	Record Data	Utility Easement	Electric Meter
ET = Electric Transformer	Bearing Basis	Gas Meter	

LEGAL DESCRIPTION

Texas Registered Engineering Firm # F-8331 and Surveying Firm # 10091800

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Scale: 1" = 30' Tech: JD Job No: 2008IN306 Field: NB

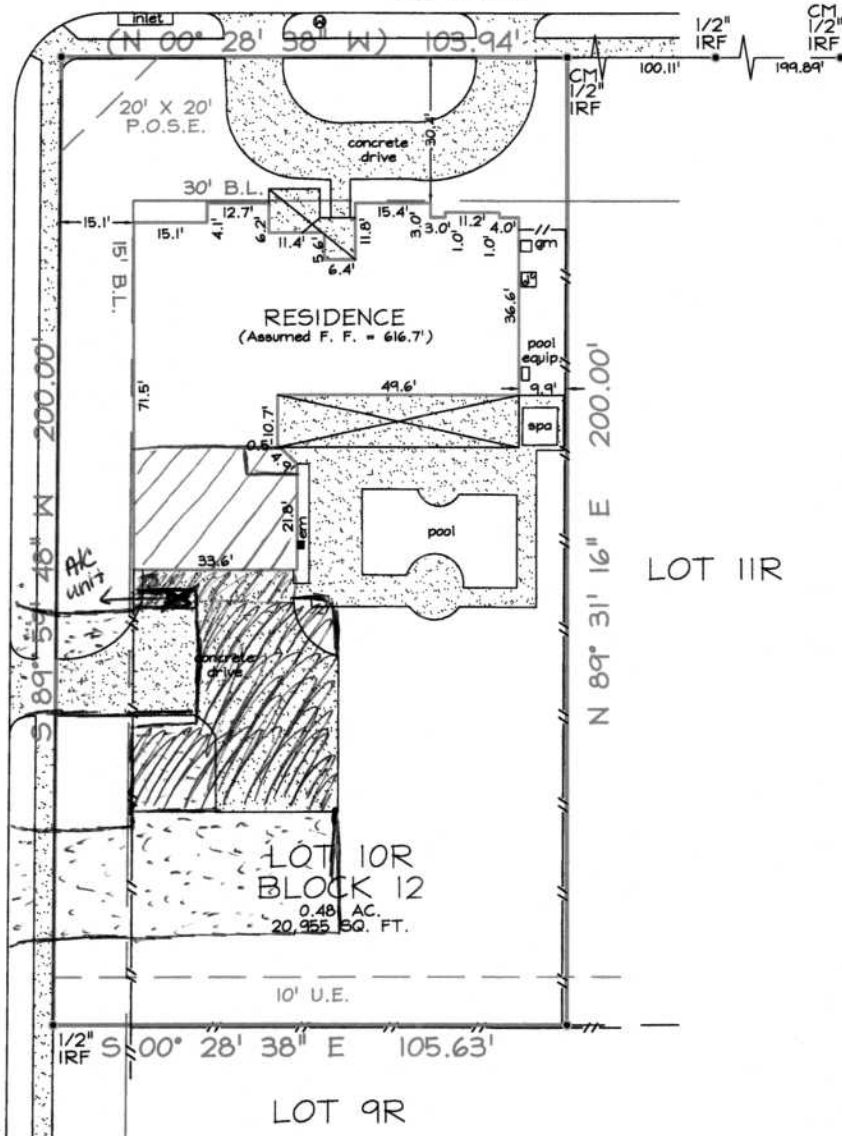
ADDITIONAL BUILDING LINES/EASEMENTS PER CITY ZONING ORDINANCES & SUBDIVISION RESTRICTIONS/COVENANTS MAY AFFECT SUBJECT PROPERTY

THE PLAT OF RECORD IS ILLEGIBLE, THIS IS THE SURVEYOR'S BEST INTERPRETATION.

SUNDERLAND DRIVE

(50' R.O.W.)

HIGHLAND DRIVE
(50' R.O.W.)



interior remodel

X - A/C unit
(this will be hidden with landscaping)



Paul G. Fuller II

Address: 6003 SUNDERLAND DRIVE

Date: 09/15/2020

I hereby certify that this plat is true and correct to the best of my knowledge and belief as surveyed by me or under my direct supervision. This survey was done without a title search and shows only easements on the recorded subdivision plat and does not include other easements of record which may affect this property.

DATE: ACCEPTED BY:

Purchaser

Purchaser

FULLER ENGINEERING & LAND SURVEYING, INC.

LEGEND OF ABBREVIATIONS AND SYMBOLS

B.L. = Building Line	I.P.F. = Iron Pipe Found	● = Power Pole	—//— = Wood Fence
C.M. = Control Monument	I.R.F. = Iron Rod Found	P.O.S.E. = Public Open Space Easement	○ = Chain Link Fence
D.E. = Drainage Easement	I.R.S. = Capped Iron Rod Set	R.O.W. = Right of Way	—□— = Iron Fence
D.U.E. = Drainage & Utility Easement	O.H.E. = Overhead Electric	⊗ = Water Meter	—X— = Wire Fence
M.E. = Maintenance Easement	() = Record Data	U.E. = Utility Easement	■ ^{em} = Electric Meter
ET = Electric Transformer	() = Bearing Basis	□ ^{gm} = Gas Meter	

City of Colleyville

Impervious Coverage Worksheet

Area Description	Existing Sq Ft	New/Added Sq Ft	Total Sq Ft
Dwelling + Garage footprint	3960	1753	5713
Covered porch	51	0	51
Covered patio	506	0	506
Accessory Structures	0	0	0
Other roofed areas	0	0	6272
Total Covered Area	4517	1753	6270

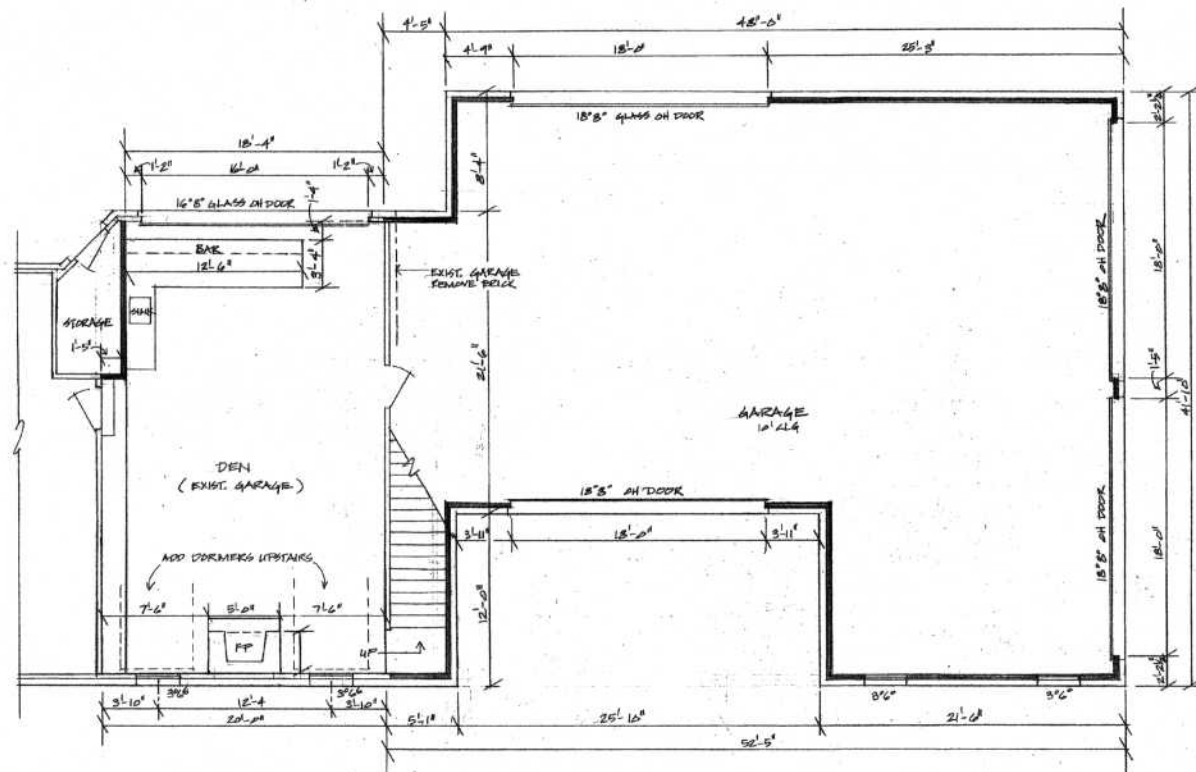
Driveway	1743	2072	3815
Sidewalk	35	0	35
Uncovered patio	85	0	85
Uncovered deck	0	0	0
Total Impervious Coverage	1863	2072	3935

