



City of Colleyville City Council Agenda

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

Tuesday, April 21, 2015

Council Chambers

**PRE COUNCIL MEETING
EXECUTIVE SESSION
5:30 P.M.
EXECUTIVE CONFERENCE ROOM
THIRD FLOOR**

CALL TO ORDER

PC-1 Discussion of the Glade Road Initiative

PC-2 Consideration of a resolution prohibiting the use of eminent domain for sidewalk or trail projects

PC-3 Overview of community gardens

PC-4 Discussion of the April 21, 2015, 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 public hearing or action items on the agenda

Section 551.071 - Legal - Consultation with attorney relative to Heritage Avenue right-of-way (access)

Section 551.071 - Legal - Consultation with attorney on contemplated litigation (Camden Lock LLC)

Section 551.071 - Legal - Consultation with attorney regarding litigation - Billy McCullough v. City of Colleyville

Section 551.071 - Legal - Consultation with attorney regarding litigation - Michael S. Newman v. City of Colleyville and City of Keller

Section 551.072 - Real Estate - Deliberate the purchase, exchange, lease,

or value of real property for City facilities

Section 551.074 - Personnel - Deliberate the appointment, employment, evaluation, and duties of the city manager

Section 551.087 – Economic Development - Discuss or deliberate regarding commercial or financial information that the City has received from business prospects that 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

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

INVOCATION: Pastor Dale Molden, First Baptist Church Colleyville

PLEDGE OF ALLEGIANCE: City Attorney Matthew Boyle

2. EXECUTIVE SESSION READING AND PUBLIC HEARING: CONSIDER AND TAKE ANY ACTION(S) NECESSARY RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION - Resolution R-15-3865

3. ANNOUNCEMENTS, PROCLAMATIONS, AND PRESENTATIONS

Announcements of civic and charitable events

Presentation of calendar events and updates

Announcements of awards and recognition

In recognition of Colleyville's featured business - Starbucks - Alexa Sims, Store Manager, and John Nordberg, Shift Supervisor, 5510 Colleyville Boulevard - Mayor David Kelly and Economic Development Director Marty Wieder

Proclamation in recognition of Arbor Day in Colleyville, April 24, 2015; and in recognition of Colleyville being named a Tree City USA in 2014 - Mayor David Kelly and Parks Manager James Hubbard

4. CONSENT: READING AND PUBLIC HEARING- Resolution R-15-3866

4a Approval of the minutes of the regular City Council meeting of April 7, 2015

5. RESOLUTION(S): READING AND PUBLIC HEARING**5a Resolution R-15-3867**

Approval of an amendment to the Parks and Trails Master Plan to remove Trail 27, Trail 28, and Trail 29

5b Resolution R-15-3868

Consideration of a final plat on 31.301 acres of Abstract 441 of the Jesse Doss Survey, located at 2800 Heritage Avenue, Creekside Phase Five of the Creekside at Colleyville Addition, Case PC15-003

6. CITIZEN COMMENTS/PRESENTATIONS REGARDING ITEMS NOT ON THE AGENDA**7. REPORTS**

Zoning Board of Adjustment Meeting Minutes - February 24, 2015

Monthly Financial Report – March

8. ACTION/RESOLUTION: DISCUSSION AND CONSIDERATION OF A RESOLUTION RATIFYING COUNCIL AGENDA ACTION FOR APRIL 21, 2015 - READING AND PUBLIC HEARING - RESOLUTION R-15-3869**9. ADJOURNMENT**

I hereby certify this agenda was posted on City Hall bulletin boards Friday, April 17, 2015 by 5:00 p.m.

Amy Shelley, TRMC
City Secretary

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
100 Main Street
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Agenda Number PC-1

Agenda Date 04/21/2015

Type Pre Council

Department City Attorney

Title

Discussion of the Glade Road Initiative

Strategy Map Connection

C1- Provide attractive and unique spaces for enjoyment of personal interests and community interaction

C4- Provide mobility enhancements that complement neighborhoods

Explanation

At the April 7, 2015 City Council meeting, the City Council requested this item be placed on this agenda for discussion.

Attachments

1. Glade Road Ballot Proposition CAO Opinion 4 2 15

MEMO

CONFIDENTIAL
Attorney Client Privileged/Work Product

Via Email

DATE: April 2, 2015
TO: Mayor David Kelly and the City Council
FROM: Matthew Boyle, City Attorney MLB
RE: Ballot Proposition- Initiative

We have been asked to provide an opinion as to a series of questions which have been raised regarding the pending Initiative Proposition regarding Glade Road. The range of improvements that have been discussed for Glade Road all involve the potential expenditure of millions of Colleyville tax dollars ranging from as low as \$5 million to as much as \$20 million. For reference purposes the language of the Proposition is copied below:

“Petition to Protect Glade Road in Colleyville, TX

RESOLUTION TO PROTECT GLADE ROAD IN COLLEYVILLE

WHEREAS, it is necessary to protect the rural feel of the City of Colleyville and the community quality of life and in order to protect mature trees along Glade Road and the property rights of Colleyville Citizens living along Glade Road which was designed to be a residential street;

THEREFORE BE IT RESOLVED that the City of Colleyville may complete the 5 foot sidewalk on the south side of Glade Road but will not add a 10 foot sidewalk or any sidewalk or trail along the north side of Glade Road.

BE IT FURTHER RESOLVED that the City of Colleyville may add left turn lanes and roundabouts deemed necessary by polling of area residents but will not add medians to Glade Road nor widen Glade Road in any other way or fill in bar ditches along the sections of Glade Road that will result in the potential loss of mature trees and/or potential flooding to homes.” (Emphasis added.)

The Proposition does not include any definitions for any term nor does it prescribe any process (e.g. polling of area residents). The primary limiting factor as to any widening of Glade Road is the prohibition against such activity resulting in the potential loss of mature trees and/or the potential flooding of homes. In order to address the questions below, we researched the definition of the word "potential".

"Potential" – Existing in possibility. *Black's Law Dictionary*.

"Possible" – Capable of existing, happening, being, becoming or coming to pass. *Black's Law Dictionary*.

Based on those definitions, there is no way to rule out the potential loss of mature trees or the flooding of homes as a result of the widening of Glade Road or the filling of bar ditches. Both the loss of mature trees and/or the flooding of homes are capable of happening as a result of such work.

The Proposition's limiting factor as to the addition of left turn lanes and roundabouts is the requirement that such improvements be "deemed necessary by polling of area residents". As noted, there is no prescribed procedure for the required polling. The scope of the area is not defined. The means by which the polling is to take place is not defined. There is no way of knowing whether the required polling can be initiated by the City or whether it must be initiated by the area residents. There is no threshold for approval (e.g. majority of residents in a defined zone vs. majority of residents who respond or vote vs. supermajority vote). Based on the inherent vagueness of the requirement for the polling of area residents, there is no way to know with certainty the means by which to adhere to the Proposition.

Given the lack of clarity within the Proposition as to the threshold for possible loss of mature trees and/or flooding and the obligation as to polling, the Proposition is beyond a certain interpretation. In the absence of a clear and definite interpretation, the merits of undertaking a multi-million dollar project with City tax dollars are questionable.

The following questions were presented by Mr. Bobby Lindamood and Ms. Elizabeth Zeitlin.

1. What was the original intent of the Glade Road project?

The only means by which the Council can competently express its "intent" is through the collective action of the body. However, in September 2011, the City Council requested that staff present recommendations related to the Bluebonnet Drive/Glade Road intersection, which took place on October 5, 2011. Documents related to that presentation are attached.

2. If the Glade Road Proposition is passed, would the language in the petition preclude the Bluebonnet improvements from being implemented?

Yes. Any modifications to this intersection require lowering Glade Road and Bluebonnet Drive and the filling in of bar ditches. There is no way to ensure that there would be no potential loss of mature trees as a result of the filling in of bar ditches.

3. Is any portion of a roundabout considered a median? If the Glade Road Proposition is passed, would the use of the word "median" in the petition preclude the construction of roundabouts at Riverwalk and Bransford?

Yes. By definition, a median is a physical barrier between lanes of traffic moving in opposite directions. Roundabouts include medians along with a widening of the road beyond its existing limits. As such, the Proposition's prohibition against any such work that could lead to the "potential" for the loss of mature trees and/or the potential flooding of homes applies. There is no way to definitively determine that there is no potential for either tree loss or flooding. Based on that standard as written in the proposition, no roundabouts can be built without risking violating the terms of the proposition.

4. Under what circumstances may TIF funding be used to redo Glade Road versus General Fund?

Glade Road is included in the tax increment reinvestment zone, or TIF, and therefore, the City may use funds from that zone to improve Glade Road. However, those funds may not be used for road maintenance activities.

5. Who made the decision on June 30, 2014, to limit the scope of the Glade Road Project to the section from Manning to Bransford?

The City Council did not pass a resolution on June 30, 2014, but there was some discussion of the matter during a work session. Please see City Council webcast and/or minutes from June 30, 2014. On July 17, 2014, the City Council passed Resolution R-14-3766 engaging TranSystems to design the road from Bransford Road to Manning Drive.

6. If the Glade Road Proposition is passed, would the petition put a 5-year moratorium on roadwork?

If the Proposition passes, and in the absence of any subsequent initiative, no road work which would widen Glade Road in any way, including roundabouts, or the filling of bar ditches would be permitted for five years. Section 6.09 of the City Charter provides that no Resolution which has been passed by the voters shall be repealed or amended for a period of five (5) years.

7. Does the city have a ballpark number of trees that would be affected by the Glade Road Project (Heritage to Hurst border, or Manning to Bransford), or a firm number of residences that would have to sell back land to accommodate the 10-foot sidewalks?

No. Without final design, there is not a final estimate of the number of trees that would be affected or the necessary right-of-way for the Glade Road project.

8. What other Colleyville roadways could be improved using TIF funding?

SH 26/Colleyville Blvd., Hall-Johnson Road, Glade Road, Cheek-Sparger Road, as well as a number of local streets are included in the TIF boundaries. A TIF map is attached for reference.

9. Should the Glade Road Proposition pass, how would the phrase “polling of area residents” be interpreted?

The ballot language includes no guidance or clarification on the process for polling of area residents. As such, there is no method to interpret how to comply with that requirement.

10. Has city staff or police department indicated that Glade is an unsafe road?

No.

11. If the petition is passed, would it stop the completion of the 5 foot sidewalk on the south?

In the event the filling in of any bar ditches is required yes.

12. How many properties along Glade will be impacted by eminent domain?

Due to the lack of final design, it is unknown what, if any, additional right-of-way will be required. Without having engaged in the right-of-way acquisition process, it is unknown whether the City Council’s eminent domain authority would need to be utilized. The use of eminent domain for right-of-way acquisition is subject to the direction and approval of the City Council. To date, the Council has not authorized the use of eminent domain for any portion of the Glade Road project.

This item is being posted for Executive Session discussion for this Tuesday evening and we will be prepared to answer any questions.



Traffic Congestion on Glade Road

**Pre Council Meeting
October 5, 2011**

Issue

The three way stop, at the intersection of Glade Road and Bluebonnet Drive, is causing significant traffic backup along Glade Road during the morning and evening rush hours.

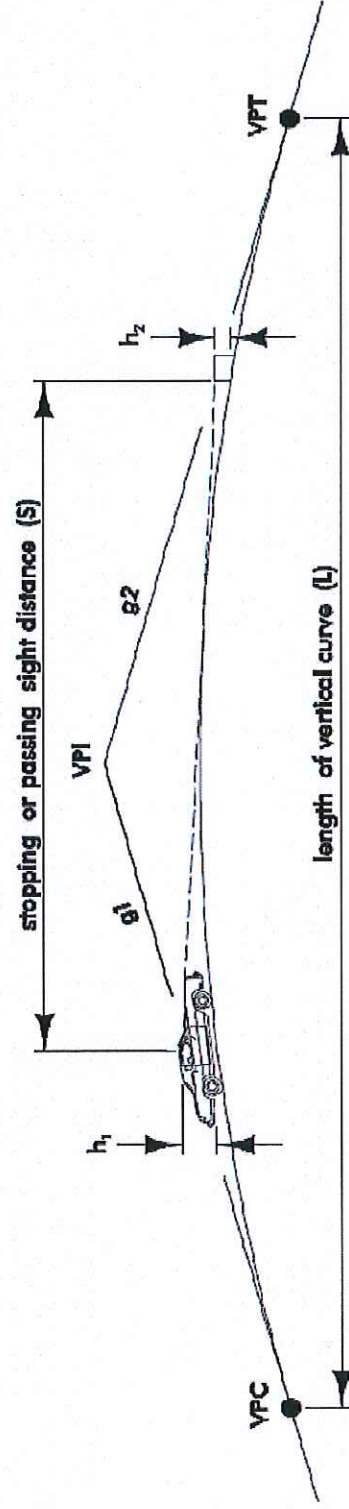
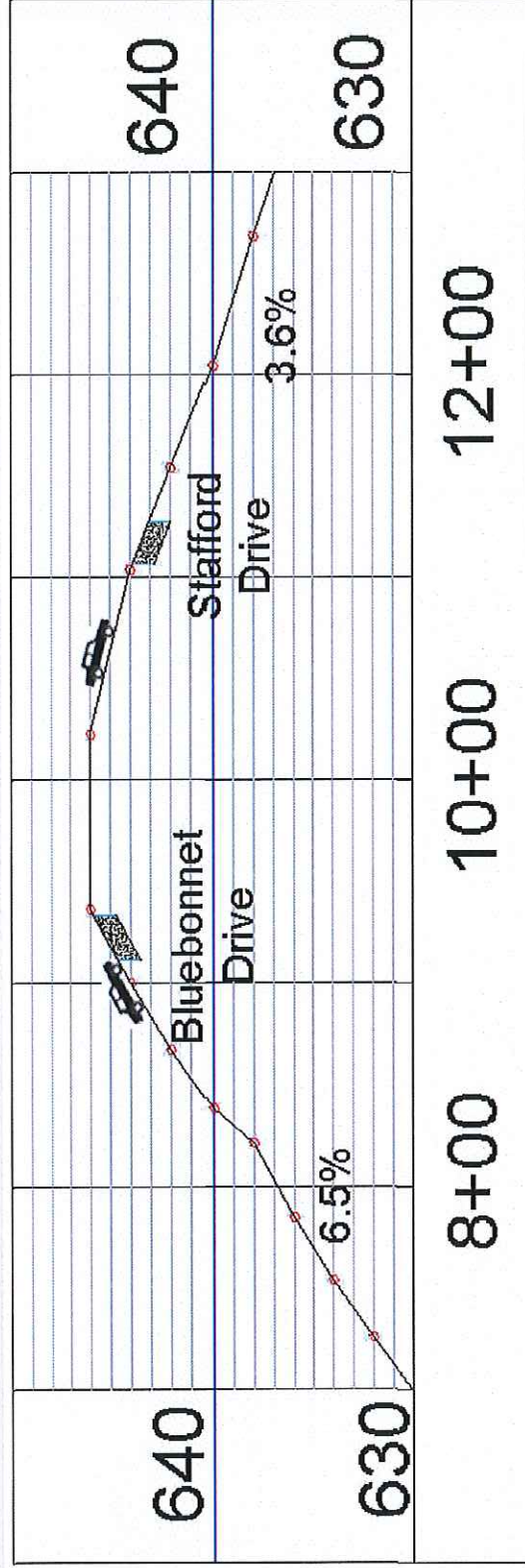
Background

- In the late 1970's, there was an accident that resulted in a fatality at the intersection of Glade Road and Stafford Drive.
- It was determined that the limited sight distance at Bluebonnet Drive and Glade Road was a significant factor in the accident.
- At that time, a stop sign was located at Bluebonnet Drive and stop signs were added along Glade Road.
- In 2011, a traffic study was completed by Freese and Nichols to identify potential measures that could reduce congestion during peak traffic times.

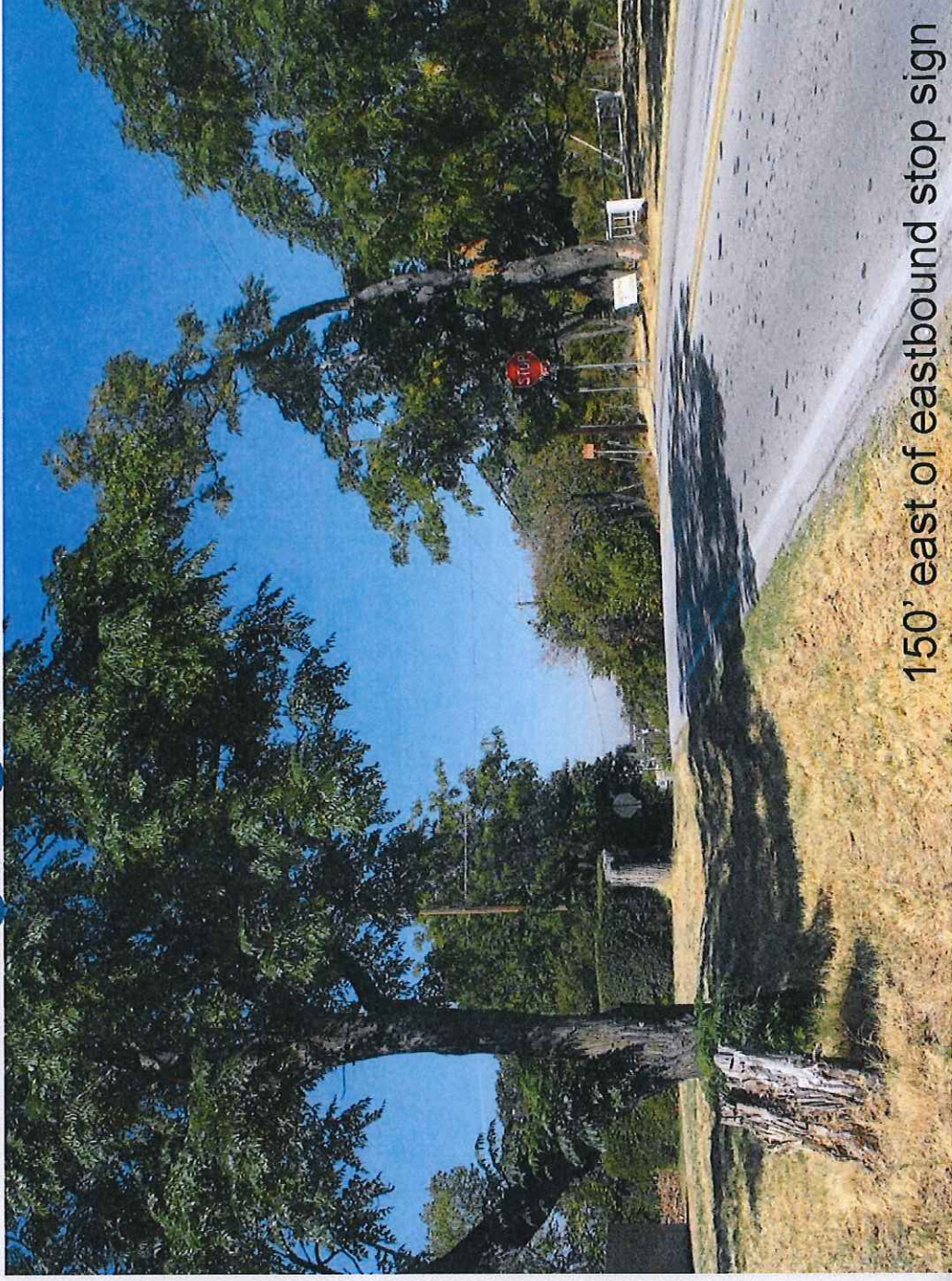
Review of the Freese & Nichols Memorandum

- The traffic study concluded that it was necessary to remove the stop signs on Glade Road to reduce the congestion.
- If the stop signs are removed, the road will have to be lowered at Glade Road and Bluebonnet Drive. Otherwise, the sight distance would not meet accepted design standards.
- The scope of the Intersection Study was limited to the Glade Road and Bluebonnet Drive intersection and did not take into consideration the existing Glade Road and Stafford Drive intersection.

Existing Sight Distance Issues



Existing Sight Distance Issues



150' east of eastbound stop sign

Existing Sight Distance Issues



150' east of eastbound stop sign

Alternatives Considered

(in ascending order of expected cost)

- Removal of the stop signs along Glade Road
- Construct cul-de-sacs at the south end of Bluebonnet Drive and the north end of Stafford Drive, eliminating the connections to Glade Road
- Construct a round-about at Bluebonnet Drive and Glade Road
- Construct a cul-de-sac at the south end of Bluebonnet Drive and a round-about at Glade Road and Riverwalk Drive
- Station a police officer to direct traffic at Glade Road and Bluebonnet Drive during morning and evening rush hours

Analysis of Alternatives



Removal of Stop Signs on Glade Rd

Pros

- Least costly option
- Allows Glade Road traffic to move without stopping
- Will greatly reduce the congestion in this area

Cons

- Requires Glade Road to be lowered
- Impacts access to property on south side of Glade Road at Bluebonnet Drive

Eliminate access to Bluebonnet Drive and Stafford Drive from Glade Road by constructing cul-de-sacs

Pros

- Allows Glade Road traffic to move freely
- Will greatly reduce the congestion in this area

Cons

- Eliminates access to Glade Road from Bluebonnet Drive and Stafford Drive
- Increases traffic on other streets, particularly Cherry Lane, Rose Street and Manning Drive
- Will require right-of-way acquisition
- Requires Glade Road to be lowered
- Impacts access to property on south side of Glade Road

Eliminate access to Bluebonnet Drive and Stafford Drive from Glade Road by constructing cul-de-sacs



Construct a Round-about at Bluebonnet Drive and Glade Road

Pros

- Reduces congestion on Glade Road
- Does not eliminate access to Glade Road from Bluebonnet Drive and Stafford Drive

Cons

- Very expensive
- Will require extensive right-of-way acquisition, including purchase of the house on the south side of Glade Road
- Requires Glade Road to be lowered

Round-about at Bluebonnet Drive and Glade Road



Cul-de-sac at Bluebonnet Drive and Construct Round-about at Riverwalk Drive and Glade Road

Pros

- Reduces congestion on Glade Road with the removal of the stop signs

Cons

- Significant expense
- Eliminates access from Bluebonnet Drive to Glade Road
- Increased traffic on other streets
- Requires Glade Road to be lowered

Police Officer to direct traffic at A.M. and P.M. peak traffic times

Pros

- Improves traffic flow on Glade Road

Cons

- Temporary solution
- Places Officer in high risk environment
- Requires an Officer to be on-site for several hours a day
- Probable overtime expenses (up to 6hrs/day)

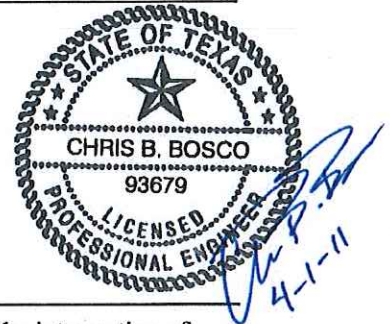
Questions and Discussion





MEMORANDUM

TO: Jeremy Hutt, P.E.
FROM: Chris Bosco, P.E.
SUBJECT: Intersection Study at Glade Road and Bluebonnet Drive
DATE: April 1, 2011



It is our understanding that there have been citizen complaints related to the delay at the intersection of Glade Road and Bluebonnet Drive. Therefore the City of Colleyville would like to study that intersection to evaluate options to improve the intersection operation.

The intersection of Bluebonnet Drive and Glade Road is currently a multi-stop T-intersection with Bluebonnet Drive being the minor roadway and Glade Road being the major roadway. Refer to **Figure 1** for the project location map.

Figure 1: Project Location Map



The first step in our analysis, we will be to evaluate traffic signal warrant to determine if this location

would warrant a traffic signal controlled intersection. If a traffic signal is not warranted then we will evaluate signing and geometric improvements to the intersection.

Option 1 – Traffic Signal

The Texas Manual on Uniform Traffic Control Devices (TMUTCD) is the governing manual for warranting a traffic signal controlled intersection. In accordance with the TMUTCD the following warrants should be considered in the engineering study for a traffic signal installation:

Warrant 1 – It is intended that Warrant 1 be treated as a single warrant. If Condition A is satisfied, then the criteria for Warrant 1 is satisfied and Condition B and the combination of Conditions A and B are not needed. Similarly, if Condition B is satisfied, then the criteria for Warrant 1 is satisfied and the combination of Conditions A and B is not needed. If neither of these conditions can be met on their own, then it is permissible to combine Conditions A and B.

Condition A: The vehicular volume of the major street and the vehicular volume of the minor street for any 8 hour period of an average day averages 500 vehicles per hour and 150 vehicles per hour respectively or 750 vehicles per hour and 75 vehicles per hour respectively. **Condition B:** The vehicular volume of the major street and the vehicular volume of the minor street for any 8 hour period of an average day averages 400 vehicles per hour and 120 vehicles per hour respectively or 600 vehicles per hour and 60 vehicles per hour respectively.

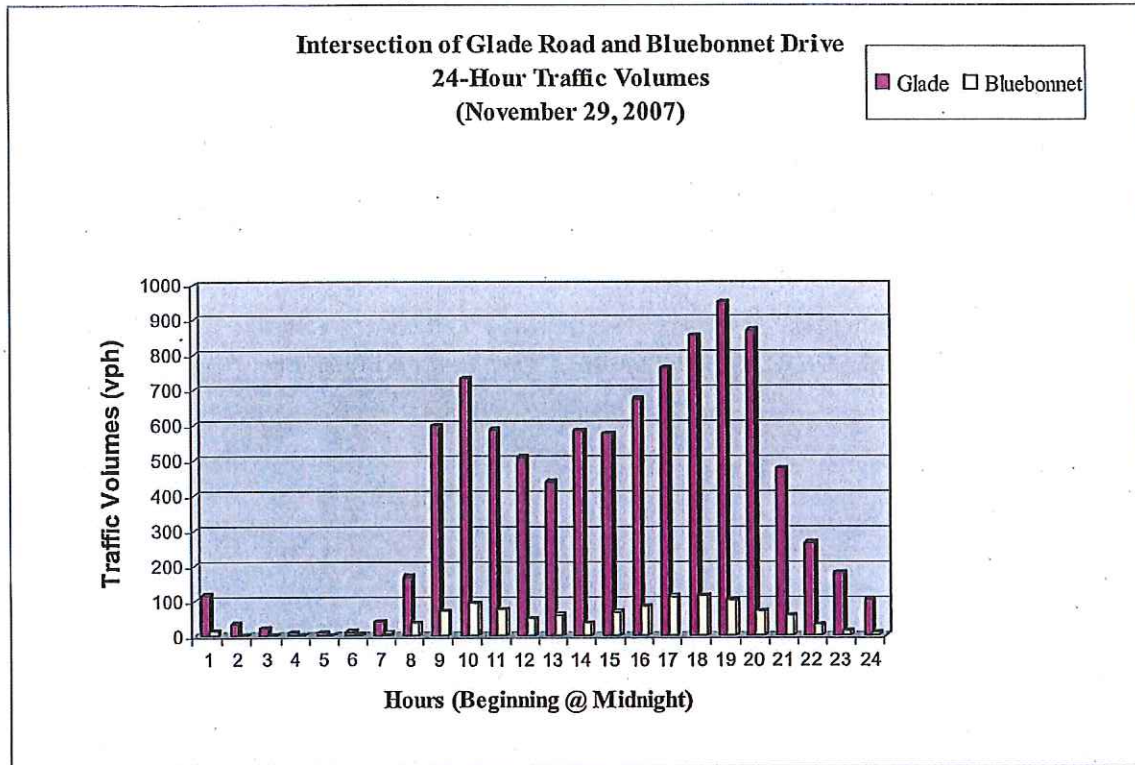
Warrant 2 – The vehicular volume of the major street and the vehicular volume of the minor street for any 4 hour period of an average day averages 1100 vehicles per hour and 80 vehicles per hour respectively.

Warrant 3 – Warrant 6 and Warrant 8 – N/A

Warrant 7 – If all three of the following criteria are met, then this warrant applies. (1) Adequate trial of alternatives with satisfactory observance and enforcement has failed to reduce the crash frequency. (2) Five or more reported crashes, of types susceptible to correction by a traffic control signal, have occurred within a 12-month period. (3) In this case, if Warrant 2 is met.

The City of Colleyville collected 24-hour traffic counts at this intersection on Thursday, November 29th, 2007. Refer to **Figure 2** for the results of the traffic counts.

Figure 2: 24-hour Traffic Volumes



This traffic count data indicates that the intersection of Bluebonnet Drive and Glade Road does not warrant a traffic signal controlled intersection based on the traffic volumes.

Option 2 – Multi-way Stop

Currently the Glade Road / Bluebonnet Drive intersection is a multi-way stop. The Texas Manual on Uniform Traffic Control Devices (TMUTCD) is also the governing manual for warranting a multi-way stop controlled intersection. In accordance with the TMUTCD the following criteria should be considered in the engineering study for a multi-way stop installation:

- A. If the intersection warrants a traffic control signal then the multi-way stop may be used as an interim measure.
- B. If there are five or more reported crashes in a 12-month period that are susceptible to correction by a multi-way stop. (i.e. right and left turn collisions)
- C. (1) If the vehicular volume entering the intersection from the major street approaches averages at least 300 vehicles per hour for any 8 hour period. (2) If the combined vehicular, pedestrian and bicycle volume entering the intersection from the minor street approaches averages at least 200 units per hour for the same 8 hour period. (3) If the 85th-percentile approach speed of the major street traffic exceeds 40 mph, the minimum vehicular volume warrants are 70% of the above values.

The only criterion met at this intersection is C-1. All of A, B or C would have to be met, or 80% of B, C-1

and C-2 would have to be met in order for this intersection to warrant a multi-way stop. However, based on our site investigation, the stop sign does improve the safety of the intersection because of the minimal sight distance that exists.

Option 3 – One-way Stop

We also evaluated the intersection as one way stop, with only Bluebonnet Drive stopping, but not Glade Road. The primary concerns with this approach are the horizontal and vertical intersection sight distances for all approaches. Refer to **Figure 3** and **Figure 4** for photographs of Glade Road and **Figure 5 – Figure 7** for a plan view aerial and photographs of the sight distances at Bluebonnet Drive.

Figure 3: On Glade Road Looking West Toward Bluebonnet Drive



Figure 4: On Glade Road Looking East Toward Bluebonnet Drive



Figure 5: Sight Distances for the Intersection of Glade Road and Bluebonnet Drive



Figure 6: On Bluebonnet Drive Looking West Down Glade Road (SD = 200')



Figure 7: On Bluebonnet Drive Looking East Down Glade Road (SD = 300')



The AASHTO Policy on Geometric Design of Highways and Streets provides minimum geometric design criteria for intersection site distance. Refer to **Table 1** for the minimum required site distance for a stopped passenger car on the minor approach. Please note that the “stopping sight distance” column is for a stop controlled intersection and the “intersection sight distance” column is for an intersection that is not controlled.

Table 1: Intersection Sight Distance for a Stopped Passenger Car

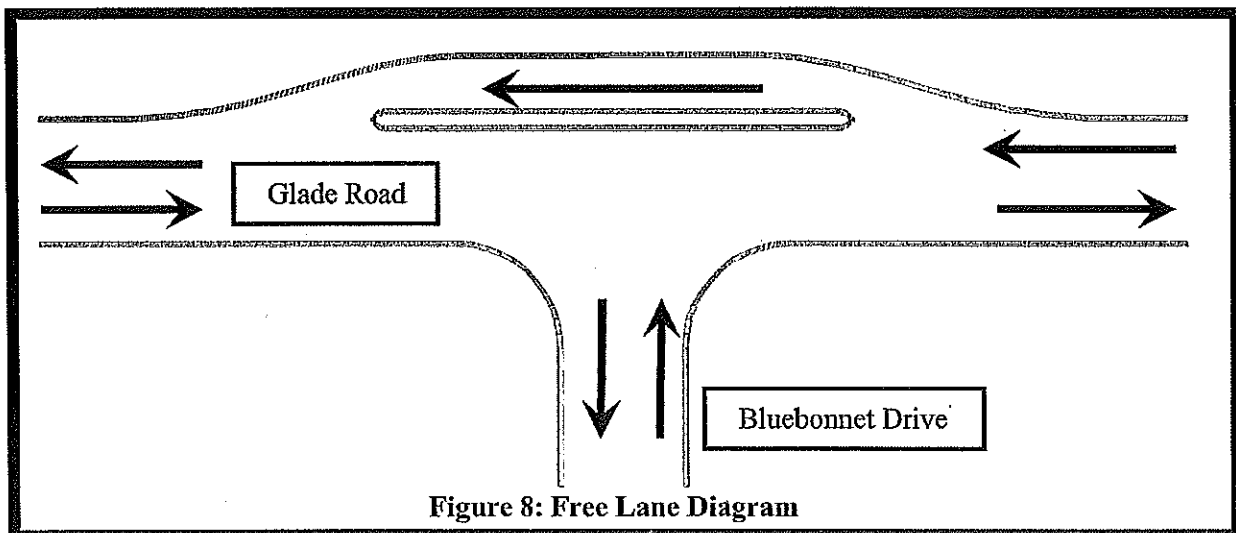
Design Speed (mph)	Stopping Sight Distance (ft)	Intersection Sight Distance (ft)
15	80	170
20	115	225
25	155	280
30	200	335
35	250	390
40	305	445
45	360	500

**AASHTO “A Policy on Geometric Design of Highways and Streets 2001”, page 665*

Based on the sight distance measured in the field as compared to the minimum criteria presented in **Table 1**, the intersection warrants at least a one-way stop for the minor approach. However, changing this intersection from a multi-way stop to a one-way stop could be detrimental to the safety of the intersection. In order to make this change, the vertical curve in the roadway would need to be modified to provide the necessary site distance for the intersection.

Option 3 – Free Lane (continuous eastbound through lane)

The next option to consider would be a free lane. This lane would be separated by a narrow median island. It would be an eastbound lane only. This lane would not have to stop at the intersection; however, the westbound lane on Glade Road would still be controlled by a stop sign. See **Figure 8** for a diagram of the free lane option.



Option 4 – Modern Roundabout

The construction of a modern roundabout at this location would reduce the delay through the intersection while maintain the intersection safety. A modern roundabout would require additional right-of-way and would also require some modifications to the profile of the approach roadways to design the roundabout.

Summary and Recommendations

As discussed above this intersection does not warrant a traffic signal based on traffic volumes. There are two potential geometric options that would improve the operation and safety of the intersection. The best alternative would be to reconstruct the intersection as a modern roundabout. If the necessary right-of-way cannot be acquired for a roundabout, then the next alternative would be to reconstruct the roadways at this intersection in addition to removing the trees in the northwest corner of the intersection. The road would need to be lowered in order to lessen the grade change and the trees would need to be removed to allow for a greater site distance. If the significant grade change that occurs there could be corrected and the trees could be removed, then the sight distance can easily be increased to at least 500' in both directions. This would provide the necessary site distance for the intersection to function safely as a one-way stop for Bluebonnet Drive.



City of Colleyville

Agenda Briefing

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File Number: **File Type:** Pre Council **Status:** Pre Council
Version: 1 **Agenda Date:** 10/05/2011 **Controlling Body:** City Council
Requester: Engineering **Agenda No.:** PC-2 **Final Action:**
 Department
File Name: Discussion of traffic congestion on Glade Road near the intersection of Bluebonnet Drive
Attachments: Intersection Study of Glade and Bluebonnet Drive • Traffic Congestion on Glade Road
 presentation

History of Legislative File

Version:	Date:	Acting Body:	Action Text:
1	10/05/2011	City Council	

Title

Discussion of traffic congestion on Glade Road near the intersection of Bluebonnet Drive

Explanation

This item allows an opportunity for the City Council to discuss the traffic congestion along Glade Road near the intersection of Bluebonnet Drive. Staff will lead the dialogue with a presentation to discuss the existing conditions and possible remedies to the congestion issue. This item is being brought to City Councils attention as a result of multiple inquiries and comments about the congestion along Glade Road.



MEMORANDUM

TO: Jeremy Hutt, P.E.
FROM: Chris Bosco, P.E.
SUBJECT: Intersection Study at Glade Road and Bluebonnet Drive
DATE: April 1, 2011



It is our understanding that there have been citizen complaints related to the delay at the intersection of Glade Road and Bluebonnet Drive. Therefore the City of Colleyville would like to study that intersection to evaluate options to improve the intersection operation.

The intersection of Bluebonnet Drive and Glade Road is currently a multi-stop T-intersection with Bluebonnet Drive being the minor roadway and Glade Road being the major roadway. Refer to Figure 1 for the project location map.

Figure 1: Project Location Map



The first step in our analysis, we will be to evaluate traffic signal warrant to determine if this location

would warrant a traffic signal controlled intersection. If a traffic signal is not warranted then we will evaluate signing and geometric improvements to the intersection.

Option 1 – Traffic Signal

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Warrant 1 – It is intended that Warrant 1 be treated as a single warrant. If Condition A is satisfied, then the criteria for Warrant 1 is satisfied and Condition B and the combination of Conditions A and B are not needed. Similarly, if Condition B is satisfied, then the criteria for Warrant 1 is satisfied and the combination of Conditions A and B is not needed. If neither of these conditions can be met on their own, then it is permissible to combine Conditions A and B.

Condition A: The vehicular volume of the major street and the vehicular volume of the minor street for any 8 hour period of an average day averages 500 vehicles per hour and 150 vehicles per hour respectively or 750 vehicles per hour and 75 vehicles per hour respectively. **Condition B:** The vehicular volume of the major street and the vehicular volume of the minor street for any 8 hour period of an average day averages 400 vehicles per hour and 120 vehicles per hour respectively or 600 vehicles per hour and 60 vehicles per hour respectively.

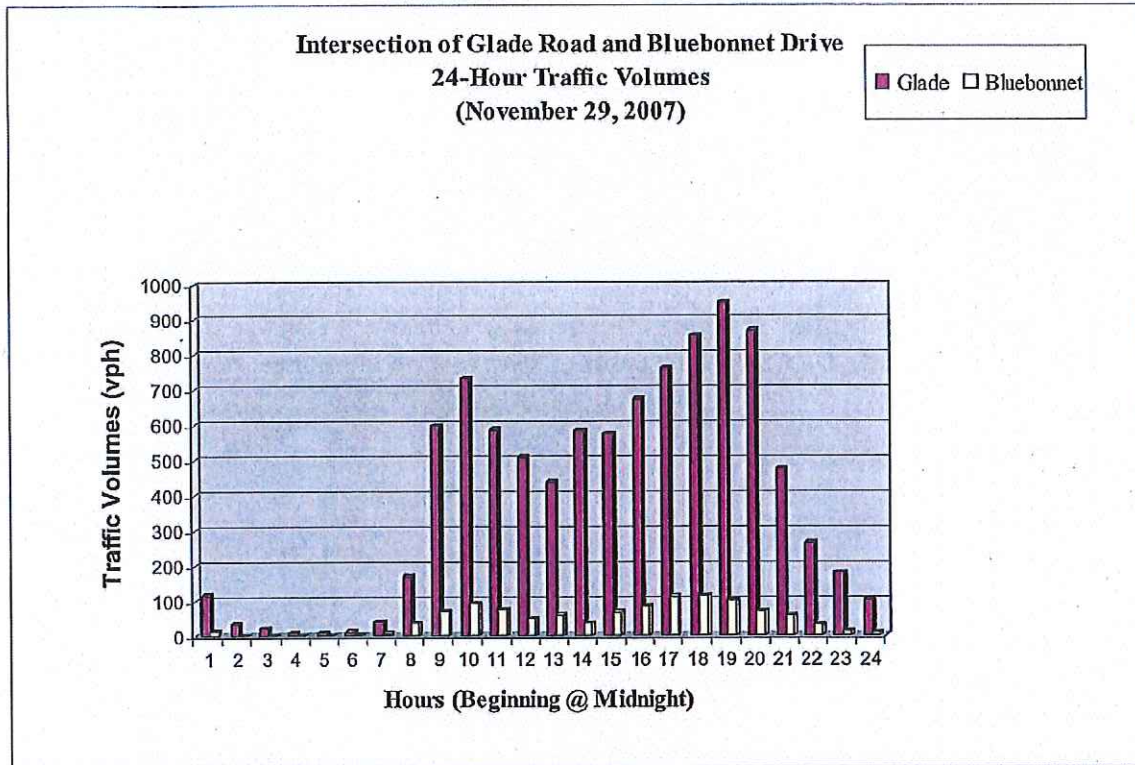
Warrant 2 – The vehicular volume of the major street and the vehicular volume of the minor street for any 4 hour period of an average day averages 1100 vehicles per hour and 80 vehicles per hour respectively.

Warrant 3 – Warrant 6 and Warrant 8 – N/A

Warrant 7 – If all three of the following criteria are met, then this warrant applies. (1) Adequate trial of alternatives with satisfactory observance and enforcement has failed to reduce the crash frequency. (2) Five or more reported crashes, of types susceptible to correction by a traffic control signal, have occurred within a 12-month period. (3) In this case, if Warrant 2 is met.

The City of Colleyville collected 24-hour traffic counts at this intersection on Thursday, November 29th, 2007. Refer to **Figure 2** for the results of the traffic counts.

Figure 2: 24-hour Traffic Volumes



This traffic count data indicates that the intersection of Bluebonnet Drive and Glade Road does not warrant a traffic signal controlled intersection based on the traffic volumes.

Option 2 – Multi-way Stop

Currently the Glade Road / Bluebonnet Drive intersection is a multi-way stop. The Texas Manual on Uniform Traffic Control Devices (TMUTCD) is also the governing manual for warranting a multi-way stop controlled intersection. In accordance with the TMUTCD the following criteria should be considered in the engineering study for a multi-way stop installation:

- A. If the intersection warrants a traffic control signal then the multi-way stop may be used as an interim measure.
- B. If there are five or more reported crashes in a 12-month period that are susceptible to correction by a multi-way stop. (i.e. right and left turn collisions)
- C. (1) If the vehicular volume entering the intersection from the major street approaches averages at least 300 vehicles per hour for any 8 hour period. (2) If the combined vehicular, pedestrian and bicycle volume entering the intersection from the minor street approaches averages at least 200 units per hour for the same 8 hour period. (3) If the 85th-percentile approach speed of the major street traffic exceeds 40 mph, the minimum vehicular volume warrants are 70% of the above values.

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and C-2 would have to be met in order for this intersection to warrant a multi-way stop. However, based on our site investigation, the stop sign does improve the safety of the intersection because of the minimal sight distance that exists.

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We also evaluated the intersection as one way stop, with only Bluebonnet Drive stopping, but not Glade Road. The primary concerns with this approach are the horizontal and vertical intersection sight distances for all approaches. Refer to **Figure 3** and **Figure 4** for photographs of Glade Road and **Figure 5 – Figure 7** for a plan view aerial and photographs of the sight distances at Bluebonnet Drive.