Pool/Spa (surface area)	576	0	576
Pool/Spa Deck (surface area)	896	0	896
Total Pool/Spa Area	1472	0	1472

Lot size (sq. feet)	20,965
---------------------	--------

Existing Building Coverage %	21.55%
Total Building Coverage %	24.91%

Existing Impervious Coverage %	37.65%
Total Impervious Coverage %	55.70%

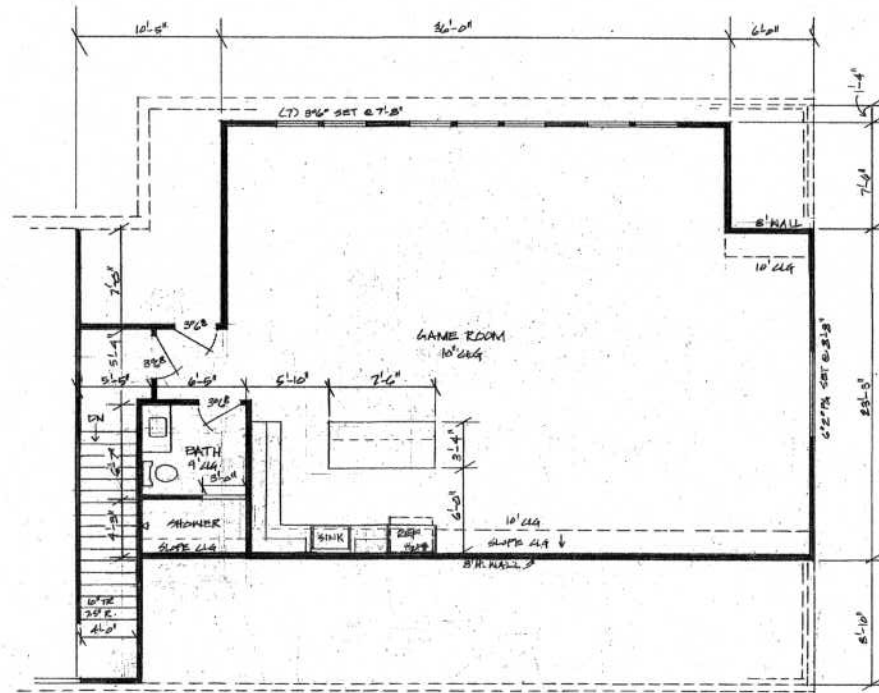


FLOOR PLAN FIRST FLOOR

SCALE: 1/4"=1'-0"

HEATED AREA/DEN & GAMEROOM 2103 SQ. FT.
 GARAGE 1753 SQ. FT.

— EXISTING STRUCTURE
 — NEW ADDITION



FLOOR PLAN SECOND FLOOR
 SCALE: 1/4" = 1'-0"



RIGHT ELEVATION SCALE: $\frac{3}{4}''=1'-0''$



LEFT ELEVATION SCALE: $\frac{3}{4}''=1'-0''$

Drainage:

Here is a drawing of direction of drainage, where gutters will be placed and where we will install french drains.

-Gutters will empty to french drains and then the french drains will drain to the curb cut out. We marked X's on the survey where the french drains will go. A 105 foot french drain will be at the north side of property and drain south to the curb and then there will be 3 downspouts that are apex 50 feet that will T into the main french drain. On the south side of property we will also have downspouts with pop up drains.

-DeWayne spoke with city Engineer and he said the plan seemed great and should satisfy all requirements. Please reach out if we need anything else.

LEGAL DESCRIPTION

Lot 10R, Block 12, HIGHLAND MEADOWS, PHASE II, an Addition to the City of Colleyville, Tarrant County, Texas, according to the map or plat thereof, recorded in Volume 388-209, Page 98, Plat Records, Tarrant County, Texas.

Texas Registered Engineering Firm # F-8331 and Surveying Firm # 10091800

According to the Federal Emergency Management Agency Flood Insurance Rate Map, Community Panel No. 48439C0095 K, dated September 25, 2009, this property does not lie within a 100-Year Flood Hazard Area.

BUILDING LINES/EASEMENTS PER PLAT UNLESS OTHERWISE NOTED

Scale: 1" = 30'
Tech: JD
Field: NB
Job No: 2006IN306

ADDITIONAL BUILDING LINES/EASEMENTS PER CITY ZONING ORDINANCES & SUBDIVISION RESTRICTIONS/COVENANTS MAY AFFECT SUBJECT PROPERTY

THE PLAT OF RECORD IS ILLEGIBLE, THIS IS THE SURVEYOR'S BEST INTERPRETATION.