Figure 3: On Glade Road Looking West Toward Bluebonnet Drive



Figure 4: On Glade Road Looking East Toward Bluebonnet Drive



Figure 5: Sight Distances for the Intersection of Glade Road and Bluebonnet Drive



Figure 6: On Bluebonnet Drive Looking West Down Glade Road (SD = 200')



Figure 7: On Bluebonnet Drive Looking East Down Glade Road (SD = 300')



The AASHTO Policy on Geometric Design of Highways and Streets provides minimum geometric design criteria for intersection site distance. Refer to **Table 1** for the minimum required site distance for a stopped passenger car on the minor approach. Please note that the “stopping sight distance” column is for a stop controlled intersection and the “intersection sight distance” column is for an intersection that is not controlled.

Table 1: Intersection Sight Distance for a Stopped Passenger Car

Design Speed (mph)	Stopping Sight Distance (ft)	Intersection Sight Distance (ft)
15	80	170
20	115	225
25	155	280
30	200	335
35	250	390
40	305	445
45	360	500

**AASHTO “A Policy on Geometric Design of Highways and Streets 2001”, page 665*

Based on the sight distance measured in the field as compared to the minimum criteria presented in **Table 1**, the intersection warrants at least a one-way stop for the minor approach. However, changing this intersection from a multi-way stop to a one-way stop could be detrimental to the safety of the intersection. In order to make this change, the vertical curve in the roadway would need to be modified to provide the necessary site distance for the intersection.

Option 3 – Free Lane (continuous eastbound through lane)

The next option to consider would be a free lane. This lane would be separated by a narrow median island. It would be an eastbound lane only. This lane would not have to stop at the intersection; however, the westbound lane on Glade Road would still be controlled by a stop sign. See **Figure 8** for a diagram of the free lane option.

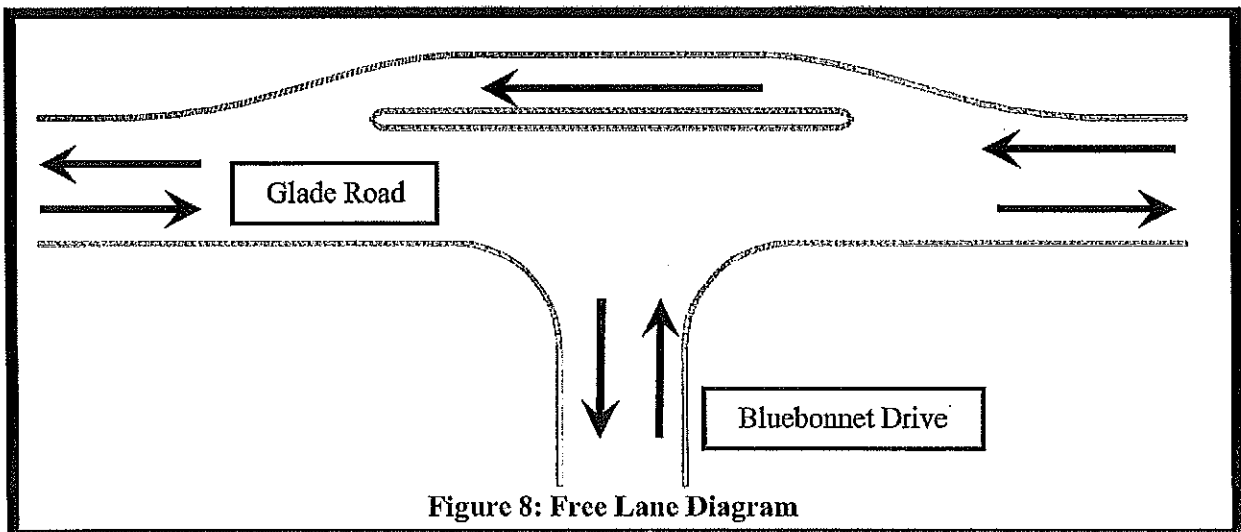


Figure 8: Free Lane Diagram

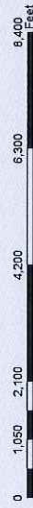
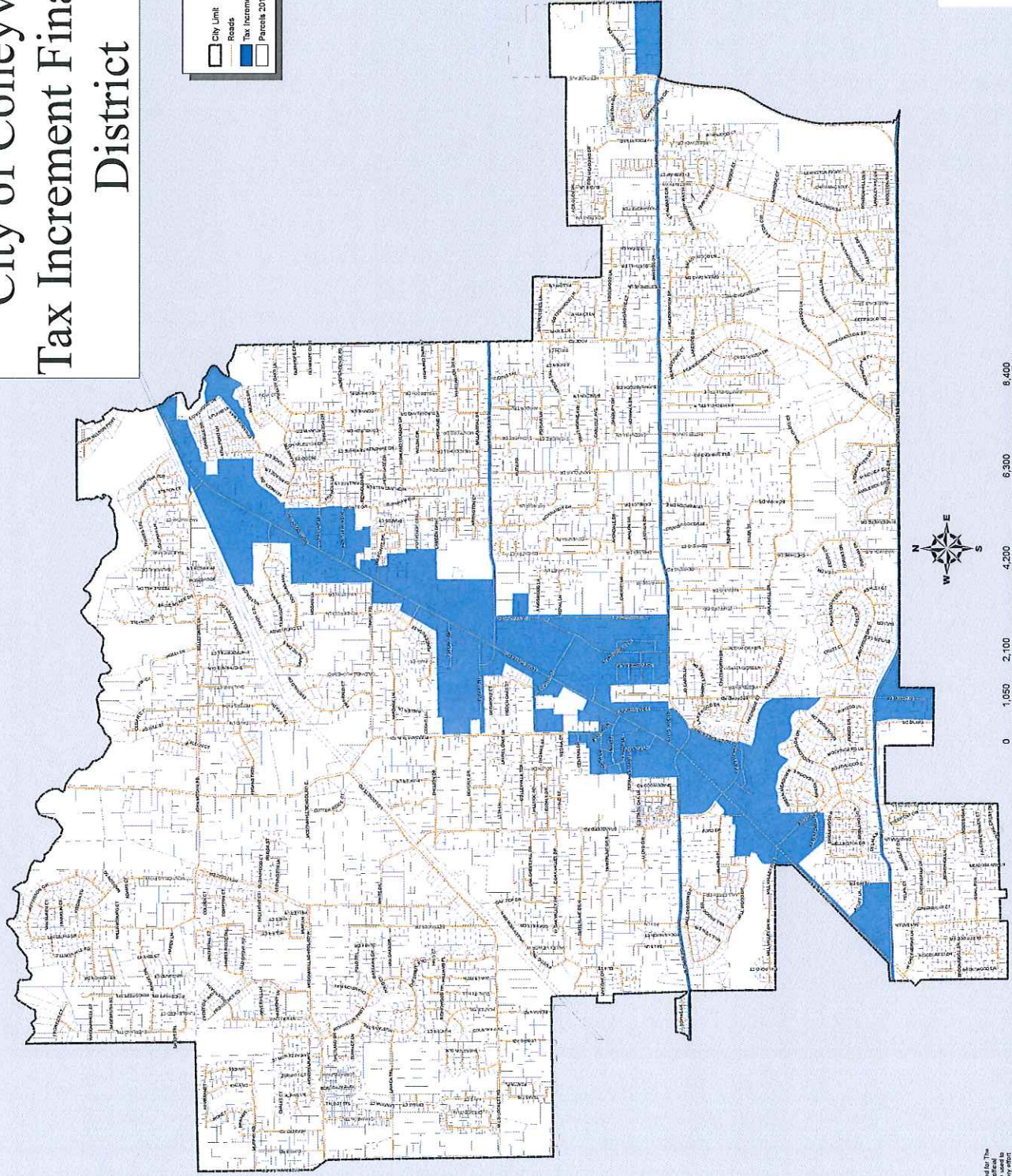
Option 4 – Modern Roundabout

The construction of a modern roundabout at this location would reduce the delay through the intersection while maintain the intersection safety. A modern roundabout would require additional right-of-way and would also require some modifications to the profile of the approach roadways to design the roundabout.

Summary and Recommendations

As discussed above this intersection does not warrant a traffic signal based on traffic volumes. There are two potential geometric options that would improve the operation and safety of the intersection. The best alternative would be to reconstruct the intersection as a modern roundabout. If the necessary right-of-way cannot be acquired for a roundabout, then the next alternative would be to reconstruct the roadways at this intersection in addition to removing the trees in the northwest corner of the intersection. The road would need to be lowered in order to lessen the grade change and the trees would need to be removed to allow for a greater site distance. If the significant grade change that occurs there could be corrected and the trees could be removed, then the sight distance can easily be increased to at least 500' in both directions. This would provide the necessary site distance for the intersection to function safely as a one-way stop for Bluebonnet Drive.

City of Colleyville Tax Increment Financing District



DISCLAIMER
This data has been compiled for the City of Colleyville. Various official agencies have provided the information. Every effort has been made to ensure the accuracy of the data. However, no guarantee is given or implied as to the accuracy of the data.



City of Colleyville City Council Agenda Briefing

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

Agenda Number PC-2

Agenda Date 04/21/2015

Type Pre Council

Department City Council

Title

Consideration of a resolution prohibiting the use of eminent domain for sidewalk or trail projects

Strategy Map Connection

C1- Provide attractive and unique spaces for enjoyment of personal interests and community interaction

C4- Provide mobility enhancements that complement neighborhoods

Explanation

This item has been added to the agenda at the request of Councilmember Chris Putnam. Staff seeks City Council direction in drafting a resolution for City Council consideration.

Attachments



City of Colleyville City Council Agenda Briefing

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

Agenda Number PC-3

Agenda Date 04/21/2015

Type Pre Council

Department Parks and Recreation

Title

Overview of community gardens

Strategy Map Connection

C1- Provide attractive and unique spaces for enjoyment of personal interests and community interaction

Explanation

At the request of Councilmember Carol Wollin, Parks Manager James Hubbard will provide an overview of community gardens.

Attachments

1. Community Garden Overview - Presentation

Overview of Community Gardens

Pre Council Meeting
April 21, 2015

Outline

- 🍅 Background
- 🍅 Basic types
- 🍅 Common challenges
- 🍅 Steps to success
- 🍅 Case study
- 🍅 Interest in Colleyville



Background Information



What is a community garden?

A community garden is any piece of land gardened by a group of people, utilizing either individual or shared plots on private or public land. The land may produce fruit, vegetables, and/or ornamentals.

1890

First appeared in Detroit. Began as a way to provide land and technical assistance to unemployed workers and youth.



1918
During WWI, the government promoted community gardening to supplement the food supply.



1930

During the Great Depression, provided a means for the unemployed to grow their own food.



1940

Victory Garden Campaign during WWII encouraged people to grow food for personal consumption, recreation and to improve morale.



1970

Rebirth of community gardening post WWII. Became more about community and addressing social concerns.



Basic Types

Neighborhood

- 🍅 Land divided into individual plots
- 🍅 Gardeners generally rent, prepare, plant, maintain, and harvest their individual plots
- 🍅 Harvested produce is usually consumed rather than sold
- 🍅 Gardeners often share tools, materials, and supplies
- 🍅 Managed and maintained by the plot "owners"
- 🍅 One or more leaders assigned to managing day-to-day operations
- 🍅 Commonly located in urban and suburban areas

Demonstration

- 🍅 Used to showcase different types of gardening methods, plant varieties, etc.
- 🍅 Often used for classes
- 🍅 These gardens are sometimes maintained by Master Gardeners since they are used for training purposes
- 🍅 Commonly located at schools or community centers

Communal

- 🍅 Garden is setup as one large plot that is maintained and harvested by a group of individuals
- 🍅 Produce is typically split among the group
- 🍅 Commonly located at churches and food pantries



Youth/school

- 🍅 Used to expose young people to gardening and nature
- 🍅 These gardens are typically associated with formal programs and offer lessons and training
- 🍅 Commonly located at schools or community centers

Common Challenges



Management

- 🍅 Organizing people and projects
- 🍅 Require systems to enforce rules and resolve conflicts

Maintenance

- 🍅 Require habitual maintenance

Participation

- 🍅 Gardeners and leaders come and go
- 🍅 Difficult to maintain consistent leadership and focus



Challenges (continued)



Theft and Vandalism

- 🍅 Theft of supplies, tools, and produce

Gardening Skills

- 🍅 Lack of gardening skills/knowledge can lead to poor experiences and burnout

Leadership Skills

- 🍅 Processes can be managed; people must be lead
- 🍅 Strong leadership needed to resolve conflicts and “stay the course”

Services and Supplies

- 🍅 Large scale projects and annual maintenance needs require delivery of supplies and equipment. Coordination can be difficult to arrange.
- 🍅 Gardeners may not have the knowledge or tools to perform all necessary tasks

Water

- 🍅 Finding a source can be difficult
- 🍅 Installation of permanent systems may be restricted

Site permanency

- 🍅 Lease agreements may limit/restrict site improvements
- 🍅 Lack of permanency can lead to instability

Steps to Success



1. Spread the Idea

- 🍅 Find other individuals and organizations interested in the idea of a community garden

2. Hold a meeting

- 🍅 Discuss feasibility, brainstorm ideas, and address basic questions
- 🍅 Define a purpose and mission for the potential garden

3. Find and Evaluate Potential Sites

- 🍅 Explore the community
- 🍅 Seek partnerships with churches, nonprofit agencies, and local businesses

4. Identify Needs

- 🍅 Determine resource needs based on potential sites
- 🍅 Develop a strategy for securing these resources

5. Hold a Second Meeting

- 🍅 Discuss sites being considered and resources necessary
- 🍅 Elect garden leadership
- 🍅 Discuss lease agreement

6. Draft a Lease Agreement

- 🍅 Define obligations and responsibilities of the gardeners and the land owner(s)
- 🍅 Hold harmless agreement and other liability insurance should be considered

Steps to Success (continued)



7. Develop a Site Plan

- 🍅 To include:
 - 🍅 Boundaries
 - 🍅 Location and size of garden beds
 - 🍅 Existing site conditions to be preserved
 - 🍅 Location of material and tool storage
 - 🍅 Common areas
 - 🍅 Water source and location
 - 🍅 Garden name and signage

8. Establish Guidelines

- 🍅 Application and membership fees
- 🍅 Plot maintenance standards/expectations
- 🍅 Volunteers expectations
- 🍅 Planting restrictions
- 🍅 End of season
- 🍅 Composting

Establish Guidelines (continued)

- 🍅 Material and tool sharing
- 🍅 Use of pesticides
- 🍅 Respecting others plots
- 🍅 Watering policies
- 🍅 Pets/Children
- 🍅 Process for dealing with violations of garden rules

9. Prepare/Develop the Site

- 🍅 Prepare a "plan of attack" for site development
- 🍅 Carry out the plan (physical labor)

10. Celebrate Success

- 🍅 Hold a party/opening ceremony to boost community support

Case Study



Mission: The Coppell Community Garden, a 501 (c) 3 nonprofit organization, provides community gardens, a farmers market, and environmental education. Dedicated volunteers cultivate a healthy community by growing and donating organic produce to those in need, providing a market for locally grown food, and teaching sustainable practices.

Overview:

- 🍅 Two separate gardens established in 1998
- 🍅 City hired (contracted) Amanda Vanhoozier to lead the community garden effort

Lessons Learned:

- 🍅 Compromising and mediating meetings was difficult
- 🍅 Year three was the hardest for the gardens because the excitement of the gardens had passed
- 🍅 It is helpful to have an accountant as Treasurer
- 🍅 Water faucets near each plot are important (no mechanical timers)
- 🍅 Gardeners should sign new plot agreement each year
- 🍅 Limit new gardeners to one plot in the first year
- 🍅 Regularly hold meetings to review expectations and commitments
- 🍅 There is a continuous need for well organized volunteer efforts
- 🍅 Select a designated garden leader and rotate leadership
- 🍅 Create methods of effective communication
- 🍅 Have a designated leader at the gardens on Saturdays
- 🍅 Hold social gatherings to encourage community

Interest in Colleyville



Proposed Community Garden

Location: McPherson Park

Type: Neighborhood (organic)

Number of Plots: 33

Size of plots: 20' x 4'

Materials for plot construction: wood

Tool/supply storage: back of dairy barn

Water source: tap City water

Cost to "adopt-a-plot": \$30

Work/project days: monthly
(not required)

Funding: annual plot rental dues
(\$990 annually)

Other Requests: City to cover the cost of installing water system capable of supplying hand water to each plot.
(\$2,500 - \$5,000)



Preliminary design, layout and proposal as provided by Natalie Genco

Questions and Discussion



City of Colleyville City Council Agenda Briefing

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

Agenda Number PC-4

Agenda Date 04/21/2015

Type Pre Council

Department City Secretary

Title

Discussion of the April 21, 2015, City Council regular agenda items



City of Colleyville City Council Agenda Briefing

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

Agenda Number 1

Agenda Date 04/21/2015

Type Executive Session

Department City Secretary

Title

Section 551.071 - Legal - Consultation with attorney on legal issues raised by public hearing or action items on the agenda

Section 551.071 - Legal - Consultation with attorney relative to Heritage Avenue right-of-way (access)

Section 551.071 - Legal - Consultation with attorney on contemplated litigation (Camden Lock LLC)

Section 551.071 - Legal - Consultation with attorney regarding litigation - Billy McCullough v. City of Colleyville

Section 551.071 - Legal - Consultation with attorney regarding litigation - Michael S. Newman v. City of Colleyville and City of Keller

Section 551.072 - Real Estate - Deliberate the purchase, exchange, lease, or value of real property for City facilities

Section 551.074 - Personnel - Deliberate the appointment, employment, evaluation, and duties of the city manager

Section 551.087 - Economic Development - Discuss or deliberate regarding commercial or financial information that the City has received from business prospects that 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

Attachments

RESOLUTION R-15-3865

**A RESOLUTION APPROVING COUNCIL ACTION
REGARDING EXECUTIVE SESSION ITEMS AT THE REGULAR
CITY COUNCIL MEETING OF
APRIL 21, 2015**

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, AND ____ ABSTENTIONS ON THIS THE 21ST DAY OF APRIL 2015.

ATTEST:

CITY OF COLLEYVILLE

Amy Shelley, TRMC
City Secretary

David Kelly
Mayor



City of Colleyville City Council Agenda Briefing

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

Agenda Number 3

Agenda Date 04/21/2015

Type Announcements, Proclamations, and Presentations

Department City Secretary

Title

In recognition of Colleyville's featured business - Starbucks - Alexa Sims, Store Manager, and John Nordberg, Shift Supervisor, 5510 Colleyville Boulevard - Mayor David Kelly and Economic Development Director Marty Wieder

Attachments



City of Colleyville City Council Agenda Briefing

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

Agenda Number**Agenda Date** 04/21/2015**Type** Announcements, Proclamations, and Presentations**Department** Parks and Recreation

Title

Proclamation in recognition of Arbor Day in Colleyville, April 24, 2015; and in recognition of Colleyville being named a Tree City USA in 2014 - Mayor David Kelly and Parks Manager James Hubbard

Attachments

1. Arbor Day Proclamation

Proclamation

CITY OF

Colleyville,
Texas

WHEREAS, in 1872, J. Sterling Morton proposed to the Nebraska Board of Agriculture that a special day be set aside for the planting of trees; and

WHEREAS, the board agreed, and the first Arbor Day was observed with the planting of more than a million trees in Nebraska; and

WHEREAS, trees reduce the erosion of topsoil, cut heating and cooling costs, moderate the temperature, clean the air, produce oxygen, and provide habitat for wildlife; and

WHEREAS, trees are a renewable resource giving us paper, wood for construction, and fuel for fires, and trees increase property values, enhance the economic vitality of business areas, and beautify our community; and

WHEREAS, the City of Colleyville is celebrating their 17th year of being designated a Tree City USA community through the Arbor Day Foundation program; and

WHEREAS, Arbor Day is observed throughout the world and has become a day dedicated to the beauty, usefulness and preservation of trees.

NOW, THEREFORE, I, DAVID KELLY, MAYOR OF THE CITY OF COLLEYVILLE, TEXAS, on behalf of the Colleyville City Council do hereby proclaim April 24, 2015 as

ARBOR DAY IN COLLEYVILLE

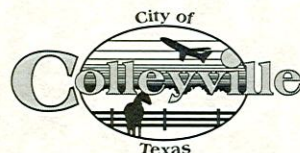
and encourage our citizens to support efforts to protect our trees and woodlands, promote responsible environmental stewardship, and help us renew our commitment to building a better world for future generations.

IN WITNESS WHEREOF, I do hereby set my hand and seal of the City of Colleyville, Texas, affixed this 21st day of April 2015.





Mayor



RESOLUTION R-15-3866

**A RESOLUTION APPROVING CITY COUNCIL ACTION UNDER
CONSENT ITEMS AT THE REGULAR CITY COUNCIL MEETING OF
APRIL 21, 2015**

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 April 7, 2015

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _____ AYES, _____ NAYS, AND _____
ABSTENTIONS ON THIS THE 21ST DAY OF APRIL 2015.

ATTEST:

CITY OF COLLEYVILLE

Amy Shelley, TRMC
City Secretary

David Kelly
Mayor



City of Colleyville City Council Minutes

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

Tuesday, April 7, 2015

City Council Chambers

Mayor David Kelly called the Pre Council meeting of the Colleyville City Council to order on Tuesday, April 7, 2015, at 5:33 p.m.

ROLL CALL: Mayor David Kelly, Mayor Pro Tem Mike Taylor, Councilmember Carol Wollin, Councilmember Chuck Mogged, Councilmember Chris Putnam, Councilmember Tom Hart, and Councilmember Jody Short

City Manager Jennifer Fadden, Assistant City Manager and Chief Financial Officer Terry Leake, Executive Director of Development and Infrastructure Chris Fuller, Police Chief Mike Holder, Assistant Police Chief Robert Hinton, Fire Chief Brian Riley, Economic Development Director Marty Wieder, Recreation and Library Director Mary Rodne, Parks Manager James Hubbard, Public Works Director Bob Lowry, City Engineer Jeremy Hutt, Interim Community Development Director Adam Marsh, Communications and Marketing Director Mona Gandy, Strategic Services Manager Adrienne Lothery, Information Systems Manager Chris Pena, City Attorney Matthew Boyle, and City Secretary Amy Shelley

PC-1 Presentation and discussion on Special Events

Library Director Mary Rodne presented this item and briefed City Council.