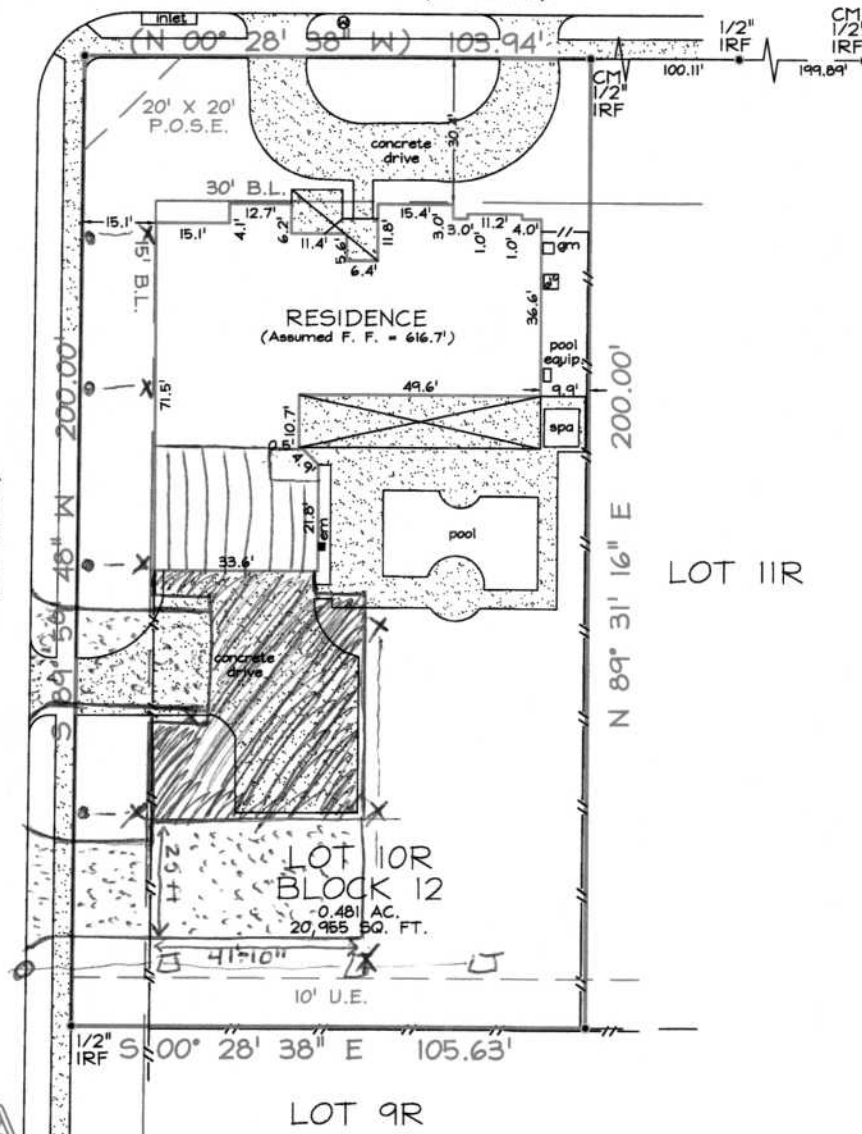
SUNDERLAND DRIVE

(50' R.O.W.)

Drainage Plan.
see explanation.

-  interior remodel
-  concrete
-  new attached garage

HIGHLAND DRIVE
(50' R.O.W.)



Paul G. Fuller II

Address: 6003 SUNDERLAND DRIVE

Date: 09/15/2020

I hereby certify that this plat is true and correct to the best of my knowledge and belief as surveyed by me or under my direct supervision. This survey was done without a title search and shows only easements on the recorded subdivision plat and does not include other easements of record which may affect this property.

DATE:
ACCEPTED BY:

Purchaser

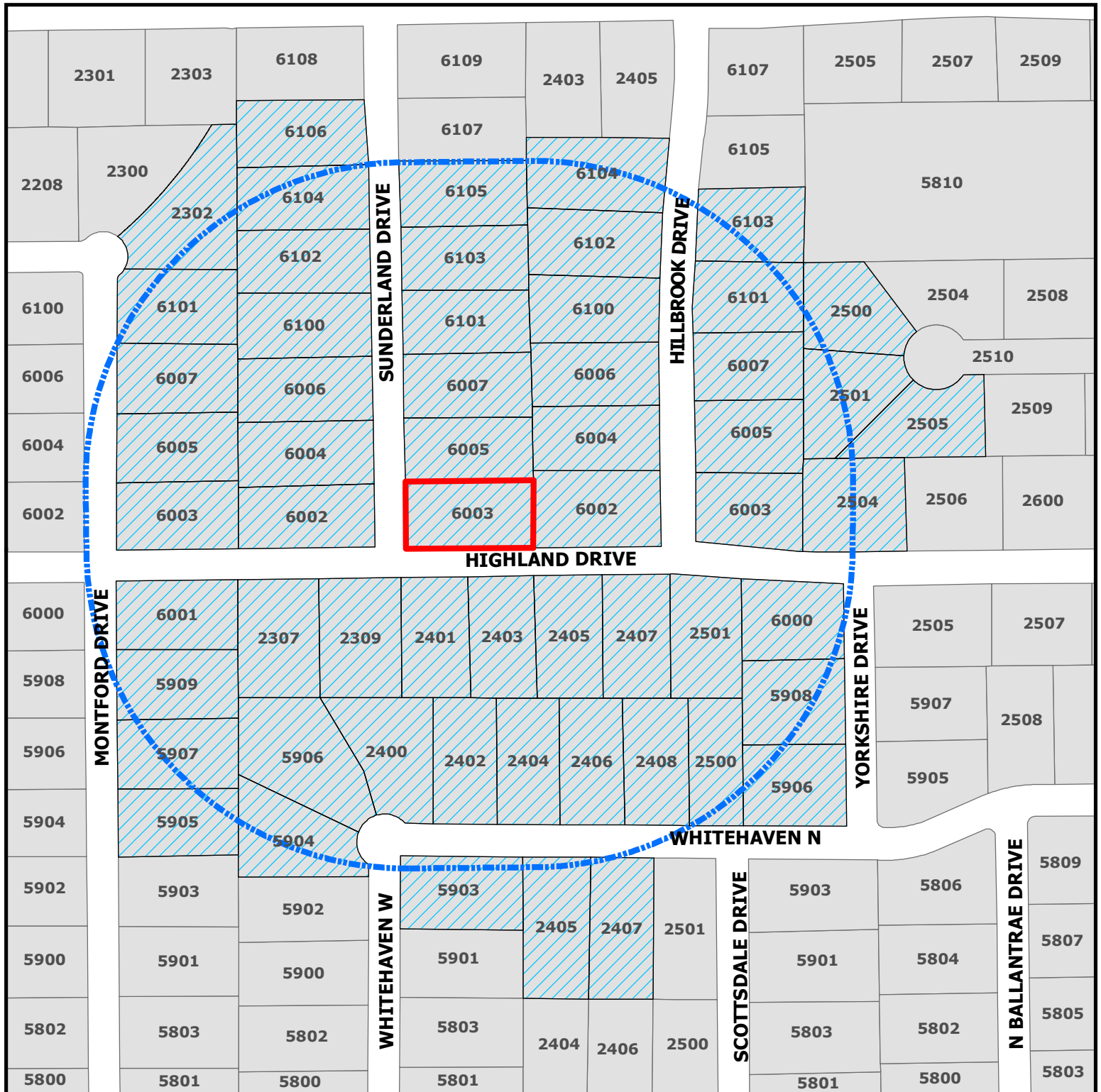
Purchaser

FULLER ENGINEERING
& LAND SURVEYING, INC.

LEGEND OF ABBREVIATIONS AND SYMBOLS

B.L. = Building Line	I.P.F. = Iron Pipe Found	• = Power Pole	—//— = Wood Fence
C.M. = Control Monument	I.R.F. = Iron Rod Found	P.O.S.E. = Public Open Space Easement	—○— = Chain Link Fence
D.E. = Drainage Easement	I.R.S. = Capped Iron Rod Set	R.O.W. = Right of Way	—□— = Iron Fence
D.U.E. = Drainage & Utility Easement	O.H.E. = Overhead Electric	U.E. = Utility Easement	—X— = Wire Fence
M.E. = Maintenance Easement	() = Record Data	gm = Gas Meter	■ gm = Electric Meter
ET = Electric Transformer	() = Bearing Basis		

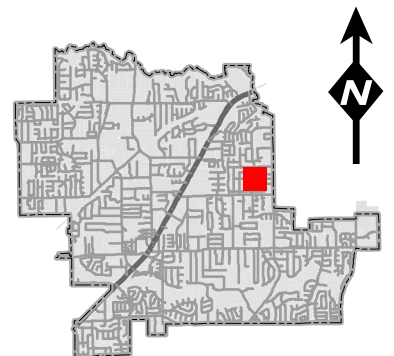
Notification Map



VC21-005 6003 Sunderland Drive

DISCLAIMER:
This map and information contained in it were developed exclusively for use by the City of Colleyville. Any use or reliance on this map by anyone else is at that party's risk and without liability to the City of Colleyville, its officials or employees for any discrepancies, errors, or variances which may exist.