Councilmember Wollin stated it is nice that something is going on almost every month.

Mayor Kelly asked City Council if they were good with Director Rodne's proposed outline. City Councilmembers agreed.

PC-2 Discussion of the April 7, 2015, City Council regular agenda items

There was no discussion of this item.

Mayor Kelly adjourned the Pre Council meeting at 6:00 p.m.

The regular meeting of the Colleyville City Council was called to order by Mayor Kelly at 7:32 p.m.

ROLL CALL: Mayor David Kelly, Mayor Pro Tem Mike Taylor, Councilmember Carol

Wollin, Councilmember Chuck Mogged, Councilmember Chris Putnam, Councilmember Tom Hart, and Councilmember Jody Short

City Manager Jennifer Fadden, Assistant City Manager and Chief Financial Officer Terry Leake, Executive Director of Development and Infrastructure Chris Fuller, Police Chief Mike Holder, Assistant Police Chief Robert Hinton, Fire Chief Brian Riley, Economic Development Director Marty Wieder, Parks Manager James Hubbard, Public Works Director Bob Lowry, City Engineer Jeremy Hutt, Interim Community Development Director Adam Marsh, Communications and Marketing Director Mona Gandy, Strategic Services Manager Adrienne Lothery, Information Systems Manager Chris Pena, City Attorney Matthew Boyle, and City Secretary Amy Shelley

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 public hearing or action items on the agenda

Section 551.071 - Legal - Consultation with attorney regarding the Municipal Court Judge appointment and duties

Section 551.071 - Legal - Consultation with attorney regarding Glade Road Initiative

Section 551.071 - Legal - Consultation with attorney relative to Heritage Avenue right-of-way (access)

Section 551.071 - Legal - Consultation with attorney on contemplated litigation (Camden Lock LLC)

Section 551.071 - Legal - Consultation with attorney regarding litigation - Billy McCullough v. City of Colleyville

Section 551.071 - Legal - Consultation with attorney regarding litigation - Michael S. Newman v. City of Colleyville and City of Keller

Section 551.072 - Real Estate - Deliberate the purchase, exchange, lease, or value of real property for City facilities

Section 551.074 - Personnel - Deliberate the appointment, employment, evaluation, and duties of the city manager

Section 551.087 - Economic Development - Discuss or deliberate regarding commercial or financial information that the City has received from business prospects that 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

Mayor Kelly explained the Executive Session had been called in accordance with the Texas Government Code, Chapter 551, Subchapter D, Section 551.071, Legal, Section 551.072, Real Estate, Section 551.074, Personnel, and Section 551.087, Economic Development. He further explained there would be no decisions made or action taken during this time. The meeting was recessed at 6:00 p.m. and reconvened at 6:01 p.m.

INVOCATION: Pastor Dave Jung, Crown of Life Church

PLEDGE OF ALLEGIANCE: City Attorney Matthew Boyle

2. EXECUTIVE SESSION READING AND PUBLIC HEARING: CONSIDER AND TAKE ANY ACTION(S) NECESSARY RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION - Resolution R-15-3861

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

Presentation of a proclamation declaring April 8, 2015, Millie Stuck Day in Colleyville - Mayor David Kelly

Presentation of a proclamation in recognition of Child Abuse Prevention Month, Julie Evans, Executive Director, Alliance For Children - Mayor David Kelly

Presentation of the Government Finance Officers Association (GFOA) Distinguished Budget Presentation Award - Assistant City Manager and Chief Financial Officer Terry Leake, Finance Manager Karen Hines, and Strategic Services Manager Adrienne Lothery - Mayor David Kelly

Councilmember Wollin encouraged everyone to attend the Friends of the Library Bargain Book Sale to be held on Saturday, May 2. She also encouraged everyone to donate books to be used toward the sale.

Mayor Kelly announced the Clean Sweep Event to be held on Saturday, April 18 from 9:00 a.m. to 11:00 a.m. at the Colleyville Heritage High School. He stated the event is conducted on a first-come, first-served basis and proof of

residency is required—either a current driver's license or recent water bill. He stated only 50 cars are guaranteed for access to the Crud Cruiser, since it fills up quickly. He further explained items that are not accepted during this event, such as ammunition, asbestos, explosives, medical waste, pharmaceuticals, radioactive materials, etc.

Mayor Kelly announced the annual Old Tyme Colleyville BBQ event that benefits Special Olympics to be held beginning at 6:00 p.m. on Friday, April 24 and then all day on Saturday, April 25. He encouraged everyone to attend this event and enter the BBQ cook-off.

Councilmember Short encouraged everyone to support the Grapevine-Colleyville Girls Soccer program and games.

Mayor Kelly presented a proclamation to Millie Stuck, declaring April 8, 2015 as Millie Stuck Day in Colleyville in recognition of her 100th birthday. Mrs. Stuck expressed her appreciation to the Mayor and the City for the recognition. She further explained the things she does with her time, and how Colleyville has changed over her years here as a citizen.

Mayor Kelly presented a proclamation to Julie Evans, Executive Director and David Wheelwright, Board President, Alliance for Children in recognition of Child Abuse Prevention Month - April. Ms. Evans expressed her appreciation to the Mayor and the City for the recognition.

Mayor Kelly presented the Government Finance Officers Association (GFOA) Distinguished Budget Presentation Award to Assistant City Manager/Chief Financial Officer Terry Leake and Strategic Services Manager Adrienne Lothery. This award and certificate represents a significant achievement and reflects the City Council and staff's commitment to meeting the highest principles of governmental budgeting. In order to receive the budget award, the City had to satisfy nationally recognized guidelines for effective budget presentation.

4. CONSENT: READING AND PUBLIC HEARING- Resolution R-15-3862

4a Approval of the minutes of the regular City Council meeting of March 17, 2015

Mayor Kelly read Resolution R-15-3862 in its entirety.

Mayor Kelly opened the public hearing at 7:56 p.m.

There was no one present wishing to speak and Mayor Kelly closed the public hearing at 7:56 p.m.

Councilmember Tom Hart moved to approve Resolution R-15-3862.

Councilmember Carol Wollin seconded the motion.

The motion to approve carried by the following vote:

Aye: 7 - Mayor David Kelly, Mayor Pro Tem Mike Taylor, Councilmember Carol Wollin, Councilmember Chuck Mogged, Councilmember Chris Putnam, Councilmember Tom Hart, Councilmember Jody Short

5. ORDINANCE(S): CONTINUED READING AND PUBLIC HEARING

5a Ordinance O-15-1949

Consideration for a Special Use Permit for a telecommunications tower on Lot 5R-1, Block 1, of the Andy Felps Addition, located at 4003 Colleyville Boulevard, Case ZC14-027

Mayor Kelly read the caption of Ordinance O-15-1949.

Interim Community Development Director Adam Marsh presented this item and briefed City Council.

Mayor Kelly opened the public hearing at 7:58 p.m.

Kathy Zibilich, 8150 N. Central Expressway, #1475, Dallas, presented this item and briefed City Council.

There was no one present wishing to speak and Mayor Kelly closed the public hearing at 7:59 p.m.

Mayor Pro Tem Taylor questioned Ms. Zibilich regarding the time extension of two years on the Special Use Permit. Ms. Zibilich stated there is a big push to get cell phone coverage; therefore, they are currently back-logged on their construction. She stated they believe they will be able to get finished in one year; however, they are not sure, at this point, that it can be constructed in one year.

Mayor Pro Tem Taylor questioned Ms. Zibilich regarding if there could be a change in technology in that timeframe that this tower would not be needed. Ms. Zibilich replied that is a possibility; however, this technology has been around for several years and she does not know of anything in the near future.

Mayor Kelly questioned Ms. Zibilich regarding if this two-year timeframe would still meet the telecommunications requirements and timeline for permitting. Ms. Zibilich replied there are no issues with this two-year timeframe.

Mayor Pro Tem Taylor questioned Ms. Zibilich regarding if there is any new data

to indicate another site would be more appropriate. Ms. Zibilich replied there is no new information, and the site acquisition representative did formalize the information in an affidavit.

Mayor Kelly stated there is a structural engineering report for the durability of the poles, which indicate the poles break-away rather than falling over. Ms. Zibilich replied correct.

Councilmember Tom Hart moved to approve Ordinance O-15-1949. Councilmember Chuck Mogged seconded the motion.

Councilmember Wollin stated she would like to make an amendment to recommend a color for the tower.

Mayor Kelly questioned staff regarding if there is a recommendation of a color in the ordinance. Director Marsh replied no.

Councilmember Wollin stated she would suggest using a grey or black. Mayor Pro Tem Taylor stated the grey color will blend with the sky better.

Councilmember Mogged asked Ms. Zibilich if there is a color that is standard with this construction. Ms. Zibilich replied grey is usually the standard color; however, she stated being in favor of whatever color City Council choses for Colleyville.

Councilmember Wollin stated she would like the same color used for the Tara Village tower in their Special Use Permit ordinance. Mayor Kelly concurred. Director Marsh stated staff has those specifications and will add it to the ordinance.

The motion to approve with the amendment carried by the following vote:

Aye: 7 - Mayor David Kelly, Mayor Pro Tem Mike Taylor, Councilmember Carol Wollin, Councilmember Chuck Mogged, Councilmember Chris Putnam, Councilmember Tom Hart, Councilmember Jody Short

6. RESOLUTION(S): READING AND PUBLIC HEARING

6a Resolution R-15-3863

Authorization to utilize the Parks Tomorrow Fund for the acquisition of a chlorinating recirculation system and approve a contract with Vortex International in an amount not to exceed \$140,000, and authorize the city manager to execute the contract

Mayor Kelly read Resolution R-15-3863 in its entirety.

Parks Manager James Hubbard presented this item and briefed City Council.

Mayor Kelly stated the price has come down since the original estimate of \$300,000 given in 2009-2010. Manager Hubbard agreed.

Mayor Kelly opened the public hearing at 8:11 p.m.

There was no one present wishing to speak and Mayor Kelly closed the public hearing at 8:11 p.m.

Mayor Kelly asked staff if the splash pad is available for the full season and without the circulation system, what the approximate amount of water used is. Manager Hubbard replied an estimated four million gallons of water is used during a full season.

Mayor Kelly asked staff if the recirculation system is installed, what the approximate amount of water is used during a full season. Manager Hubbard replied approximately 1/2 million gallons would be used, with one-two thousand gallons being used per day.

Mayor Kelly questioned staff regarding the water conservation plan. City Manager Jennifer Fadden explained staff is seeking City Council approval for not only retrofitting the splash pad, but also based on the project execution within the 2015 splash pad season.

Mayor Kelly stated there appears to be two options, first, not open the splash pad until after construction is completed, which would then be the end of the season for it; or two, the splash pad could be opened and remain open up to the date of construction, and then may be reopened after construction, depending on the time frame of such. Manager Hubbard replied it is unlikely the splash pad would be able to be reopened, due to the end of the season.

Mayor Kelly asked staff how long the splash pad would be open, if it opens on Memorial Day. Manager Hubbard replied approximately 10 weeks, and 2.5 million gallons of water would be used during that time frame.

Mayor Pro Tem Taylor stated it really does not make any sense to install the recirculating system in at the end of the season and then loose the warranty period. He stated it makes more sense for the construction to be done just prior to the splash pad season so that the warranty can be used during that season. Manager Hubbard stated at the time this was pursued the timeline was much tighter; however, as staff was not able to provide the contract, the contractor has since taken on other work. Mayor Kelly agreed. Mayor Pro Tem Taylor stated we should just wait until just prior to the next season to have the full

warranty.

Councilmember Mogged stated the idea of postponing it makes sense. He then asked staff why we would do this at all, if we are not likely to have a water problem at all, especially since the water run off goes back through the basin or the sanitary sewer system and then gets recycled that way. Mayor Kelly stated we are asking our residents to conserve water, yet, we would not be conserving water, if we do not install this system. He stated this is not a cost savings effort, it is more of a conservation effort. He added this system was assessed in 2010, and the cost to benefit was too much.

Councilmember Mogged stated maybe we should wait again, given the cost went down once, it could go down again. Mayor Kelly stated this could be approved with the cost not to exceed \$140,000, and the contract may come back less than that.

Mayor Pro Tem Taylor asked staff how many bids were received for this project. Manager Hubbard replied there were two, BuyBoard vendors.

Mayor Pro Tem Taylor asked staff if the bids were close. Manager Hubbard replied yes, and actually one bid was two percent lower; however, there were some qualification issues with that bid relative to their recirculation efforts. He added Vortex was the original contractor; therefore, they already know how the splash pad was installed.

Mayor Pro Tem Taylor asked staff if this will take place in the early spring. Manager Hubbard replied yes, that is likely.

Mayor David Kelly moved to approve Resolution R-15-3863 with an amendment to the resolution to include that the installation of the system would be installed after the 2015 season, but before the 2016 season to maximize the extent of the warranty period. Councilmember Chris Putnam seconded the motion.

The motion to approve carried by the following vote:

Aye: 7 - Mayor David Kelly, Mayor Pro Tem Mike Taylor, Councilmember Carol Wollin, Councilmember Chuck Mogged, Councilmember Chris Putnam, Councilmember Tom Hart, Councilmember Jody Short

7. CITIZEN COMMENTS/PRESENTATIONS REGARDING ITEMS NOT ON THE AGENDA

Jim Fletcher, 1108 Nueces Court, spoke regarding his concerns for the traffic and safety on Glade Road; the intersection at Riverwalk Drive and Glade Road; the line

of site at Bluebonnet Drive and Glade Road; and the proposed petition. He spoke in support of a roundabout at the Riverwalk Drive and Glade Road intersection.

Ben Fulghum, 1800 Arthur Drive, spoke regarding his concerns for the petition on the ballot. He spoke in favor of turn lanes and safety on Glade Road.

Jeff Novak, 1809 Avondale Drive, stated he echoes the concerns of Councilmember Mogged relative to the safety of Glade Road, and stated having concerns the response times for emergency vehicles.

Melissa McConnell Hart, 1717 Avondale Drive, spoke regarding her concerns for the safety of Glade Road; the proposed petition; and not having sidewalks along both sides of Glade Road. She stated being in favor of left turn lanes, sidewalks, and roundabouts on Glade Road.

Kathy Hadley, 204 North Timberline Drive, spoke regarding the rural feel of Colleyville, and stated having concerns about water meters on private water wells. Mayor Kelly encouraged Ms. Hadley to visit with staff relative to water wells.

Jon Bullock, 5808 Bettinger, spoke regarding the rural feel of Colleyville, and stated having concerns about the proposed petition on the ballot.

Louis Miller, 7802 Tillman Hill Court, spoke regarding the past 10 years, and turn lanes and medians on Glade Road. He stated having concerns about the proposed petition on the ballot.

Joe Moore, 133 Acuff Lane, spoke regarding pathways and trails as outlined in the 2011 Parks and Recreation Master Plan. He stated having concerns about the proposed petition on the ballot, and that he supports safer roads, sidewalks, and trails.

Bobby Lindamood, 4913 Jim Mitchell Trail West, stated being in favor of roundabouts, turn lanes, and sidewalks on the south side of Glade Road. He stated he supports change through grass root efforts.

Elizabeth Zeitlin, 1800 Glade Road, spoke regarding the proposed petition, and that citizens should have a fair vote regarding Glade Road.

David Medlin, 605 Montreux Avenue, spoke regarding the proposed petition, safety along Glade Road, and City Council working with citizens relative to projects.

8. REPORTS

Parks and Recreation Advisory Board Meeting Minutes - January 5, 2015
Planning and Zoning Commission Meeting Minutes - February 9, 2015

There was no discussion of this item.

9. ACTION/RESOLUTION: DISCUSSION AND CONSIDERATION OF A RESOLUTION RATIFYING COUNCIL AGENDA ACTION FOR APRIL 7, 2015 - READING AND PUBLIC HEARING - RESOLUTION R-15-3864

This resolution was not needed.

10. ADJOURNMENT

There being no further business before the City Council, Mayor Kelly adjourned the meeting at 9:07 p.m.

Mayor Kelly reconvened the Executive Session at 9:10 p.m. Mayor Kelly adjourned the Executive Session at 9:23 p.m.

APPROVED BY A VOTE OF ___ AYES, ___ NAYS, AND ___ ABSTENTIONS ON THIS THE 21ST DAY OF APRIL 2015.

Minutes taken and prepared by:

A handwritten signature in black ink, appearing to read "Amy Shelley". The signature is fluid and cursive, with the first name "Amy" and last name "Shelley" clearly distinguishable.

*Amy Shelley, TRMC
City Secretary*



City of Colleyville City Council Agenda Briefing

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

Agenda Number 5a

Agenda Date 04/21/2015

Number Resolution R-15-3867

Type Resolution

Department Parks and Recreation

Title

Approval of an amendment to the Parks and Trails Master Plan to remove Trail 27, Trail 28, and Trail 29

Strategy Map Connection

B2- Proactively seek process improvements and sustainable solutions

Explanation

Reading and Public Hearing

Staff is seeking City Council approval to amend the Parks and Trails Master Plan with the removal of Trail 27, Trail 28, and Trail 29.

Background. Colleyville Pathways: a Citywide Trail System for Colleyville, was adopted by City Council in September of 1998 by attached Resolution R-98-1414. The plan was updated and retitled to the Colleyville Pathways Plan in October of 2005 by attached Resolution R-05-2609. In December of 2011, City Council approved attached Resolution R-11-3433, adopting the City of Colleyville Parks, Recreation and Open Space Master Plan, which included the attached revised "Parks and Trails Master Plan Map."

Although the exact alignment differed, all three adopted trail plans included the Heritage Trail, a trail connecting Glade Road to Cheek-Sparger Road on the undeveloped property west of Heritage Avenue. The Heritage Trail (Trail 26) was shifted into its current alignment along the west edge of Heritage Avenue by attached Ordinance O-13-1899. Trail numbers, which refer to priority rankings, and names have changed throughout the plans. All references to trail numbers and names in this agenda briefing correspond to the most recent plan, as noted in the attached Trail Overview Exhibit.

Removal of Trail 27. The Woodland Hills Extension (Trail 27) was included in all three adopted trail plans. The intent of the trail was to provide a connection from the loop trail in the Woodland Hills addition to the Heritage Trail. Currently, Ordinance O-13-1899 requires the developer of Creekside at Colleyville to construct the portion of Trail 27 that lies within the development. As seen in the attached "Woodland Hills Extension Exhibit", construction of the required portion of Trail 27 would have a western terminus approximately 480 feet east of the existing loop trail in the Woodland Hills addition. As the loop trail in the Woodland Hills addition is located in a Pedestrian, Drainage and

Utility Easement on private property, held by individual homeowners, connection of the final 480' would require coordination of up to five individual property owners to allow the connection to be made. Additionally, the cost of constructing the final connection would need to be funded by the City, which is currently estimated to be approximately \$16,000.

Removal of Trail 28. As noted above, Ordinance O-13-1899 requires the developer to connect the East Little Bear Creek Extension Trail to the Heritage Trail. Staff recommends that the East Little Bear Creek Extension Trail be removed from the plan as it has been determined that the west connection point into the Woodland Hills Addition would require access to private property and no pedestrian easement currently exists. Therefore, if the developer was to construct the East Little Bear Creek Extension Trail the western terminus of the trail would be at their property line, and no connection would be made.

Removal of Trail 29. The Little Bear Creek – Far East Trail (Trail 29) was added to the Parks and Trails Master Plan in 2011. The current alignment of the Heritage Trail no longer requires the Little Bear Creek – Far East Trail to make a connection from the East Little Bear Creek Extension Trail (Trail 28) to the Heritage Trail. Per Ordinance O-13-1899 the Heritage Trail *"shall be constructed by the developer along the west side of Heritage Avenue prior to the acceptance of public improvements and shall connect to all other trails noted on the 2005 Colleyville Pathways Plan."*

Financial Impact

There is no financial impact to the City.

Recommendation

Approve

Attachments

1. Resolution R-98-1414
2. Resolution R-05-2609
3. Resolution R-11-3433
4. Parks and Trails Master Plan Map
5. Ordinance O-13-1899
6. Trail Overview Exhibit
7. Woodland Hills Extension Exhibit
8. Resolution R-15-3867

RESOLUTION R-98-1414

A RESOLUTION APPROVING THE MASTER TRAIL PLAN

WHEREAS, the City Council supports the continued development and enhancement of a linear park system within the City of Colleyville; and

WHEREAS, the City Council supports the development of a Master Plan for the Citywide Trail System for the City of Colleyville.

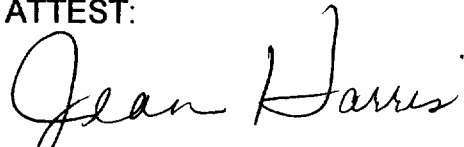
NOW, THEREFORE, BE IT RESOLVED BY CITY COUNCIL OF THE CITY OF COLLEYVILLE, TEXAS:

Sec. 1. THAT the City Council approves the "*Colleyville Pathways: A Citywide Trail System for Colleyville.*"

AND IT IS SO RESOLVED.

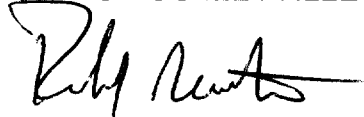
PASSED BY A VOTE OF 5 AYES, 0 NAYS, AND 0 ABSTENTIONS ON THIS THE 15th DAY OF September 1998.

ATTEST:



Jean Harris, TRMC, CMC
City Secretary

CITY OF COLLEYVILLE



Richard Newton
Mayor

RESOLUTION R-05-2609

**A RESOLUTION ADOPTING THE "COLLEYVILLE PATHWAYS PLAN", DATED
SEPTEMBER 2005, TO BE USED AS THE GUIDE FOR FUTURE TRAIL AND
SIDEWALK PROJECTS IN COLLEYVILLE**

WHEREAS, the City Council of the City of Colleyville desires to update the 1998 Colleyville Pathways Plan to reflect changing conditions that have occurred in the community; and

WHEREAS, the Colleyville Sidewalk Committee has reviewed the document and forwarded a recommendation to the Colleyville Parks and Recreation Advisory Board; and

WHEREAS, a public hearing has been held by the Colleyville Parks and Recreation Advisory Board to receive citizen comments: and

WHEREAS, the Colleyville Parks and Recreation Advisory Board has forwarded a recommendation to the City Council for adoption of the final draft of the Colleyville Pathways Plan, dated September 2005.

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

Sec. 1. THAT the document entitled "Colleyville Pathways Plan", dated September 2005, is hereby adopted.

Sec. 2. THAT the Colleyville Pathways Plan, dated September 2005, shall be used as a guide for future development of public trails and sidewalks in Colleyville.

AND IT IS SO RESOLVED.

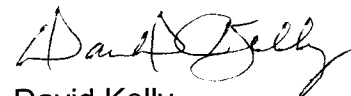
PASSED BY A VOTE OF 5 AYES, 0 NAYS AND 0 ABSTENTIONS ON
THIS THE 18th DAY OF October 2005.

ATTEST:



Cynthia Singleton, TRMC
City Secretary

CITY OF COLLEYVILLE



David Kelly
Mayor

RESOLUTION R-11-3433

A RESOLUTION ADOPTING THE CITY OF COLLEYVILLE PARKS, RECREATION AND OPEN SPACE MASTER PLAN

WHEREAS, the City Council has a long history of planning for the acquisition and development of the City's parks and recreational system; and

WHEREAS, the City Council entered into an agreement with Halff Associates, Inc., a planning and design consultant, to assist with the development of a Parks, Recreation and Open Space Master Plan; and

WHEREAS, the City Council directed Halff Associates, Inc., to work with City staff, the Parks and Recreation Advisory Board, representatives of the youth sports associations and the public to prepare a Parks, Recreation and Open Space Master Plan, which shall serve the following purpose:

- A. Provide the framework for orderly and consistent planning and development.
- B. Provide detailed research and facts concerning the community and the roles of parks and recreation.
- C. Establish priorities and statements of direction based on researched and documented facts and a community based needs analysis.
- D. Provide direction in the area of acquisition and development of park land to meet future needs.
- E. Conform to the preparation, suggestions and/or guidelines for local Parks, Recreation and Open Space Master Plans, prepared by the Texas Parks and Wildlife Department for Texas Recreation and Parks Account local park grant program.

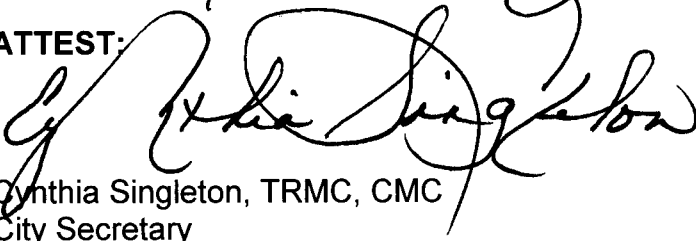
NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLLEYVILLE, TEXAS:

Sec. 1. THAT the City of Colleyville Parks, Recreation and Open Space Master Plan is hereby adopted.

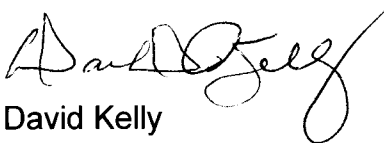
AND IT IS SO RESOLVED.

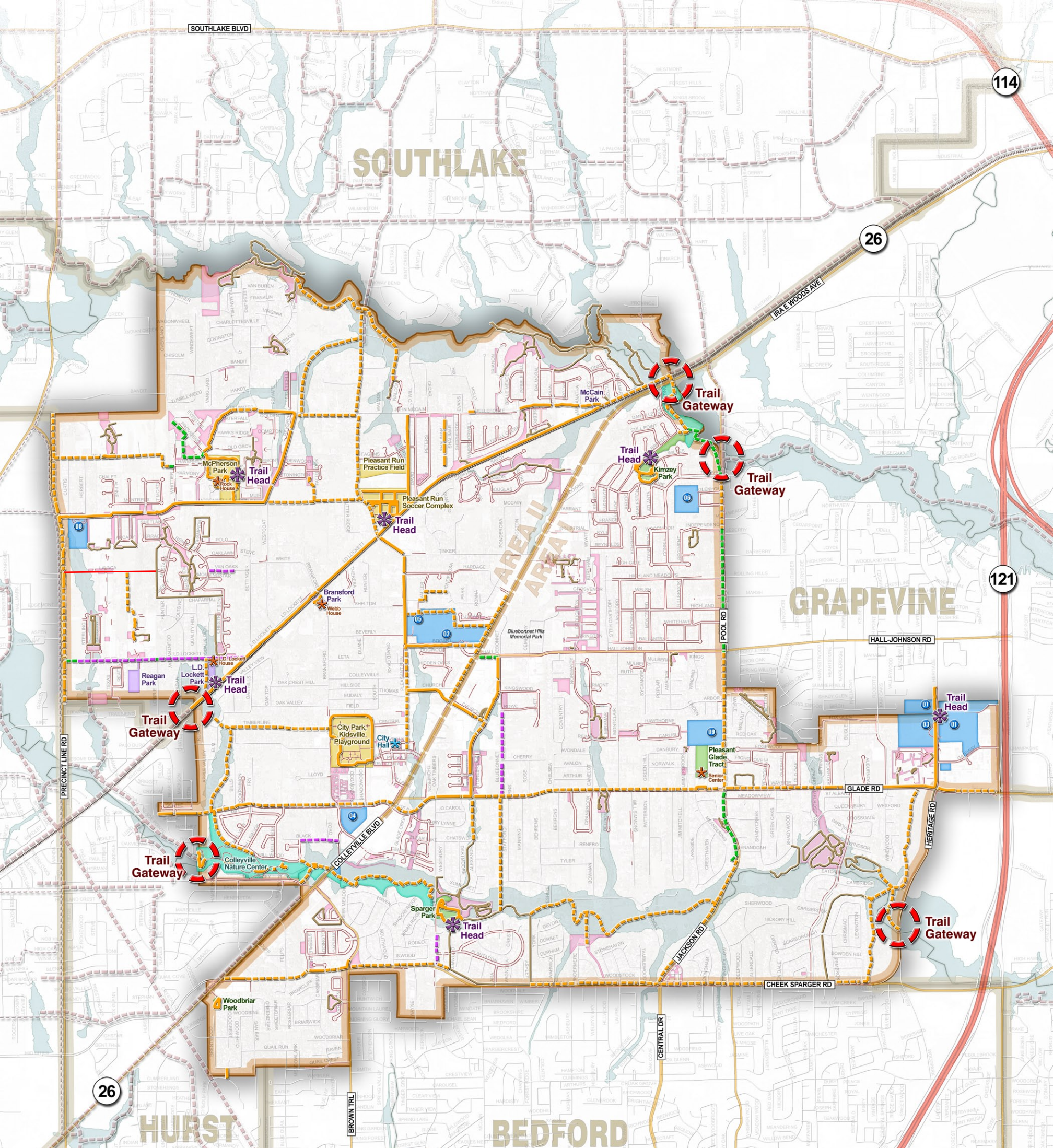
APPROVED BY A VOTE OF 7 AYES, 0 NAYS AND 0 ABSTENTIONS
ON THIS THE 6th DAY OF December 2011.

ATTEST:


Cynthia Singleton, TRMC, CMC
City Secretary

CITY OF COLLEYVILLE


David Kelly
Mayor



- 01 SCHOOLS**
- HIGH SCHOOLS**
- 01 Heritage High School
- MIDDLE SCHOOLS**
- 02 Colleyville Middle School
- 03 Heritage Middle School
- ELEMENTARY SCHOOLS**
- 04 Bransford Elementary
- 05 Colleyville Elementary
- 06 Glenhope Elementary
- 07 Heritage Elementary
- 08 Liberty Elementary
- 09 O.C. Taylor Elementary

TRAILS LEGEND

- Existing Trails (8'-12' Width)
- Planned Trails
- Existing Sidewalks
- Proposed Sidewalks
- Privately-Owned Trails
- Proposed Long Range Trail Connection
- Existing & Proposed Adjacent City Trails
- Trail Head

LEGEND

- City Hall
- Parks and Recreation Facilities

PARKS

- Neighborhood Parks
- Community Parks
- Special Purpose Parks
- Open Space Preserves / Nature Areas
- Private Parks and Open Space

27079
November 9, 2011

ORDINANCE O-13-1899

AN ORDINANCE AMENDING ORDINANCE O-07-1645 AND ORDINANCE O-13-1866 CONDITIONS AND AMENDING THE OFFICIAL ZONING MAP AND CHANGING THE ZONING ON 4.4 ACRES LOCATED IN THE JESSE DOSS SURVEY AT THE NORTHWEST CORNER OF CHEEK-SPARGER ROAD AND HERITAGE AVENUE FROM THE AG-AGRICULTURAL DISTRICT TO THE PUD-R-PLANNED UNIT DEVELOPMENT RESIDENTIAL DISTRICT; PROVIDING FOR THE VIOLATION OF THIS ORDINANCE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INJUNCTIVE RELIEF; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City Council approved Ordinance O-07-1645 on November 27, 2007, to establish the zoning of 108.5 acres out of the Elizabeth Cox Survey, Abstract 352, the John H. Havens Survey, Abstract 685, the Jesse Doss Survey, Abstract 441, and the S.C.H. Witten Survey, Abstract 1734 under case Z-07-008; and

WHEREAS, the City Council approved Ordinance O-13-1866 on March 5, 2013, amending Ordinance O-07-1645 conditions and approving a detailed site plan for phase one of the development under case ZC12-031; and

WHEREAS, the applicant has requested an amendment to Ordinance O-07-1645 and Ordinance O-13-1866 and requests to rezone 4.4 acres located in the Jesse Doss Survey at the northwest corner of Cheek-Sparger Road and Heritage Avenue, acquired from the City of Euless in a boundary adjustment approved under Ordinance O-12-1828, so as to incorporate the property into the PUD authorized by Ordinance O-07-1645 under Case Z-07-008 and approve a detailed site plan for phase two of the development; 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 enact a new zoning ordinance; and

WHEREAS, the City Council has appointed a Planning and Zoning Commission to recommend the boundaries of the various original zoning districts and appropriate regulations be

enforced therein and to recommend a new zoning ordinance;
and

WHEREAS, the Planning and Zoning Commission has divided the City into districts and has prepared regulations pertaining to such districts in accordance with a comprehensive plan designed to lessen congestion in the streets; to secure safety from fire, panic, and other dangers; to promote health, general welfare; to provide adequate light and air; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration, among other things, to the character of the 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 Planning and Zoning Commission of the City of Colleyville and the City of Colleyville City Council, in compliance with the Charter of the City of Colleyville, and State Law with reference to changes to zoning classifications under the Zoning Ordinance Regulations and Zoning Map, having given the requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all the property owners generally, and to the persons interested and situated in the affected area and in the vicinity thereof, the governing body of the City of Colleyville is of the opinion that said change in zoning should be made.

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 amending Ordinance O-07-1645 and Ordinance O-13-1866.
- Sec. 3. THAT the Comprehensive Zoning Ordinance of the City of Colleyville, Texas, be, and the same is hereby amended by

changing the zoning of 4.4 acres located in the Jesse Doss Survey at the northwest corner of Cheek-Sparger Road and Heritage Avenue from the AG-Agricultural District to the PUD-R-Planned Unit Development Residential District, as depicted in the attached Exhibit "A" and described in Exhibit "B".

Sec. 4. THAT the Official Zoning Map of the City of Colleyville be amended to incorporate the zoning change approved herein.

Sec. 5. THAT the above described tract of land shall be subject to the following conditions:

1. DETAILED SITE PLAN REQUIREMENT

- a. Exhibit "C" shall be deemed to satisfy the site plan requirements of Ordinance O-07-1645 Section 4(2)a and Ordinance O-13-1866 Section 5(1)b. A full size copy of the site plan shall be kept on file in the Community Development Department until the final plat is approved, at which time a copy of the detailed site plan shall be kept in the plat file for this development. The phase two final plat shall be consistent with Exhibit "C".

2. GENERAL AMENDMENTS

- a. Section 5(2)e of Ordinance O-13-1866 is hereby deleted.
- b. The developer may enter into a City/Developer Agreement with the City of Colleyville for any required public improvements, in conjunction with this development. Said agreement, if submitted, shall be approved and executed prior to the filing of the final plat for phase two of the development.
- c. Prior to the issuance of a building permit for the 1.9 acre commercial tract shown at the southwest corner of the development on Exhibit C, the developer shall submit a detailed site plan which shall, at a minimum, meet the requirements of Section 3.23 J.K.6. of the Land Development Code, be consistent with Ordinance O-07-1645 and any subsequent amendments, and may also be required to show additional conditions provided in Section 3.23 M.b. of the Land Development Code. Further, such detailed site plan(s)

shall be considered as a legislative approval, subject to the sole discretion of the City Council upon the recommendation of the Planning and Zoning Commission.

- d. Section 4(7)b of Ordinance O-07-1645 is hereby amended to read as follows: A six (6) foot masonry wall shall be built along the perimeter of the subdivision along Heritage Avenue, Glade Road and Cheek Sparger Road. The design for such wall shall be stamped and sealed by a licensed engineer. The standards and detail for such wall shall be included as part of the detailed Site Plan and shall, otherwise, meet the requirements of the Land Development Code.
- e. Except as noted in subsection "d" above and Section 4(7)a and "c" in Ordinance O-07-1645, all fences shall be constructed per Exhibit D.
- f. Section 5(2)c of Ordinance O-13-1866 is hereby amended to read as follows: The ten (10) foot wide concrete trail shown as Trail 24 on the 2005 City of Colleyville Pathways Plan map shall be constructed by the developer along the west side of Heritage Avenue prior to the acceptance of public improvements and shall connect to all other trails noted on the 2005 Colleyville Pathways Plan with the following exceptions: The developer may escrow the cost of constructing the trail in lieu of actual construction only for the portion of the trail that traverses the Little Bear Creek floodplain. If the developer chooses to escrow said funds, the developer shall build a minimum four (4) foot wide sidewalk across Little Bear Creek that links the internal sidewalks in the portion of the development that is south of Little Bear Creek to the internal sidewalks in the portion of the development that is north of Little Bear Creek. Said sidewalk connection shall link to Trail 24 on both sides of Little Bear Creek within a public pedestrian access easement, which shall be dedicated on the final plat(s) for the development.

Sec. 6. 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. 7. 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. 8. 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. 9. 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. 10. THAT it has been found that there has been a change in conditions in the above described property, it is now necessary that it be given the above zoning classification in order to permit its proper development and in order to protect the public interest, comfort and general welfare, and requires that this ordinance shall take effect immediately from and after its passage.
- Sec. 11. THAT Ordinance O-07-1645 and Ordinance O-13-1866 shall remain in full force and effect, except where amended by this ordinance.

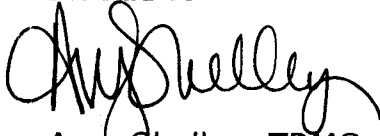
AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 3rd day of December 2013.

The second reading and public hearing being conducted on the 17th day of December 2013.

PASSED AND APPROVED by the City Council of the City of Colleyville, Texas, on this the 17th day of December 2013.

ATTEST:



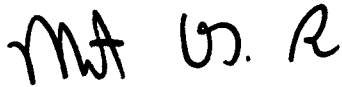
Amy Shelley, TRMC
City Secretary

CITY OF COLLEYVILLE



David Kelly
Mayor

APPROVED AS TO FORM AND LEGALITY:



Matthew C. G. Boyle
City Attorney

Exhibit "A" –Location and Zoning Map

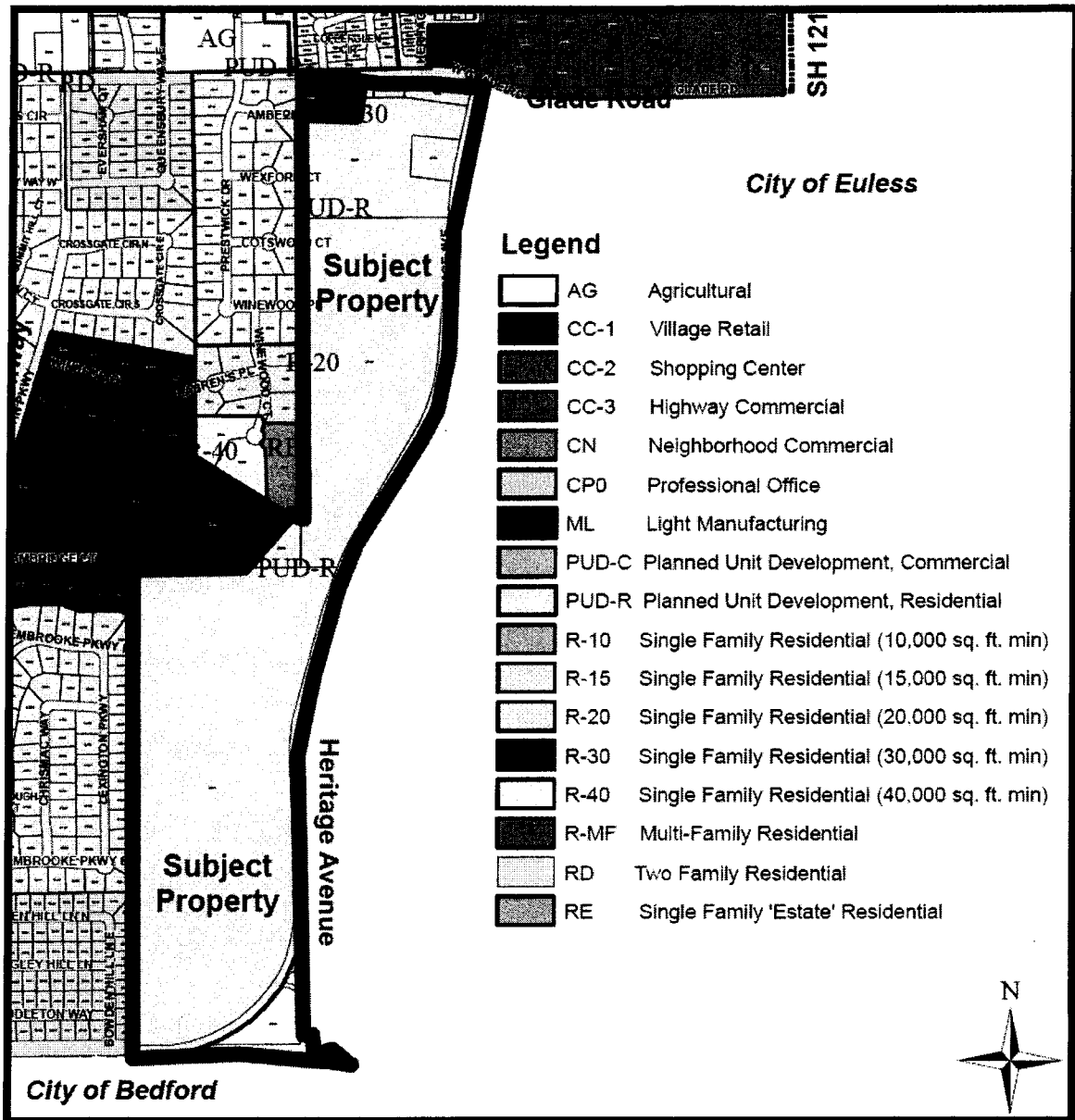


Exhibit "B" – Legal Description of Property Zoned from AG-Agricultural to PUD-R-Planned Unit Development Residential

Being the certain tract of land situated in the J. DOSS SURVEY, Abstract No. 441 and being a portion of the Ordinance No. 192 to City of Euless and a portion of the tract described in the deed to Sparger Family limited Partnership as recorded in Volume 16472, Page 390 of Deed Records, Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a point at the intersection of the Colleyville City Limit and the Bedford City Limit boundaries from which a 5/8" iron rod found for the southwest corner of said Sparger tract bears North 69°11'27" West at 207.68 feet;

THENCE North 00°07'13" West, 25.16 feet to the beginning of a curve to the left;

THENCE northeasterly with said curve to the left, having a radius of 843.63 feet, a central angle of 37°42'05", an arc length of 250.26 feet to the apparent intersection of the north right-of-way of said Cheek Sparger Road and the east right-of-way line of Heritage Avenue, continuing with said east right-of-way line a total arc length of 1281.93 feet and a long chord of North 42°29'27" East at 1162.08 feet to a 5/8 inch iron rod found for the end of said curve, same being the merging of the east right-of-way line of Woodpark Lane;

THENCE South 01°02'49" East with said east right-of-way line of Woodpark Lane, 750.80 feet to the southwest corner of the tract described to Charles A. Hoel, Jr. and wife, Mary lea Hoel as recorded in Volume 3522, Page 540 of said Deed Records;