-  Subject Property
-  500ft Buffer
-  Properties within 500ft





NOTICE OF PUBLIC HEARING

«Owner Name»

«Owner Address»

«Owner City» «Owner Zip»

The City of Colleyville has scheduled public hearings concerning the below referenced request on the following dates and location:

**City Council Meeting: Tuesday, January 18, 2022 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas**

Request: Request for a variance to the provisions of Section 3.24.G Schedule of District Regulations of the Land Development Code, specifically for the street side yard setback in the R-20 Single Family Residential district. The proposed addition's street side yard setback is 15 feet, not the required 30 feet. The request is to allow for the addition of an attached garage.

Zoning Case: VC21-005

Applicant: DeWayne Smart

Owner: DeWayne Smart

Location: 6003 Sunderland Drive

Property Description: Lot 10R, Block 12, Highland Meadows Addition

Present Zoning: R-20 Single Family Residential

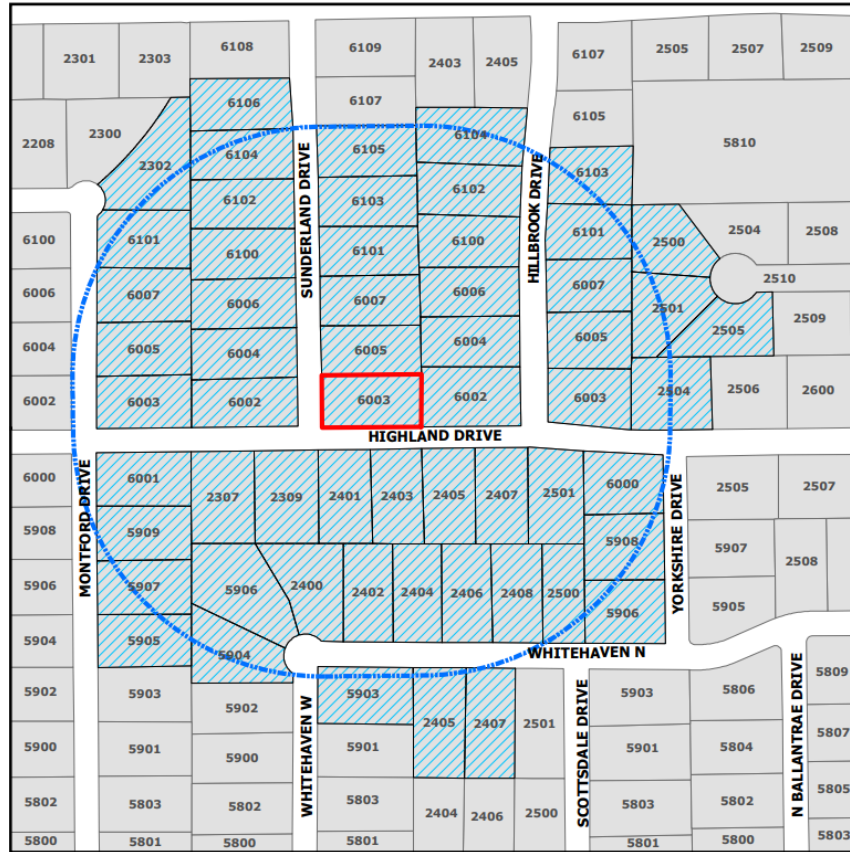
This notice has been sent to all owners of real property within 500 feet of the request as such ownership appears on the last approved City tax roll. Action by the City Council serves as a final action on the request.

All interested persons are encouraged to attend the public hearing and express their opinions on the variance request. If you are unable to attend, but wish to have your opinions made a part of the public record, please submit written comments prior to the public hearing, to the address below:

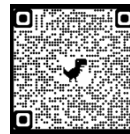
**Community Development Department
City of Colleyville
100 Main Street
Colleyville, TX 76034**

This notice has been sent to all owners of real property within 500 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 1000 feet.

NOTICE OF PUBLIC HEARING



The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas 76034. A brief project description can be found online on the Agenda Packet and Active Development Case map (please use your phone's camera to scan QR code below):



For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Jacquelyn Reyff
Principal Planner
jreyff@colleyville.com

Owner Name	Owner Address	Owner City
KUMAR, ANAND	2405 HIGHLAND DR	COLLEYVILLE, TX
BIANCHI, DOMINIC	6103 HILLBROOK DR	COLLEYVILLE, TX
FRANKLIN, MICHAEL S	5907 MONTFORD DR	COLLEYVILLE, TX
MUELLER, STEVEN E	2408 N WHITEHAVEN DR	COLLEYVILLE, TX
VITEK, RICHARD	2307 HIGHLAND DR	COLLEYVILLE, TX
HALL, SANDRA	6002 SUNDERLAND DR	COLLEYVILLE, TX
AUSTIN, TAMARA L	2407 N WHITEHAVEN DR	COLLEYVILLE, TX
BULLARD, JOHN C	6102 HILLBROOK DR	COLLEYVILLE, TX
BURY, BRUCE M	6006 HILLBROOK DR	COLLEYVILLE, TX
HILL, DENNIS J	6101 HILLBROOK DR	COLLEYVILLE, TX
CAPELO, RODERICK	2406 N WHITEHAVEN DR	COLLEYVILLE, TX
SLATEN, JO ANN	2404 N WHITEHAVEN DR	COLLEYVILLE, TX
KNIGHT, ALICIA	6101 MONTFORD DR	COLLEYVILLE, TX
HEMINGER, REX A	6003 MONTFORD DR	COLLEYVILLE, TX
KUEHLER, DONALD R	6002 HILLBROOK DR	COLLEYVILLE, TX
ANDERSON, DALE	6005 MONTFORD DR	COLLEYVILLE, TX
SMITH, CHRISTOPHER C	2309 HIGHLAND DR	COLLEYVILLE, TX
MILLER, JEROME	6106 SUNDERLAND DR	COLLEYVILLE, TX
DUNCAN, BOBBY	2500 N WHITEHAVEN DR	COLLEYVILLE, TX
MCANDERSON, MARVIN	6000 YORKSHIRE DR	COLLEYVILLE, TX
TOCE, BRIAN M	5906 W WHITEHAVEN DR	COLLEYVILLE, TX
TAYLOR, SHARI L	6005 HILLBROOK DR	COLLEYVILLE, TX
HARPER, DOUGLAS R	2405 N WHITEHAVEN DR	COLLEYVILLE, TX
MANDICH, T	PO BOX 85	COLLEYVILLE, TX
MICHELI, WILLIAM	6101 SUNDERLAND DR	COLLEYVILLE, TX
JACOBS, STEVEN M	6105 SUNDERLAND DR	COLLEYVILLE, TX
LEITENBERGER, JOHN R	5905 MONTFORD DR	COLLEYVILLE, TX
MILLER, DONALYN	6006 SUNDERLAND DR	COLLEYVILLE, TX
GILLELAND, DARRELL	6004 HILLBROOK DR	COLLEYVILLE, TX
CAUDLE, JOHN A	6102 SUNDERLAND DR	COLLEYVILLE, TX
PIRTLE, JOYCE HAYS	2403 HIGHLAND DR	COLLEYVILLE, TX
THOMAS, RYAN	2504 HIGHLAND DR	COLLEYVILLE, TX
LABRIER, TIMOTHY J	6005 SUNDERLAND DR	COLLEYVILLE, TX
THOMPSON, DARRELL R	6104 HILLBROOK DR	COLLEYVILLE, TX
MEDLIN, JEFFREY K	5906 YORKSHIRE DR	COLLEYVILLE, TX
CHILDERS, DONALD G	2407 HIGHLAND DR	COLLEYVILLE, TX
WALLACE, WILLIAM	6007 HILLBROOK DR	COLLEYVILLE, TX
DEAN, DAVID M	6103 SUNDERLAND DR	COLLEYVILLE, TX
WHINERY, SHELBY	6007 SUNDERLAND DR	COLLEYVILLE, TX
HICKMAN, CHAS C	2401 HIGHLAND DR	COLLEYVILLE, TX
NARDECCHIA, PHILIP M	6003 HILLBROOK DR	COLLEYVILLE, TX
HODGKISS, JOHN L	6104 SUNDERLAND DR	COLLEYVILLE, TX
GRAVES, JERRY E	6007 MONTFORD DR	COLLEYVILLE, TX
CHEEK, TERRY T	5909 MONTFORD DR	COLLEYVILLE, TX
VOLLMER, BRIAN	6004 SUNDERLAND DR	COLLEYVILLE, TX
OGLESBY, JOHN H	6001 MONTFORD DR	COLLEYVILLE, TX
POTTER, THOMAS	2402 N WHITEHAVEN DR	COLLEYVILLE, TX
STOLLER, TANYA	5908 YORKSHIRE DR	COLLEYVILLE, TX
MILLER, WM A	2501 HIGHLAND DR	COLLEYVILLE, TX
THUY, BENJAMIN P	6100 HILLBROOK DR	COLLEYVILLE, TX
MILLER, BRIAN S	2505 HIGHLAND PARK CT	COLLEYVILLE, TX
SMART, DEWAYNE	6003 SUNDERLAND DR	COLLEYVILLE, TX
SCHLATTMAN, DIANA	2302 WELSH CIR	COLLEYVILLE, TX
WILLSON, TERRY	2500 HIGHLAND PARK CT	COLLEYVILLE, TX

KRAMEROV, GEORGE	5903 W WHITEHAVEN DR	COLLEYVILLE, TX
GREENE, PERRY F	2400 N WHITEHAVEN DR	COLLEYVILLE, TX
SHELLEN, MICHAEL C	5904 W WHITEHAVEN DR	COLLEYVILLE, TX
FOSTER, MICHAEL	1160 ADAMS LN	SOUTHLAKE, TX
HIGHLAND MEADOWS ADDN	2101 HIGH GATE DRIVE	COLLEYVILLE, TX
GRAPEVINE COLLEYVILLE ISD	3051 IRA E WOODS AVE	GRAPEVINE, TX

RESOLUTION R-22-4691

**A RESOLUTION APPROVING A REQUEST FOR A VARIANCE TO
SECTION 3.24.G, SCHEDULE OF DISTRICT REGULATIONS OF THE
LAND DEVELOPMENT CODE, SPECIFICALLY FOR THE STREET SIDE
YARD SETBACK IN THE R-20 SINGLE FAMILY RESIDENTIAL
DISTRICT, FOR LOT 10R, BLOCK 12, HIGHLAND MEADOWS
ADDITION, LOCATED AT 6003 SUNDERLAND DRIVE**

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

- Sec. 1. THAT the variance to allow for the addition of a garage with a game room to encroach into the street side yard setback located at 6003 Sunderland Drive (the "Property"), as depicted in the attached Exhibit "A" hereto, is approved.
- Sec. 2. THAT this resolution shall become effective immediately upon passage; provided that, the variance for the property shall become effective immediately upon the conditions stated herein being fully satisfied.

AND IT IS SO RESOLVED.

PASSED BY A VOTE OF __ AYES, __ NAYS ON THIS THE 18TH DAY OF JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

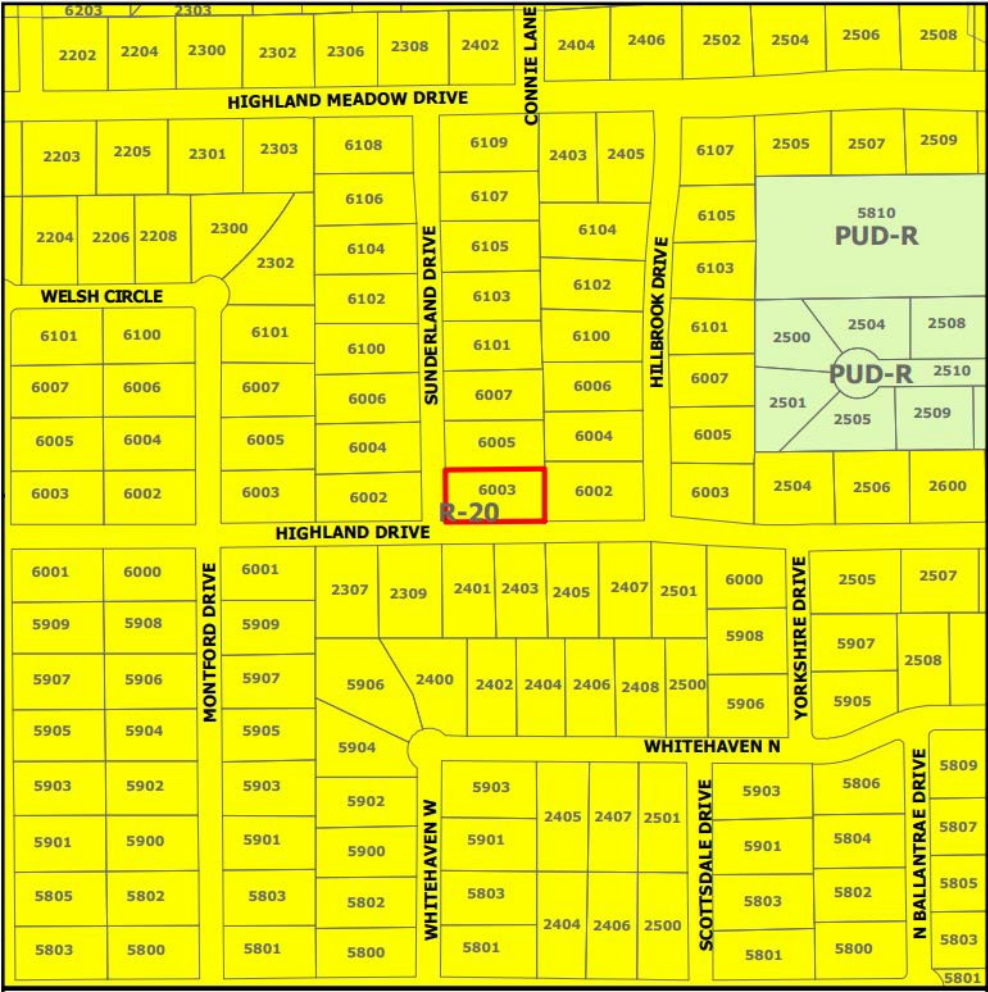
ATTEST:

CITY OF COLLEYVILLE

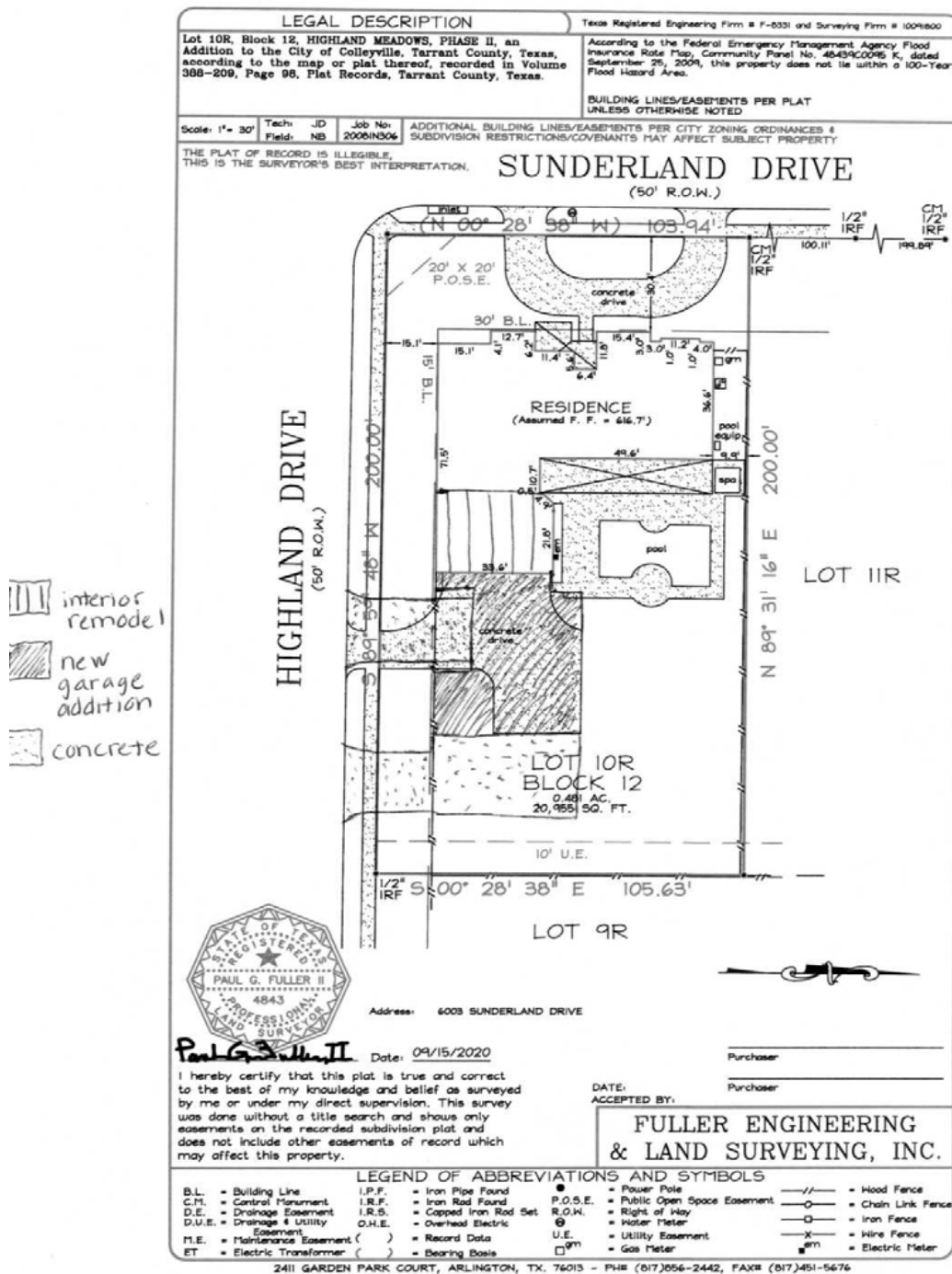
Christine Loven, TRMC
City Secretary

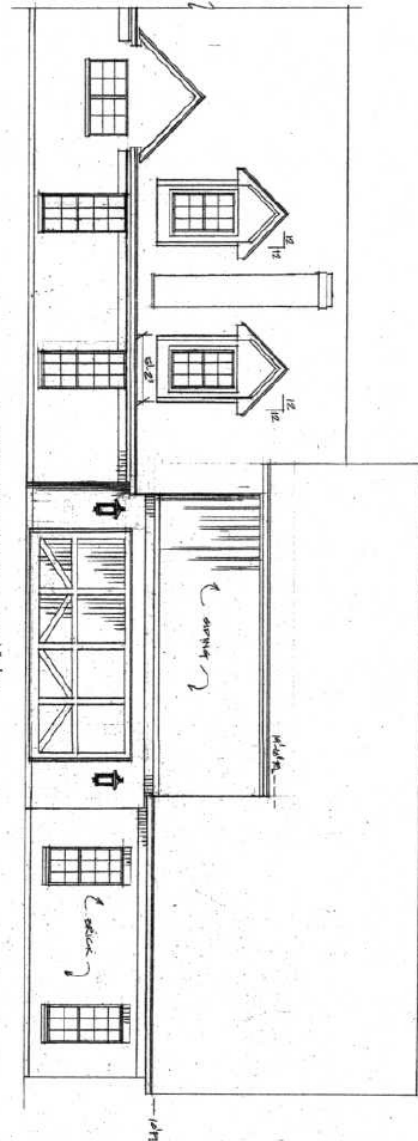
Richard Newton
Mayor

Attachment "A"

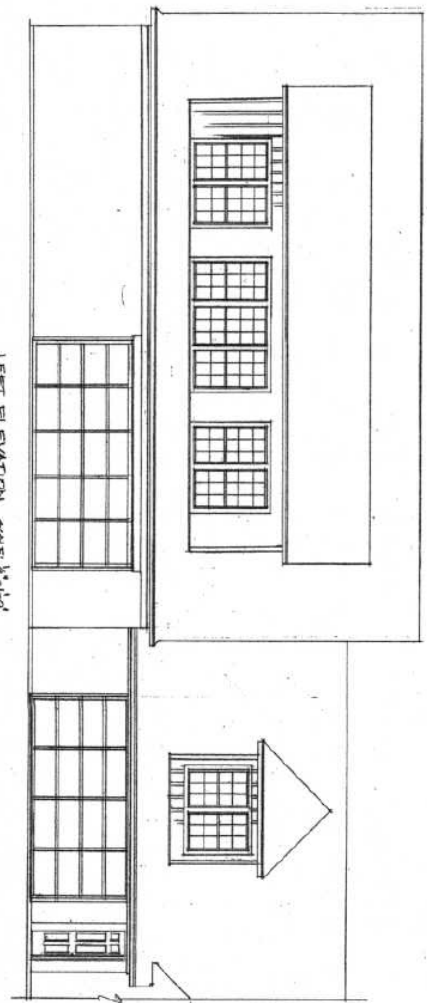


Attachment "B"