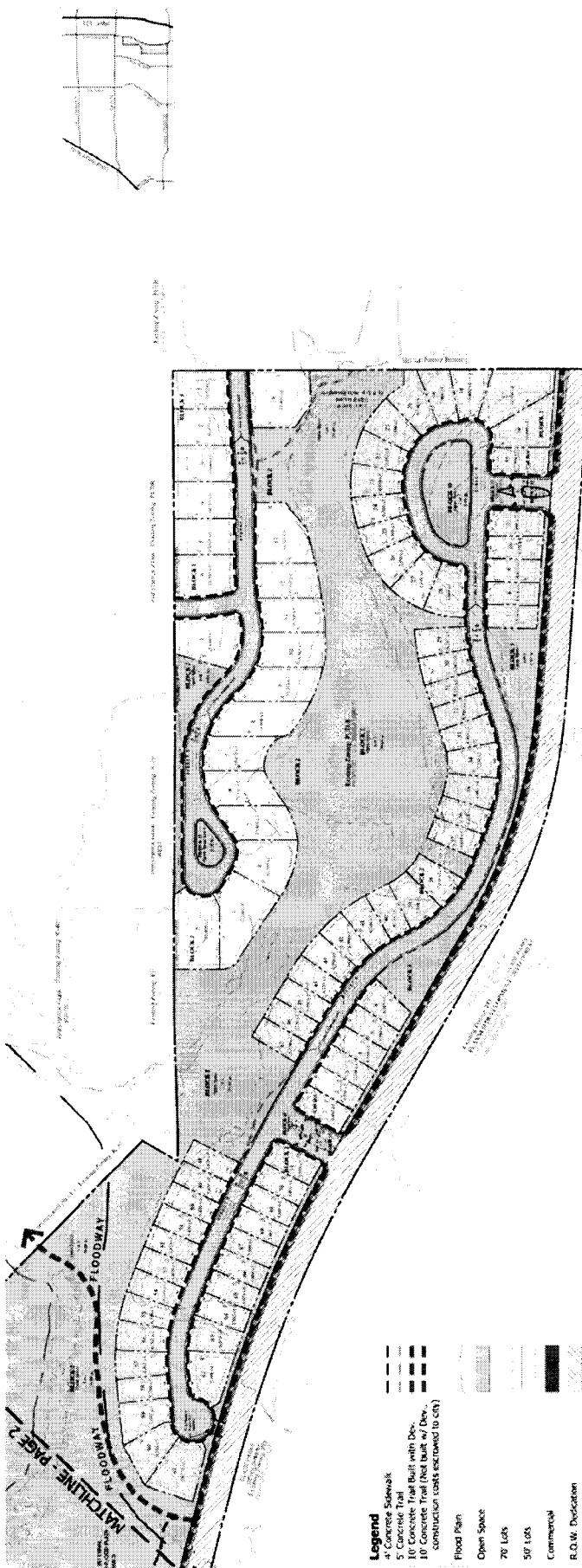
THENCE South 89°57'50" East with the south line of said Hoel tract, approximately 38.00 feet to the northwest corner of the tract described to Cheek-Sparger Properties, LLP., as recorded in Document No. 0206013089 of said Deed Records;

THENCE South 05°10'42" East, 58.85 feet to the beginning of a curve to the right;

THENCE southeasterly with said curve to the right, having a radius of 1058.63 feet, a central angle of 12°33'23", an arc length of 232.00 feet and a long chord of South 71°31'54" East at 231.54 feet;

THENCE South 65°18'09" East, 4.39 feet to said north City limit line of the City of Bedford and south City Limit line of the City of Colleyville;

THENCE North 89°52'47" West with said common City Limit line, 1065.70 feet to the place of beginning and containing 4.438 acres of land, more or less.



Site Data Summary Chart

Single Family Residential Lots	228
Commercial Lots	1
Common Areas	17
COMMERCIAL	1.90 ac.
Commercial Sites	
RESIDENTIAL	41.50 ac.
Residential Lots	30.51 ac.
Open Space	13.19 ac.
R.O.W. Dedication	94.44 ac.
GROSS AREA	96.36 ac.
Residential Lot Summary	
Residential Lots	228
Minimum Building Lot Area	5,000 s.f.
Average Building Lot Area	8,311 s.f.
Common Areas	17
L.U.D. / Zoning	
Existing Zoning	PUD-R
Proposed Zoning	PUD-A

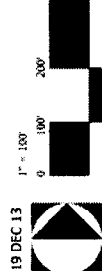
NOTES:

- Planning Area A - Front Setbacks are 20', or 15' with a swing garage.
- Planning Area A - Rear Setbacks are 30' Typical
- Planning Area A - Side Setbacks are 5'
- Planning Area B - Front Setbacks are 20', or 15' with a swing garage
- Planning Area B - Rear Setbacks are 10' Typical
- Planning Area B - Side Setbacks are 5'
- Planning Area C - Front Setbacks are 20', or 15' with a swing garage
- Planning Area C - Rear Setbacks are 10' Typical
- Planning Area C - Side Setbacks are 5'
- There will be no outside storage onsite
- Open space lots & landscape elements will be maintained by the Homeowners Association (HOA).

Zoning Exhibit for
Zoning Change Request
For PUD-R Amendment
Case # ZC13-017
Zoning Case # ZC13-017

Creekside at Colleyville

Phase 2 Development Plan



19 DEC 13

Owner:
Harrington Family
7000 Cherry Bark Lane
North Richland Hills, TX 76182

Applicant:
Terra / Marina, L.L.C.
395 W. State Hwy. 114, Suite 300
Southlake, TX 76092
Contact: Paul Spain

Planner:
SAGE GROUP, INC.
Paul Harrington
Marina Harrington
Landscape Architecture
1135 N. Central Ave. Ste. 200
Southlake, Texas 76092
(817) 414-1414

Exhibit "C" Detailed Site Plan - Page 2

- Legend**
- 4" Concrete Sidewalk
 - 5" Concrete Trail
 - 10" Concrete Trail Built with D.C.
 - 10" Concrete Trail (Not Built with D.C.)
 - CONSTRUCTION (roads increased to 10')

- Fixed Plant**
- Open Space
 - 70' LOTS
 - 50' LOTS
 - Commercial
 - R.O.W. Dedication

Site Data Summary Chart

Single Family Residential Lots	228
Commercial Lots	17
Common Areas	1.90 ac.
COMMERCIAL	
Commercial Sites	43.50 ac.
RESIDENTIAL	38.51 ac.
Residential Lots	13.19 ac.
Open Space	1.19 ac.
R.O.W. Dedication (on Heritage)	94.44 ac.
TOTAL RESIDENTIAL	94.44 ac.
GROSS AREA	94.36 ac.

Residential Lot Summary

Residential Lots	228
Minimum Building Lot Area	5,000 s.f.
Average Building Lot Area	8,311 s.f.
Common Areas	17

L.U.D. / Zoning
 Existing Zoning: PUD-R
 Proposed Zoning: PUD-R

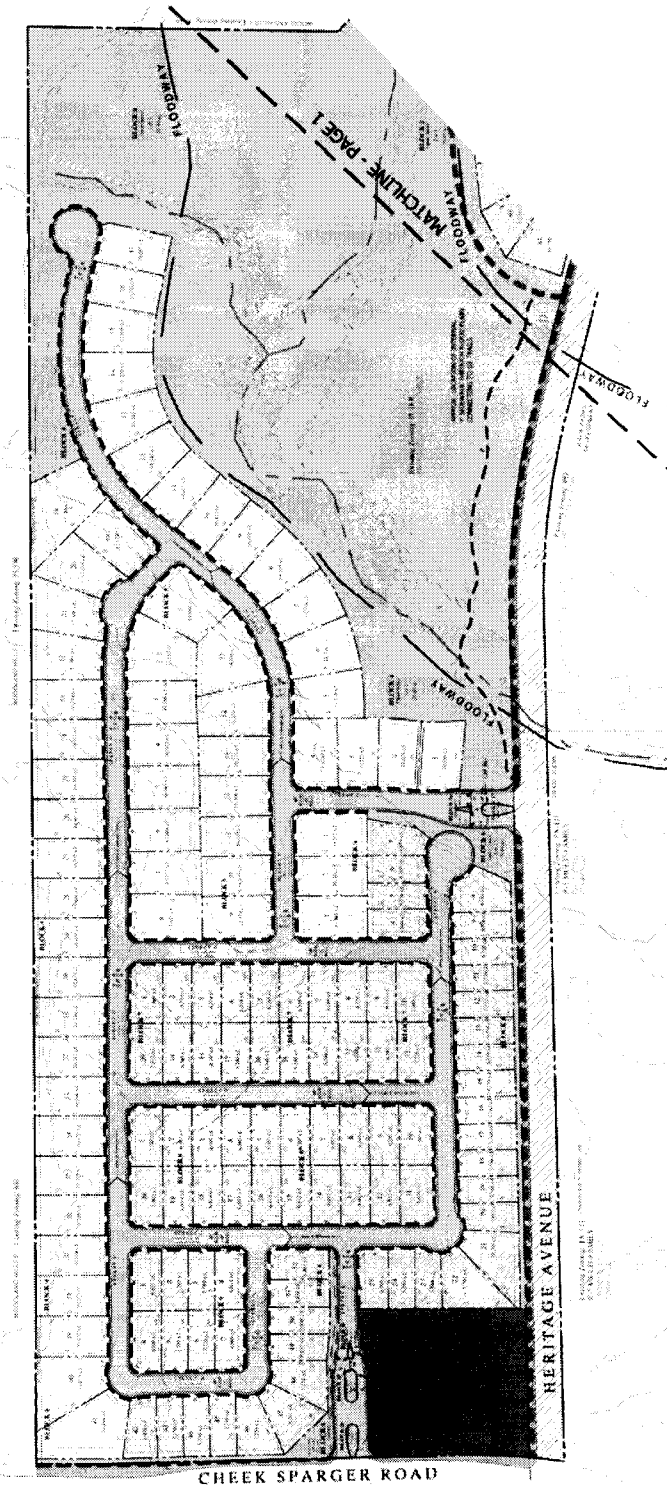
- NOTES:**
- Planning Area A - Front Setbacks are 20' or 15' with a swing garage
 - Planning Area A - Rear Setbacks are 30' Typical
 - Planning Area B - Front Setbacks are 20' or 15' with a swing garage
 - Planning Area B - Rear Setbacks are 10' Typical
 - Planning Area B - Side Setbacks can be a corner-lot (10' or 15' from street)
 - There will be no outdoor storage outside
 - Open space lots & landscape easements will be maintained by the Homeowners Association (HOA).

Zoning Exhibit for
 Zoning Change Request
 For PUD-R Amendment
 Case # ZC13-017

Zoning Case #ZC13-017

Creekside at Colleyville

Colleyville, Tarrant County, Texas PAGE 2 / 2



Applicant:

Terra / Numa, LLC
 395 W. State Hwy. 114, Suite 300
 Southlake, TX 76092
 Contact: Paul Spain

Planner:

SAGE GROUP, INC.
 1100 N. Central Ave., Ste. 200
 Southlake, Texas 76092
 TEL: 817-424-2626

19 DEC 13

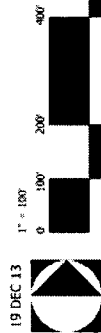
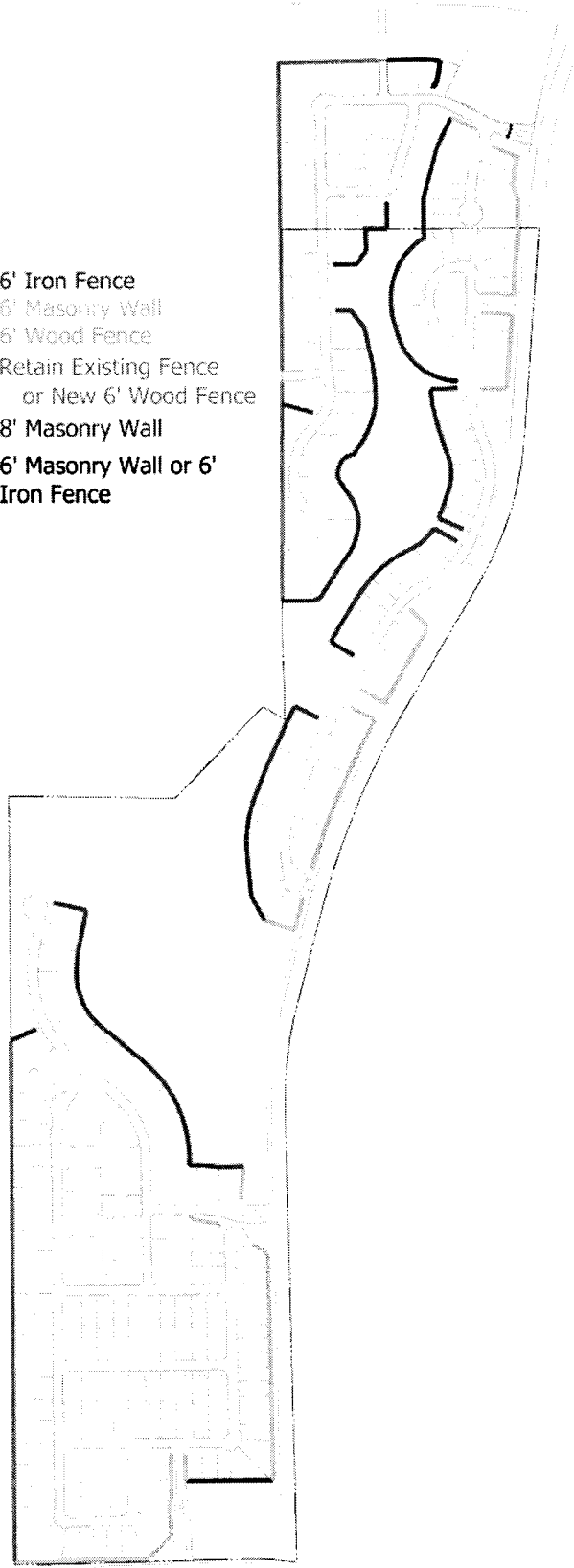


Exhibit 'D'

6' Iron Fence
6' Masonry Wall
6' Wood Fence
Retain Existing Fence
or New 6' Wood Fence
8' Masonry Wall
6' Masonry Wall or 6'
Iron Fence



Owner:
Harrington Family
7000 Cherry Bark Lane
North Richland Hills, TX 76182

Applicant:
Terra / Manna, L.L.C.
395 W. State Hwy. 114, Suite 300
Southlake, TX 76092
Contact: Paul Spain

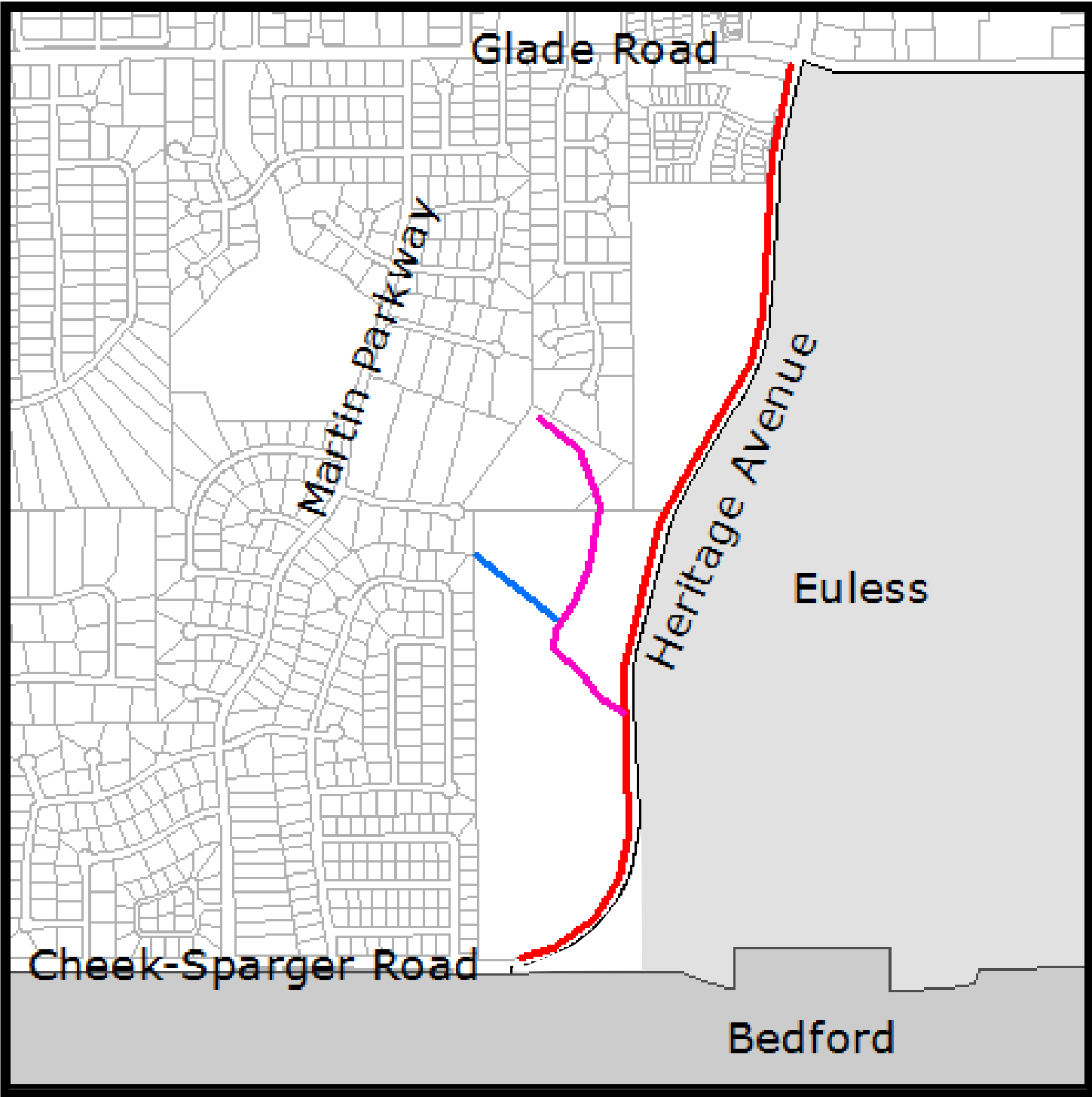
Planner:
SAGE GROUP, INC.
Master Planning
Urban Design
Architecture
Landscape Architecture
1130 N. Carroll Ave., Ste. 200
Southlake, Texas 76092
TEL: 817-424-2526

18 DEC 13

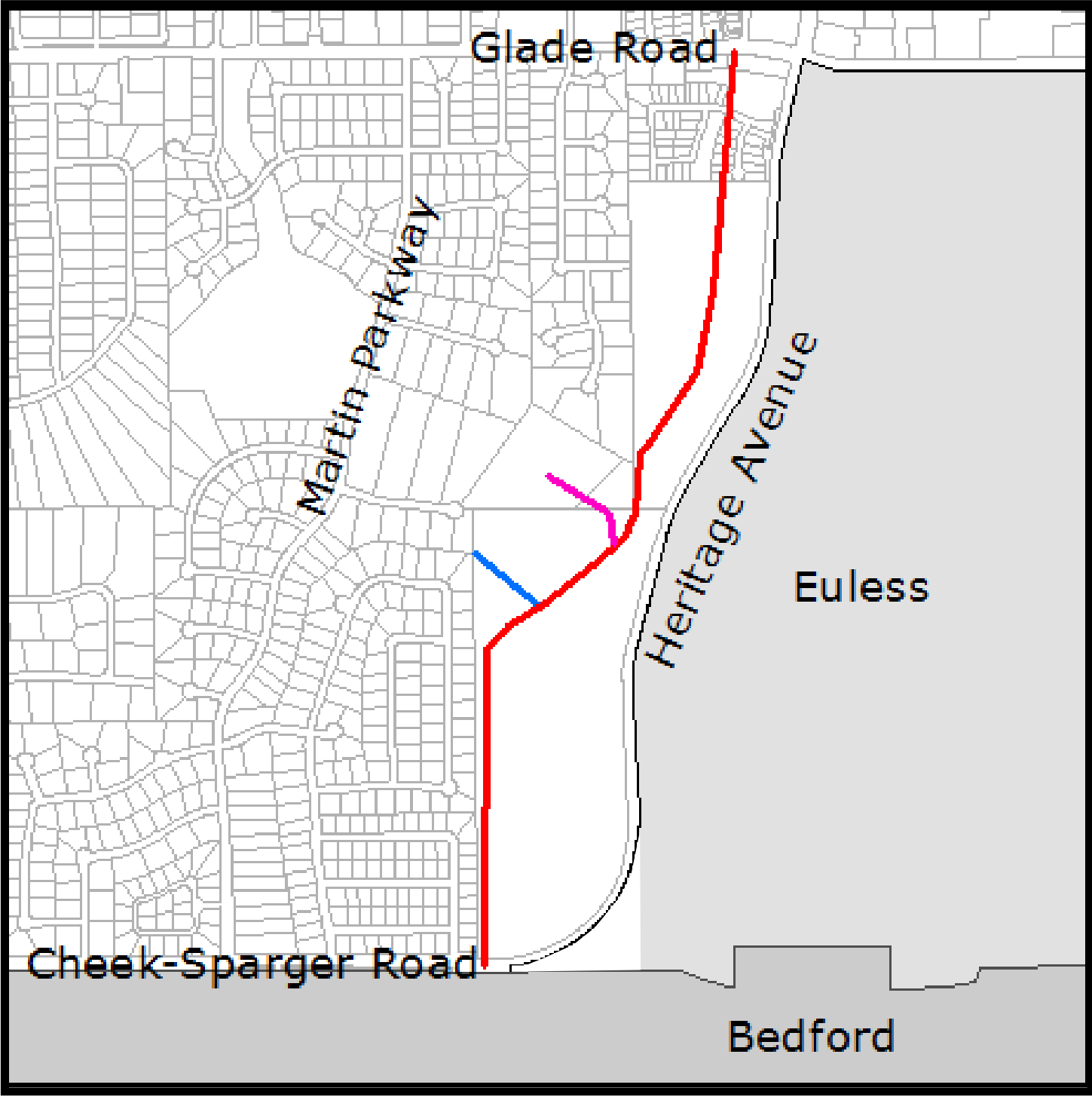


Wall/Fence Diagram

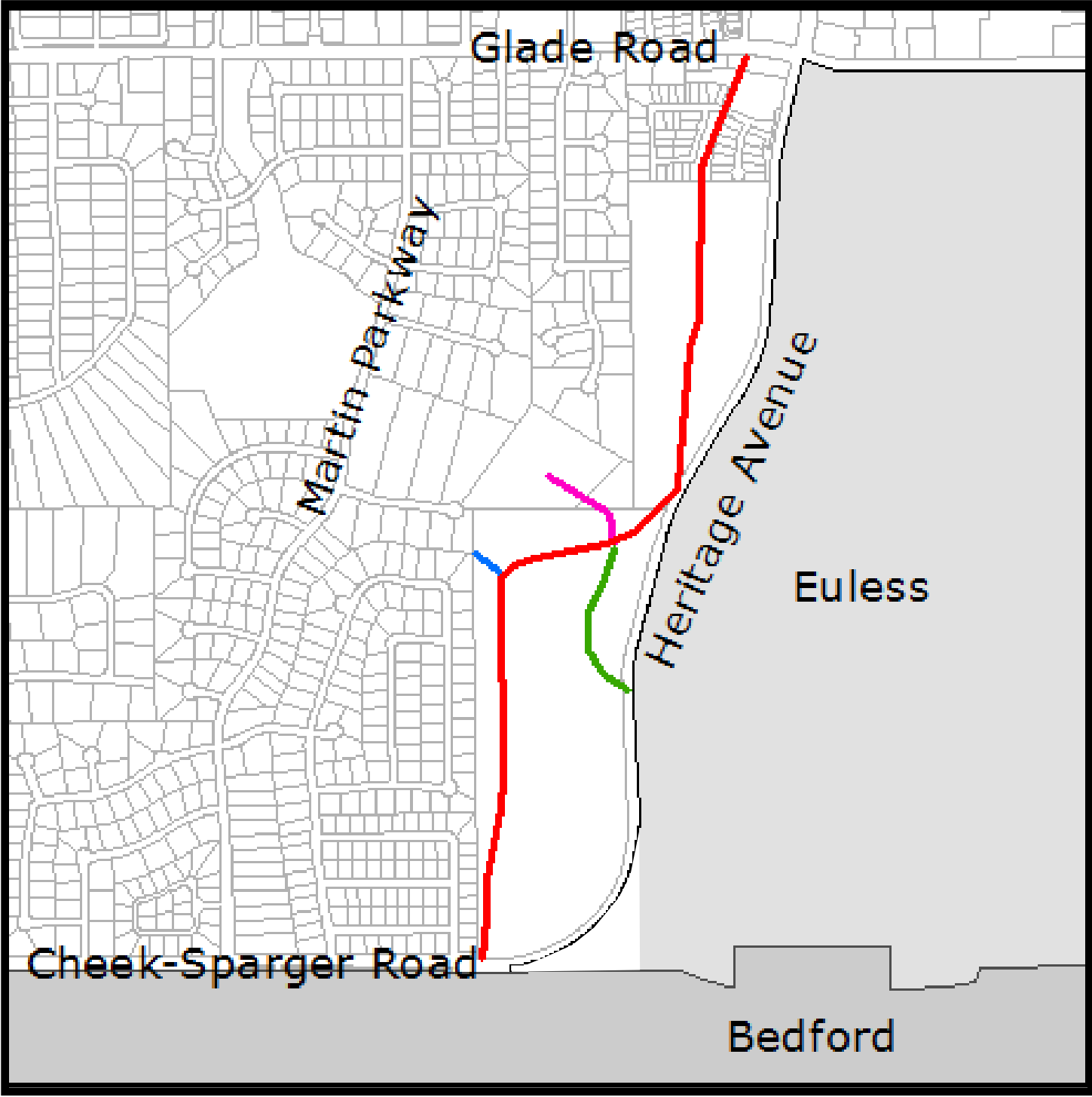
Trail Overview Exhibit



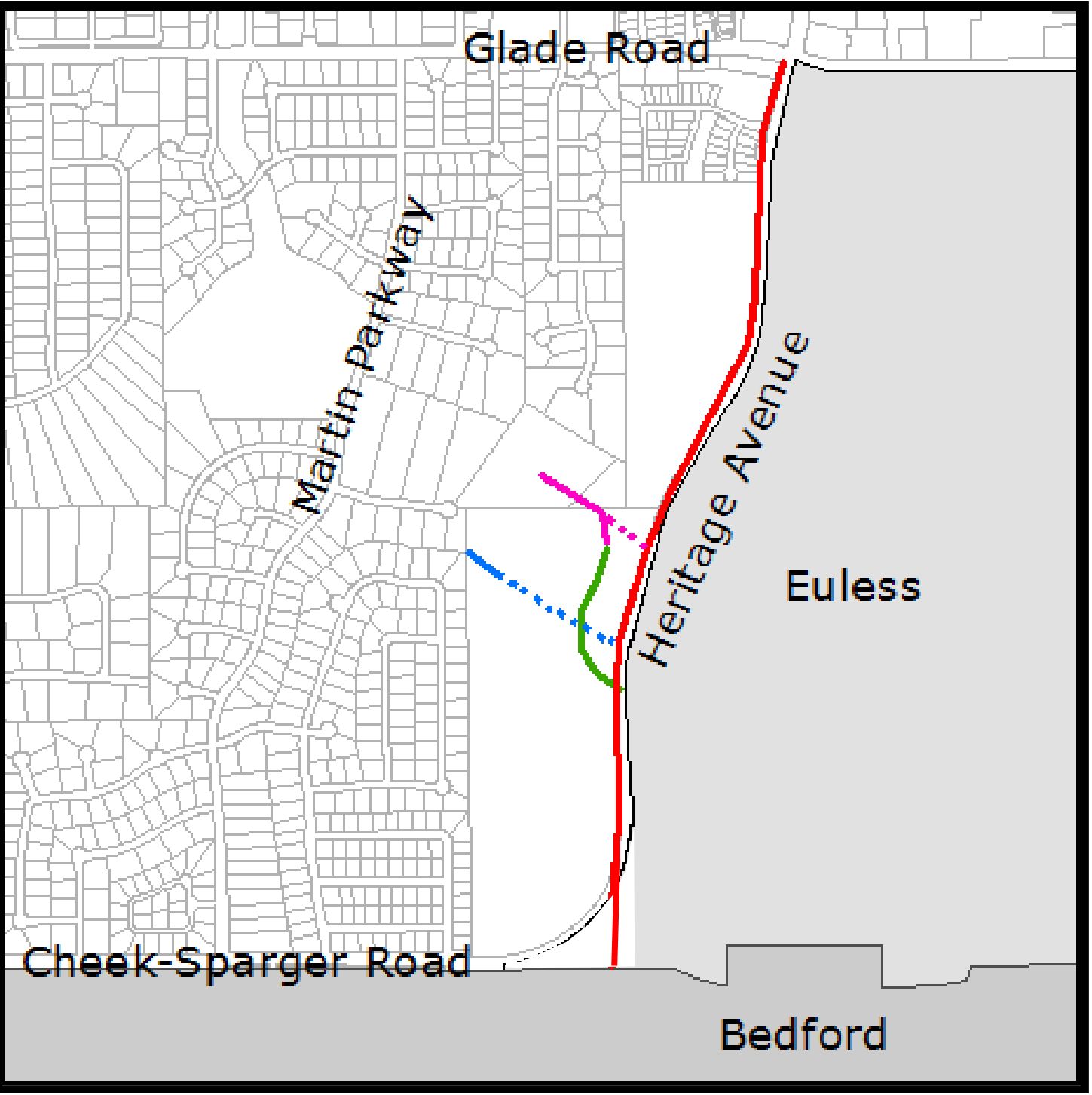
- Trail 24** Heritage Trail
- Trail 26** E. Little Bear II
- Trail 25** Woodland Hills Trail Extension



- Trail 24** Heritage Trail
- Trail 26** E. Little Bear Creek Extension
- Trail 25** Woodland Hills Extension



- Trail 26** Heritage Trail
- Trail 28** E. Little Bear Creek Extension
- Trail 27** Woodland Hills Extension
- Trail 29** Little Bear Creek—Far East



- Trail 26** Heritage Trail
- Trail 28** E. Little Bear Creek Extension
- Trail 27** Woodland Hills Extension
- Trail 29** Little Bear Creek—Far East

Adoption of
Colleyville Pathways
Resolution R-98-1414

1998

Adoption of 2005
Colleyville Pathways Plan
Resolution R-05-2609

2005

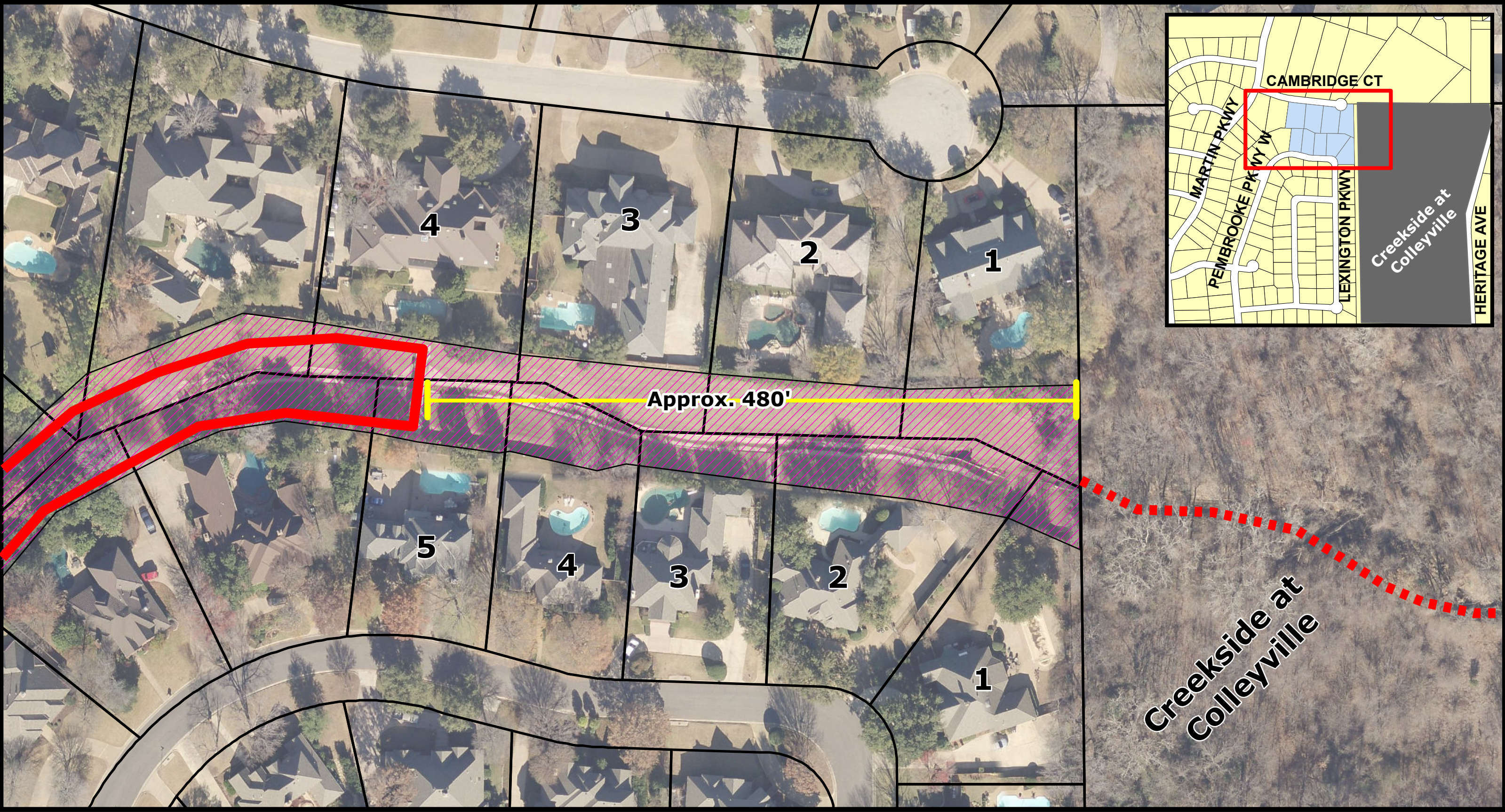
Adoption of 2011 Parks, Recreation
and Open Space Master Plan
Resolution R-11-3433

2011

Creekside PUD-R
Ordinance O-13-1899

2013

This exhibit was prepared as a visual aid. The scale and alignment of trails does not reflect survey grade data.



**Woodland Hills Extension Exhibit
Trail 27**



This exhibit was prepared as a visual aid. The elements represented do not reflect survey grade data.



RESOLUTION R-15-3867

A RESOLUTION REMOVING TRAILS 27, 28, AND 29, FROM THE PARKS AND TRAILS MASTER PLAN MAP, ADOPTED AS PART OF THE 2011 PARKS, RECREATION AND OPEN SPACE MASTER PLAN

WHEREAS, 2005 Colleyville Pathways Plan has since been amended and subsumed into the 2011 Parks, Recreation and Open Space Master Plan, which includes the Parks and Trails Master Plan Map, with the approval of Resolution R-11-3433; and

WHEREAS, based on a review of the Parks and Trails Master Plan Map, the City Council determines that changes should be made to the Map; and

WHEREAS, Trails 27, 28, and 29 are no longer necessary to make a connection to the Heritage Trail (26) per the requirements of Ordinance O-13-1899; and

WHEREAS, all legal prerequisites for the approval of this Resolution have been met, including but not limited to the Open Meetings Act; and

WHEREAS, the City Council hereby determines that the approval of this Resolution is in the best interests of the health, safety, and welfare of the public.

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

Sec. 1. THAT Trails 27, 28, and Trail 29 shall be removed from the Parks and Trails Master Plan Map effective immediately.

AND IT IS SO RESOLVED.

PASSED BY A VOTE OF _____ AYES, _____ NAYS, AND _____ ABSTENTIONS ON THIS THE 21ST DAY OF APRIL 2015.

ATTEST:

CITY OF COLLEYVILLE

Amy Shelley, TRMC
City Secretary

David Kelly
Mayor



City of Colleyville City Council Agenda Briefing

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

Agenda Number 5b	Agenda Date 04/21/2015	Number Resolution R-15-3868
Type Regular Agenda Items		
Department Community Development		

Title

Consideration of a final plat on 31.301 acres of Abstract 441 of the Jesse Doss Survey, located at 2800 Heritage Avenue, Creekside Phase Five of the Creekside at Colleyville Addition, Case PC15-003

Strategy Map Connection

There is no strategy map connection for this item.

Explanation

Reading and Public Hearing

Jay Volk, representing Creekside Colleyville Investment LLC, has submitted a request to approve the Phase Five final plat for the Creekside at Colleyville addition, which includes 41 single family residential lots and two open space lots on 31.301 acres. The Phase One final plat was approved by the City Council on November 19, 2013, and is currently under construction. The Phase Two final plat was approved by the City Council on July 15, 2014. The Phase Three final plat was approved by City Council on August 19, 2014. The Phase Four final plat is currently in review. The Phase Five final plat is consistent with the preliminary plat (attached), which was approved by the City Council on July 15, 2014 by the attached Resolution R-14-3766.

City Council Approval Required. On January 21, 2014 the City Council approved amendments to Chapter 8-Plat Review Procedures in the Land Development Code such that most plats required final approval only from the Planning and Zoning Commission. The remaining plats that require final City Council approval are preliminary plats and final plats that involve more than one phase.

Detailed Site Plan. A detailed site plan was approved for Phase Two of the Creekside at Colleyville by Ordinance O-13-1899 (attached). The site plan approved by Ordinance O-13-1899 has been broken into four phases (Phase Two, Three, Four, and Five) for final platting purposes. The Phase Five final plat complies with the approved site plan attached to Ordinance O-13-1899.

Zoning and Land Use. A re-zoning request for PUD-R-Planned Unit Development Residential zoning district was originally approved by Ordinance O-07-1645 (attached).

Ordinance O-07-1645 was then amended by Ordinance O-13-1866 on March 5, 2013. Ordinance O-13-1866 (attached) provides a detailed development plan for Phase One

and includes other minor amendments.

Ordinance O-07-1645 and O-13-1866 was then amended by Ordinance O-13-1899 on December 17, 2013. Ordinance O-13-1899 provides a detailed development plan for Phase Two. Ordinance O-13-1899 also zoned the property at the northwest corner of Heritage Avenue and Cheek-Sparger Road, which was incorporated into the City by the attached boundary adjustment Ordinance O-12-1828.

The zoning requirements stated in Ordinance O-07-1645 include single-family detached residential as the primary use with a maximum density of 2.4 dwelling units per acre. The minimum lot sizes are 5,500 and 9,000 square feet, dependent on lot widths. The minimum lot widths are 50 and 70 feet.

Ordinance O-07-1645 also includes requirements for commercial use. All commercial properties shall only allow uses permitted in the following zoning districts that are either: (1) State of Texas sales tax generating businesses, or (2) professional offices: CN-Neighborhood Commercial zoning district, the CC1-Village Retail zoning district, and the CC2-Shopping Center zoning district.

Private Streets/Access. The development will have access from both Heritage Avenue and Cheek-Sparger Road. All streets serving the development will contain a minimum of 40 feet of right-of-way, measured from curb-back to curb-back, with five (5) foot easements on both sides. All streets within the subdivision will be private and maintained by the homeowners' association. This development will be developed as a gated community with private streets in accordance with Chapter 10-Private Streets and Gate Entrances of the Land Development Code.

Heritage Avenue Right-of-Way Waiver. On March 18, 2014, the City Council approved a right-of-way dedication waiver for Heritage Avenue in conjunction with the original approval of the preliminary plat. Eighty feet of right-of-way is required for Heritage Avenue based on the recommendation of the Master Thoroughfare Plan. Heritage Avenue is classified as a Major Collector (four lane) on the plan. The applicant was allowed to dedicate only 65 feet of right-of-way along the southern portion of Heritage Avenue south of Little Bear Creek after showing that they could fit a four lane road cross-section into 65 feet of right-of-way. The Phase Five final plat dedicates the necessary right-of-way.

Sidewalks and Trails. Four (4) foot sidewalks will be installed in front of each residential lot within dedicated easements. A ten (10) foot wide concrete trail shown as Trail 24 on the 2005 City of Colleyville Pathways Plan (now referred to as Trail 26 on the currently adopted 2011 Parks, Recreation and Open Space Master Plan) will be constructed by the developer along the west side of Heritage Avenue, prior to the acceptance of public improvements. This will include a pedestrian bridge crossing of Little Bear Creek. The trail will be located within a dedicated Public Pedestrian Easement. Trail 24 was realigned to the western side of Heritage Avenue by Ordinance

O-13-1899. Item 5a on this agenda is a resolution to remove Trails 27, 28, and 29 from the 2011 Parks, Recreation and Open Space Master Plan. With these trails removed, there are no additional trail requirements on the Creekside at Colleyville Phase Five final plat. If Trail 27 is not removed from the 2011 Parks, Recreation and Open Space Master Plan, a 15 foot wide Public Pedestrian Easement will be required from Heritage Avenue west to the Woodland Hills Addition. Reference the attached Trail Overview Exhibit for clarification on trail numbers and locations. The final plat for Phase Five that is being presented for approval has Trail 27 removed from the plat. If agenda item 5a that removes Trail 27 from the 2011 Parks, Recreation and Open Space Master Plan is not approved, Trail 27 will need to be added to the final plat.

Drainage. The developer has submitted a preliminary drainage analysis of the site and it has been reviewed and approved by Public Works.

Development Fees. Park land dedication fees are required, in the amount of \$1,802 per residential lot. Park land dedication fees are due at the time of final plat, and must be paid before the final plat is recorded with the County Clerk's office. For the 41 single family lots within Phase Five, a total of \$73,882 will be due.

Water, wastewater, and roadway impact fees are due at the time a building permit is issued. Water and wastewater impact fees will depend upon meter size and will be assessed according to Chapter 13-Impact Fees of the Land Development Code. Minimum water impact fees are \$2,491 and minimum wastewater impact fees are \$643. Perimeter street improvement fees are not required for this plat, as the amount of impact fees exceeds the total cost of the perimeter street improvement fees for Heritage Avenue. Roadway impact fees in the amount of \$4,941 per residential lot will be due at the time a building permit is issued. Roadway impact fees will total \$202,581 for Phase Five.

Screening Walls and Fences. Perimeter fencing along Heritage Avenue will only be required immediately adjacent to lots, and not be required where floodplain or open space is adjacent to Heritage Avenue. Perimeter fencing that currently exists along the west side of the proposed development will remain.

Ordinance O-13-1899 amended Ordinance O-07-1645, Section 4(7)b to read as follows: *"A six (6) foot masonry wall shall be built along the perimeter of the subdivision along Heritage Avenue, Glade Road, and Cheek-Sparger Road. The design for such wall shall be stamped and sealed by a licensed engineer."* Except as noted above, all fences shall be constructed per Exhibit "D" of Ordinance O-13-1899.

Landscaping and Tree Preservation. A Tree Preservation Plan consistent with Chapter 5-Tree Preservation of the Land Development Code has been approved for the entire Creekside development. Tree protection must be installed and maintained, per the approved Tree Preservation Plan, throughout construction on the project. Landscaping shall be provided as specified in Chapter 4-Landscaping and Buffering of

the Land Development Code.

Planning and Zoning Commission Recommendation. At the March 23, 2015 Planning and Zoning Commission meeting, the Phase Five final plat was approved by a vote of 5-0, with the condition that the developer provide an easement for Trail 25 (now Trail 27) if a connection to the Woodland Hills neighborhood could be provided. There is an existing 50' Pedestrian, Drainage and Utility Easement on Lot 50 of the First Filing of Woodland Hills, and a 50' Pedestrian, Drainage and Utility Easement on Lot 85 in the Second Filing of Woodland Hills, and Trail 25 (now Trail 27) can be connected from Creekside to the Woodland Hills neighborhood at this dedicated Pedestrian, Drainage and Utility Easement. However, there is approximately 480 feet between this connection point and the terminus of the existing trail within Woodland Hills. As the trail in the Woodland Hills addition is located in a Pedestrian, Drainage and Utility Easement on private property, held by individual homeowners, connection of the final 480 feet would require coordination of up to five individual property owners to allow the connection to be made. Additionally, the cost of constructing the final connection would need to be funded by the City; therefore, staff recommended the removal of this trail segment from the Parks and Trails Master Plan.

Summary. The proposed development satisfies the requirements of PUD-R Planned Unit Development-Residential Ordinances O-07-1645, O-13-1866, and O-13-1899 and the Land Development Code.

Financial Impact

There is no financial impact to the City.

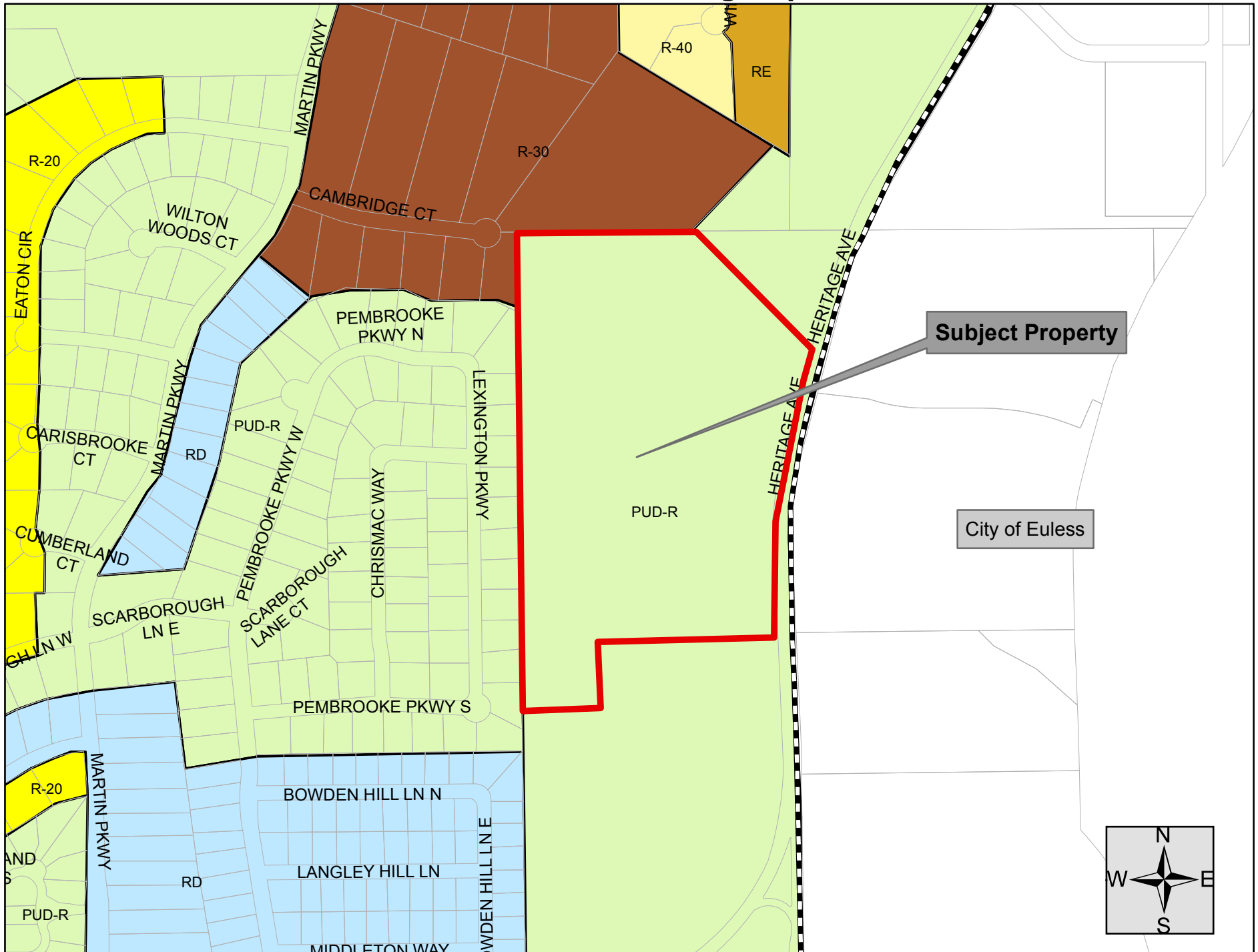
Recommendation

Approve

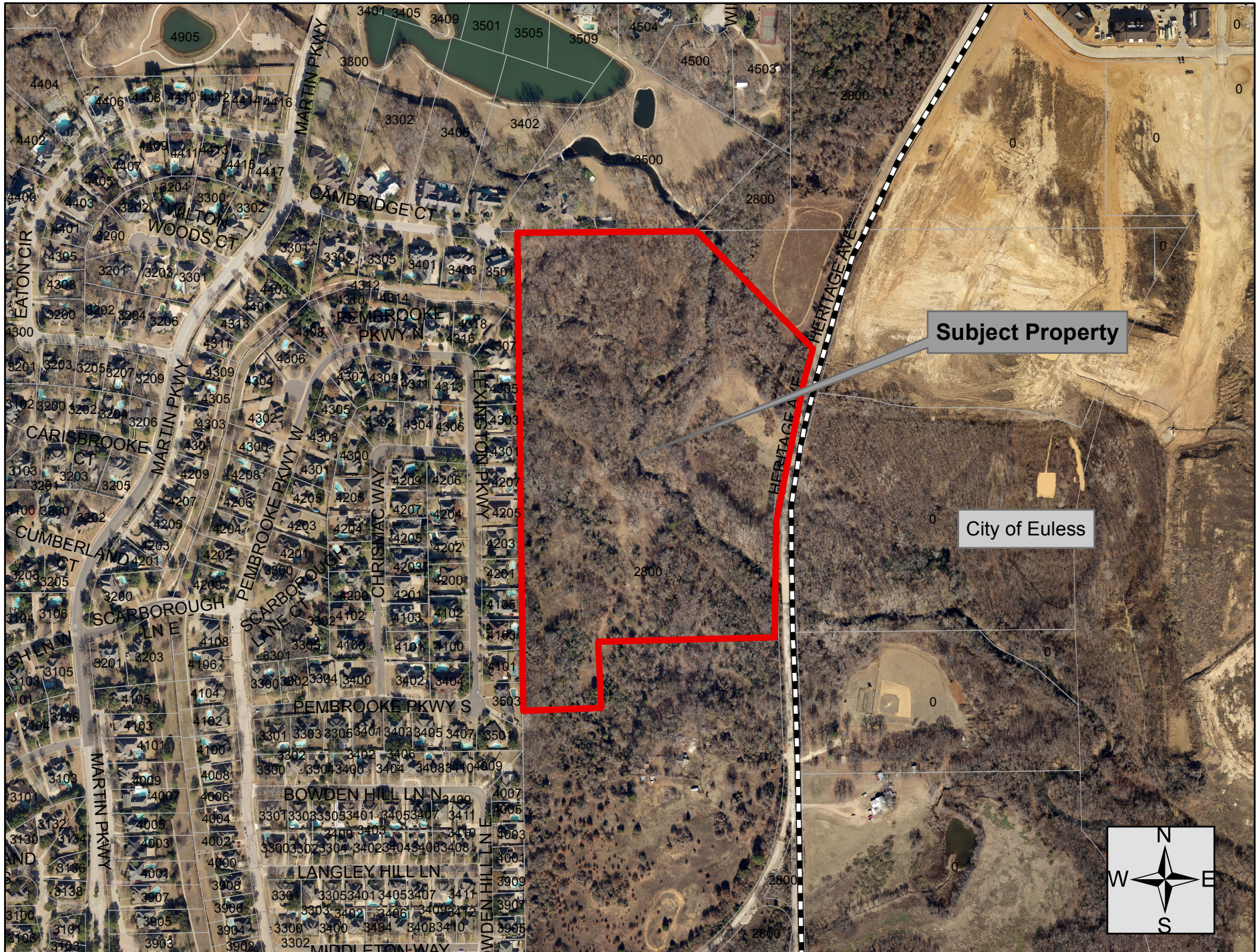
Attachments

1. Location and Zoning Map
2. Aerial
3. Phase Five Final Plat
4. Resolution R-14-3766
5. Ordinance O-13-1899
6. Ordinance O-07-1645
7. Ordinance O-13-1866
8. Ordinance O-12-1828
9. Preliminary Plat
10. Trail Overview Exhibit
11. Resolution R-15-3868

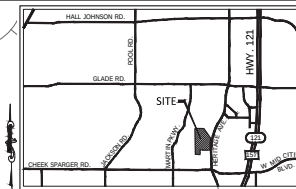
Location and Zoning Map



Aerial



Phase Five Final Plat



LEGEND	
D.E.	DRAINAGE EASEMENT
U.E.	UTILITY EASEMENT
D.U.E.	DRAINAGE/UTILITY EASEMENT
P.U.D.E.	PEDESTRIAN, DRAINAGE & UTIL. ESMT.
B.L.	BUILDING LINE
C1	CURVE NO.
L1	LINE NO.
●	1/2" IRON ROD FOUND
●	1/2" IRON ROD SET WITH A YELLOW PLASTIC CAP STAMPED "JVC"
<CM>	CONTROL MONUMENT
●	POINT OF TANGENCY

- NOTES:
 - 1. Internal streets (Lot 1, Block 16) are to be private and shall have no roadway utility and drainage easements.
 - 2. Lot 18-19, Block 5 shall be open space/common area for trails owned and maintained by the H.O.A.
 - 3. All easements shall comply with the following:
 - a. Minimum easement width: 30' (0.000, s. 10.000, s. per Ordinances 07-1645 and 03-1889).
 - b. Any front-facing garage must be set back a minimum of 20' from the front property line.
 - 4. This plan is subject to the requirements of the PUD Ordinances 07-1645, 03-1886 and 03-1589.
 - 5. The site is within the jurisdiction of the following:
 - a. The existing 100' wide easement for the Big Bend Hydrological PUD floodplain info study "Little Bear Creek Tributary" dated 6-24-2014 and will be reviewed through the LOPAS process.
 - 6. All lot corners maintained with a 1/2" iron rod with yellow plastic cap stamped "JWC" unless otherwise noted.
 - 7. The site is within the jurisdiction of the following:
 - a. The existing 100' wide easement for the Big Bend Hydrological System, Texas North Central Zone 4202 by using the Topcon 4202 real time kinematic survey with antennas in Dallas, California, Tarrant, Elites, Hunt, Denton and Kaufman counties. Elevations are confirmed and verified by the city of Dallas geospatial department by using a high precision grade model.

DRAINAGE EASEMENT RESTRICTION:
No construction or filling without the written approval of the City of Collegeville 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 part to the request. Where construction is permitted, all finished floor elevations shall be a minimum of two feet above the 100-year flood elevation.

FLOODWAY EASEMENT RESTRICTION:
No construction shall be allowed within a floodway easement without the written approval of the City of Coleville, and then only after detailed engineering plans and studies show that no flooding will result.

FINAL PLAT
CREEKSIDE AT COLLEYVILLE
PHASE FIVE

31.301 acres in the
JESSE DOSS SURVEY, A-441
41 Single Family Lots and
2 Open Space Lots
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS

Owner/Applicant:
M/i Homes Of DFW, LLC
405 State Highway 121, Suite A-210
Lewisville, TX 75067
972-315-6440

Owner/Applicant:
Creekside at Colleyville Homeowner
Association, Inc.
c/o Terra Land Management, Inc.
305 W. Northwest Parkway, Suite 200

Engineer/Surveyor:
J. Volk Consulting, Inc.
800 E. Campbell Rd., Suite 120
Richardson, Texas 75081
972-201-3100



J. VOLK
consulting
800 East Campbell Road, Suite 120
Richardson, Texas 75081
972.201.3100 Texas Registration No. F-1196

Parcel Line Table			Parcel Line Table			Curve Table					
Line	Length	Direction	Line	Length	Direction	Curve #	Length	Delta	Chord Length	Chord Bearing	
L1	40.88	58° 17' 43" A	L13	24.09	53° 07' 00" E	C1	37.131	250.00	0003237.1	37.08	38° 14' 48" E
L2	68.86	58° 07' 37" E	L14	14.26	53° 43' 00" E	C2	47.850	200.00	0003767.8	47.85	58° 02' 37" E
L3	21.23	54° 13' 14" W	L15	15.90	50° 26' 35" E	C3	5.29	100.00	0000042.9	5.29	50° 00' 00" E
L4	14.12	14° 14' 11" W	L16	17.00	50° 26' 35" E	C4	32.325	200.00	0003766.3	32.30	58° 02' 37" E
L5	8.92	50° 26' 35" E	L17	5.53	50° 27' 01" E	C5	125.856	450.00	1607003.5	126.83	52° 14' 52" E
L6	10.83	58° 17' 43" A	L18	10.83	58° 17' 43" A	C6	25.135	450.00	2170481.3	25.12	58° 06' 56" E
L7	14.06	34° 07' 37" E	L19	58.29	58° 17' 19" E	C7	65.181	345.00	0147347.7	64.98	58° 02' 37" E
L8	12.14	10° 00' 56" W	L20	51.64	58° 17' 19" E	C8	354.86	200.00	0003766.3	354.86	58° 02' 37" E
L9	40.00	58° 07' 37" E	L21	20.05	53° 32' 39" E	C9	395.46	100.00	0000042.9	395.39	50° 00' 00" E
L10	14.14	58° 07' 37" E	L22	37.80	50° 49' 50" E	C10	395.46	100.00	0000042.9	395.39	50° 00' 00" E
L11	14.14	58° 07' 37" E	L23	37.80	50° 49' 50" E						
L12	14.14	58° 07' 37" E									

Planning and Zoning Commission Approval

WHEREAS The Planning and Zoning Commission of the City of Colleyville, Texas voted affirmatively on this ____ day of _____, 20____, to approve this Plat.

Chairman, Planning and Zoning Commission

Attest: Secretary, Planning and Zoning Commission

City Council Approval

WHEREAS The City Council of the City of Colleyville, Texas voted affirmatively on this ____ day of _____, 20____, to approve this Plat.

Mayor, City of Colleyville

Attest: City Secretary

Phase Five Final Plat

DEDICATION CERTIFICATE:

WHEREAS, M/I Homes of DFW, LLC and Creekside at Colleyville Homeowners Association, Inc., are the owners of a tract of land situated in the JESSE DOSS SURVEY, ABSTRACT NO. 441, Tarrant County, Texas and being part of that tract of land described in Deed to M/I Homes of DFW, LLC, as recorded in Document No. D215048891, Deed Records, Tarrant County, Texas and being part of that tract of land described in Deed to Creekside at Colleyville Homeowners Association, as recorded in Document No. D214280487, Deed Records, Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the south line of Lot 49, Block 6 of WOODLAND HILLS ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas according to the Plat thereof recorded in Volume 388-156, Page 4, Plat Records, Tarrant County, Texas for the common northeast corner of said Tract 2 and northeast corner of Lot 50, Block 6 of said WOODLAND HILLS ADDITION;

THENCE South 89 degrees 33 minutes 40 seconds East, with the common north line of said Tract 2 and south line of said WOODLAND HILLS ADDITION, a distance of 585.41 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the common northeast corner of said Tract 2 and southeast corner of said Lot 49;

THENCE Southerly, with the east line of said Tract 2, the following four (4) courses and distances:

South 34 degrees 32 minutes 59 seconds East, leaving said common line, a distance of 801.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

South 14 degrees 19 minutes 43 seconds West, a distance of 49.98 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 18 degrees 18 minutes 16 seconds, a radius of 1,193.25 feet and a chord bearing and distance of South 07 degrees 09 minutes 01 seconds West, 379.59 feet;

Southerly, with said curve to the left, an arc distance of 381.21 feet to a 1/2 inch iron rod found for corner;

South 01 degrees 49 minutes 50 seconds East, a distance of 319.61 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 88 degrees 07 minutes 25 seconds West, leaving said east line, a distance of 64.80 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 43 degrees 14 minutes 17 seconds West, a distance of 21.23 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 88 degrees 11 minutes 36 seconds West, a distance of 149.53 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the right having a central angle of 08 degrees 30 minutes 19 seconds, a radius of 250.00 feet and a chord bearing and distance of North 87 degrees 33 minutes 14 seconds West, 37.08 feet;

THENCE Westerly, with said curve to the right, an arc distance of 37.11 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the left having a central angle of 07 degrees 28 minutes 52 seconds, a radius of 520.00 feet and a chord bearing and distance of North 87 degrees 02 minutes 31 seconds West, 67.85 feet;

THENCE Westerly, with said curve to the left, an arc distance of 67.90 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 03 seconds West, a distance of 136.62 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 45 degrees 41 minutes 00 seconds West, a distance of 14.12 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 33 minutes 44 seconds West, a distance of 5.09 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 26 minutes 05 seconds West, a distance of 9.92 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 03 seconds West, a distance of 175.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 01 degrees 21 minutes 37 seconds East, a distance of 310.02 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 08 seconds West, a distance of 128.71 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 45 degrees 26 minutes 31 seconds West, a distance of 14.06 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 06 minutes 10 seconds West, a distance of 12.14 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 53 minutes 50 seconds West, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 03 seconds West, a distance of 139.89 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner in the east line of WOODLAND HILLS ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas according to the Plat thereof recorded in Volume 388-166, Page 45, Plat Records, Tarrant County, Texas;

THENCE North 00 degrees 46 minutes 57 seconds West, with said east line, a distance of 1,697.15 feet to the POINT OF BEGINNING and containing 31,301 acres of land, more or less.

OWNERS DEDICATION:

NOW, THEREFORE, KNOW ALL PERSONS BY THESE PRESENTS:

THAT We, M/I Homes of DFW, LLC and Creekside at Colleyville Homeowners Association, Inc., do hereby adopt this plat designating the hereinbefore described property as CREEKSIDE AT COLLEYVILLE PHASE FIVE, 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 or 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, regulation, and resolutions of the City of Colleyville, Texas.

No construction shall be allowed within a floodway easement without the written approval of the City of Colleyville and then only after detailed engineering plans and studies show that no flooding will result.

WITNESS OUR HANDS at this _____ day of _____, 2015.

M/I Homes of DFW, LLC

By: _____
NAME:
TITLE:

STATE OF TEXAS §

COUNTY OF _____ §

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 _____, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____

WITNESS OUR HANDS at this _____ day of _____, 2015.

Creekside at Colleyville Homeowners Association, Inc.

By: _____
NAME:
TITLE:

STATE OF TEXAS §

COUNTY OF _____ §

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 _____, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____

SURVEYOR'S CERTIFICATION:

KNOW ALL MEN BY THESE PRESENTS:

That I, Ryan S. Reynolds, a Registered Professional Land Surveyor, licensed by 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 of the most current Professional Land Surveying Practices Act.

Ryan S. Reynolds
Texas Registered Professional Land Surveyor No. 63885

STATE OF TEXAS §

COUNTY OF DALLAS §

Before me, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared Ryan S. Reynolds, 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.

GIVEN under my hand and seal of office, this ____ day of _____, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____

1. Lots 18-19 of Block 5 denotes the private access and private drainage easement owned by the Homeowners Association (HOA) of Creekside at Colleyville Phase Five.

2. The landowners and any subsequent owners of lots shown herein (the Lot Owners), jointly and severally, shall be responsible and liable for the construction, operation and maintenance of any private common areas or facilities in the addition created herein (the Addition), including but not limited to private streets, private entrance gates or structures, private walls and fences, private pedestrian access, private storm drainage systems, private lake, private open space and landscaping, and emergency access.

3. A HOA shall be established by the subdivider or developer to operate and/or maintain the aforementioned private common areas or facilities.

4. The City of Colleyville, Texas (the City) shall not be responsible for maintaining any of the aforementioned private common areas or facilities. The City will maintain only the public water and sanitary sewer systems in utility easements accepted by the City.

5. The HOA, lot owners, and landowners shall not seek maintenance from the City except for the aforementioned public water and sanitary sewer systems in utility easements accepted by the City.

6. Any public utility entities, including the City, shall have the right at all times of ingress and egress to and from and upon the utility easements shown herein for the purpose of construction, reconstruction, inspection, patrolling, maintaining, and adding to or removing all or part of its respective systems. Except for private storm drainage systems, private streets and related entrance gates or structures that are approved by the City, no buildings, fences, structures, trees, shrubs, or other improvements or growths shall be constructed or placed upon, or across said public utility easements. Any public utility entity, including the City, shall have the right to remove and keep removed all or parts of any buildings, fences, structures, trees, shrubs, or other improvements or growths which may in any way endanger or interfere with its respective systems within said utility easements.

7. The City shall have the right at all times to remove and keep removed any vehicle or obstacle that impairs emergency access in the emergency access easements shown herein.

8. Any governmental entities, including the City, shall have the right at all times of ingress and egress to and from and upon the private access easements shown herein for any purpose related to the exercise of a governmental service or function.

9. If the HOA or lot owners fail to maintain reliable access to any public utility or governmental entities for purposes stated hereinabove, the City may