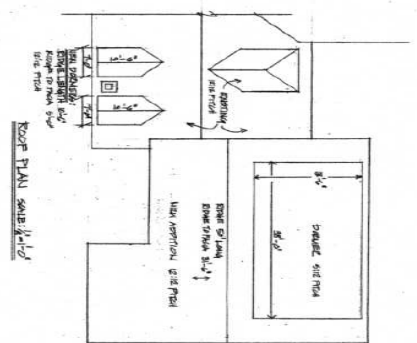
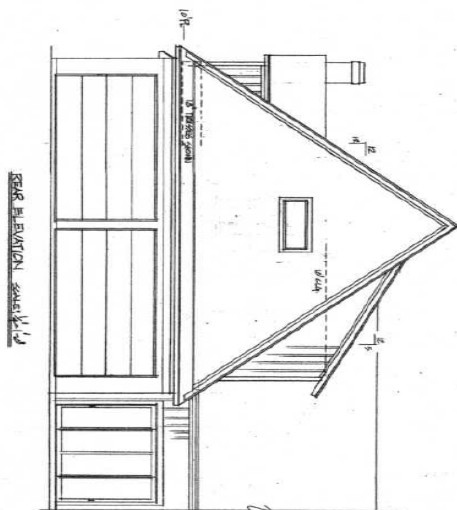




RIGHT ELEVATION scale 3/4"=1'-0"



LEFT ELEVATION scale 3/4"=1'-0"





City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 7b

Agenda Date 1/18/2022

Number Resolution R-22-4692

Type Resolution

Department City Secretary

Title

Approval of a resolution calling a General Election for the purpose of electing a Mayor and City Councilmembers to Place 1 and Place 2 and authorizing a joint election agreement and contract for election services with Tarrant County Elections Administration

Strategic Plan

1.4 Communicate thoroughly and strategically

Explanation

Reading and Public Hearing

This item provides for the election order calling a General Election for May 7, 2022, for the purpose of electing a Mayor and City Councilmembers to Place 1 and Place 2.

The City contracts with Tarrant County Elections Administration for election services, which provides for citizens to vote at any early voting and election day location in Tarrant County.

The attached proposed resolution provides the dates, times, and locations for voting in the General Election and authorizes the joint election agreement with Tarrant County Elections Administration.

Financial Impact

Funds for the 2022 General Election are allocated in the FY2022 City Secretary's Office budget.

Recommendation

Approve

Attachments

1. Resolution R-22-4692

RESOLUTION R-22-4692

CALLING A GENERAL ELECTION FOR MAY 7, 2022, FOR THE PURPOSE OF ELECTING A MAYOR AND CITY COUNCILMEMBERS TO PLACE 1 AND PLACE 2 AND AUTHORIZING A JOINT ELECTION AGREEMENT AND CONTRACT FOR ELECTION SERVICES WITH TARRANT COUNTY ELECTIONS ADMINISTRATION; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville, Texas, desires to conduct a General Election as set forth by the City of Colleyville Charter and Texas Election Code, Section 41.001, to be held on Saturday, May 7, 2022, at which time the voters will elect a Mayor and City Councilmembers to Place 1 and Place 2, including the conduct of early voting.

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

- Sec. 1. THAT a General Election, including any necessary run-off election(s), is hereby called to elect a Mayor and City Councilmembers to Place 1 and Place 2, to serve until their successors are duly elected and qualified. The General Election shall be held at Colleyville Public Library, 110 Main Street, Second Floor, Colleyville, Texas, on Saturday, May 7, 2022, from 7:00 a.m. to 7:00 p.m.
- Sec. 2. THAT the Mayor, or his designee, is authorized to negotiate and execute an agreement with the Tarrant County Elections Administration to administer the election (the "Election Agreement") in conformance with the Texas Elections Code and City Charter.
- Sec. 3. THAT qualified persons for City Council may file as candidates by filing applications in the Office of the City Secretary, 100 Main Street, Colleyville, Texas, Wednesday, January 19, 2022 through Friday, February 18, 2022, Monday through Friday, from 9:00 a.m. to 4:00 p.m.
- Sec. 4. THAT Heider Garcia, Elections Administrator, or his successor, 2700 Premier Street, Fort Worth, Texas 76111, is hereby appointed as Early Voting Clerk and may appoint additional deputy early voting clerks, as necessary, to properly conduct the election. Applications for ballot by mail must be received

by mail no later than the close of business on Wednesday, April 20, 2022 (Mailing address: Tarrant County Elections, Early Voting Clerk, or his successor, P.O. Box 961011, Fort Worth, Texas, 76161-0011).

- Sec. 5. THAT Early Voting shall be conducted at the locations and times set forth in Exhibit A attached hereto; and in conformance the Election Agreement.
- Sec. 6. THAT this resolution shall take effect immediately upon passage.

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _ AYES, _ NAYS, ON THIS THE 18TH DAY OF JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

EXHIBIT A
Resolution R-22-4692
Calling the May 7, 2022 General Election

Early Voting Location Information

Early voting shall be conducted at the following locations:

Tarrant County's Main Early Voting location:

Tarrant County Elections Center
2700 Premier Street
Fort Worth, Texas 76111

Colleyville Public Library
110 Main Street, 2nd Floor
Colleyville, Texas 76034

and all such branch offices for early voting by personal appearance as may be established in the Election Agreement with Tarrant County

Early Voting Times

Early voting shall begin on Monday, April 25, 2022, and shall end Tuesday, May 3, 2022, and the dates and times shall be as set forth below:

April 25 – 29	Monday – Friday	8:00 a.m. - 5:00 p.m.
April 30	Saturday	7:00 a.m. - 7:00 p.m.
May 1	Sunday	11:00 a.m. - 4:00 p.m.
May 2-3	Monday – Tuesday	7:00 a.m. - 7:00 p.m.



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
Colleyville, Texas 76034
www.colleyville.com

Agenda Number 9

Agenda Date 1/18/2022

Type Report

Department City Secretary

Title

Planning and Zoning Commission Minutes - December 13, 2021

Attachments

1. Planning and Zoning Commission Minutes - December 13, 2021



City of Colleyville Planning and Zoning Commission Minutes

City Hall
100 Main Street
Colleyville, Texas 76034
817. 503.1000
www.colleyville.com

Monday, December 13, 2021

Executive Conference Room

CALL MEETING TO ORDER

The City of Colleyville Planning and Zoning Commission Meeting was called to order by Chair Bevill on December 13, 2021, at 6:19 p.m.

Roll Call

Present: David Groves, Lawrence Williamson, Sayeda Syed, Tim Raine, and Claudia Bevill

Absent: George Bond

Staff Present: Ben Bryner, Jacquelyn Reyff, Robert McKeown, and Dakari Hill

Also Present: Attorney, Nicole Corr

There was general discussion amongst Staff and the Commission regarding items to be presented this evening at the regular meeting.

Chair Bevill adjourned the Planning and Zoning Commission Meeting at 6:47 p.m.

CALL MEETING TO ORDER CITY COUNCIL CHAMBERS

The City of Colleyville Planning and Zoning Commission Meeting was called to order by Chair Bevill on December 13, 2021, at 7:00 p.m.

Roll Call

Present: David Groves, Lawrence Williamson, Sayeda Syed, Tim Raine, and Claudia Bevill

Absent: George Bond

Staff Present: Ben Bryner, Jacquelyn Reyff, Robert McKeown, and Dakari Hill

Also Present: Attorney, Nicole Corr

1. APPROVAL OF MINUTES

- 1a** Planning and Zoning Commission Meeting Minutes – November 8, 2021
Planning and Zoning Commission Worksession Minutes – November 22, 2021

Commissioner Williamson made a motion to approve the November 8, 2021 Planning and Zoning Commission Meeting Minutes and the November 22, 2021 Planning and Zoning Commission Worksession Minutes.

Commissioner Groves seconded the motion

The motion was carried by the following vote:

Aye: 5 – Groves, Williamson, Syed, Raine, and Bevill

Nay: 0

2. PUBLIC HEARING AGENDA ITEMS

- 2a** Consideration of a Replat with a Plat Waiver for Lot Area, Lot Width, and Side Yard Setback for Lot 1, Block 1, Panno Brothers Addition, being Lot 7C, 7D1, and 7D1B, Block 1, Pleasant Oaks Estates Addition, located at 808 Beverly Drive, Case PC21-017

Jacquelyn Reyff presented the item and briefed the Commission.

The applicant, Ryan Panno, 809 Shelton Drive, Colleyville, TX, came forward and briefed the Commission.

The public hearing was open at 7:10 p.m.

With no one wishing to speak, the public hearing was closed at 7:11 p.m.

Mr. Panno came forward and answered questions of the Commission regarding the disparity in lot area for R-40 Single Family Residential zoning, surrounding similar properties, and issues with rezoning to R-30 Single Family Residential.

Commissioner Raine made a motion to approve Case PC21-017. Commissioner Groves seconded the motion.

The motion was carried by the following vote:

Aye: 5 –Groves, Williamson, Syed, Raine, and Bevill

Nay: 0

- 2b** Consideration of a Special Use Permit for a Residential Carport on Lot 31, Block 1, Wescoat Place Addition, located at 5916 LD Lockett Road, Case ZC21-029

Jacquelyn Reyff presented the item and briefed the Commission.

The applicant, Corey Van Trease, 479 Porter Road, Bartonville, TX came forward and briefed the Commission.

The public hearing was open at 7:41 p.m.

With no one wishing to speak, the public hearing was closed at 7:41 p.m.

Mr. Van Trease came forward and answered questions of the Commission regarding the carport's location in relation to the property line, drainage hardships remedied by the carport, and the carport's potential impact on the property's easements.

Staff answered questions of the Commission regarding the carport's location in relation to the property line and approval of the request with the contingency that the carport meets the required five foot setback.

Commissioner Syed made a motion to approve Case ZC21-029 with the contingency that the carport complies with the five foot setback specified by the Land Development Code.
Commissioner Raine seconded the motion.

The motion was carried by the following vote:

Aye: 5 – Groves, Williamson, Syed, Raine, and Bevill
Nay: 0

- 2c** Consideration of a Special Use Permit for a Massage Therapy use on a portion of Lot 18, Village at Colleyville Condos, located at 97 Village Lane, Suite 100, Case ZC21-030

Commissioner Syed made a motion to tale Case ZC21-030.
Commissioner Groves seconded the motion.

The motion was carried by the following vote:

Aye: 6 – Groves, Syed, Raine, Koch, Bevill, and Bond
Nay: 0

- 2d** Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Lot 1, Block 1, Howard Place Addition, located at 6113 Bransford Road, Case ZC21-031

Jacquelyn Reyff presented the item and briefed the Commission.

An associate of the applicant, Mark Assaad, 5000 Thompson Terrace, Colleyville, TX, came forward and briefed the Commission.

The public hearing was open at 7:55 p.m.

With no one wishing to speak, the public hearing was closed at 7:55 p.m.

**Commissioner Raine made a motion to approve Case ZC21-031.
Commissioner Syed seconded the motion.**

The motion was carried by the following vote:

**Aye: 5 – Groves, Williamson, Syed, Raine, and Bevill
Nay: 0**

- 2e** Consideration of a Special Use Permit for an accessory building to be closer than permitted on Lot 6, Block 1, The Overlook at Big Bear Creek, located at 405 Forest Meadow Drive, Case ZC21-032

Jacquelyn Reyff presented the item and briefed the Commission.

The applicants, Paul and Kathleen Socket, 405 Forest Meadow Drive, Colleyville, TX, came forward and briefed the Commission.

Mr. and Mrs. Socket answered questions of the Commission regarding communication issues with the contractor of the project, the possibility of altering the roof line of the structure to meet regulations, and communication between themselves and the owners of the neighboring property.

Commissioner Groves made a comment regarding sticking with precedent on cases similar to this one.

Staff made a comment regarding the Special Use Permit being unnecessary if the structure was brought into compliance with the Land Development Code.

The public hearing was open at 8:17 p.m.

With no one wishing to speak, the public hearing was closed at 8:18 p.m.

Commissioner Syed made a motion to table Case ZC21-032. Commissioner Williamson seconded the motion.

The motion was carried by the following vote:

Aye: 5 – Groves, Williamson, Syed, Raine, and Bevill

Nay: 0

2f Consideration of a Special Use Permit for Alcoholic Beverage Sales for On-Premise Consumption on a portion of Lot 48, Village at Colleyville Condos, located at 16 Village Lane, Suite 150, Case ZC21-033, WITHDRAWN BY APPLICANT

2g Consideration of a zoning change from AG Agricultural to R-40 Single Family Residential zoning district for Tract 1, Abstract 798, Joseph H. Harrell Survey, located at 715 Murphy Road, Case ZC21-034

Jacquelyn Reyff presented the item and briefed the Commission.

An associate of the applicant, Mark Assaad, 5000 Thompson Terrace, Colleyville, TX, came forward and briefed the Commission.

Mr. Assaad answered questions of the Commission regarding the zoning of adjacent properties.

The public hearing was open at 8:22 p.m.

Rob Scalabrino, 28 Village Lane, Colleyville, TX came forward and spoke in support of the case. Mr. Scalabrino expressed that he purchased the property in order to build his family's home.

Mary Weddle, 6724 Zermatt Court, Colleyville, TX came forward and spoke in opposition of this case. Mrs. Weddle expressed concerns off the removal of fencing potentially raising privacy issues for her residence.

With no one wishing to speak, the public hearing was closed at 8:25 p.m.

Mr. Assaad came forward and answered questions of the Commission regarding the location of the fencing.

Commissioner Bevill made a comment regarding the fencing concerns being addressed at a later time.

Commissioner Syed made a motion to approve Case ZC21-034. Commissioner Groves seconded the motion.

The motion was carried by the following vote:

**Aye: 5 – Groves, Williamson, Syed, Raine, and Bevill
Nay: 0**

5. CITIZEN COMMENTS

With no one wishing to speak, the public hearing was closed at 8:28 p.m.

6. AJOURNMENT

The meeting adjourned at 8:28 p.m.

The minutes were written and prepared by:



Dakari Hill
Planning Technician

The meeting minutes were approved on January 10, 2022 by a vote of 5-0.

RESOLUTION R-22-4693

**A RESOLUTION APPROVING CITY COUNCIL ACTION
UNDER BUSINESS AT THE REGULAR CITY COUNCIL MEETING OF
JANUARY 18, 2022**

WHEREAS, City Council has taken action on certain items on the agenda under Business.

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

Sec. 1. THAT

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _ AYES, _ NAYS ON THIS THE 18TH DAY OF
JANUARY 2022.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Chuck Kelley	_____
Place 6, Callie Rigney	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor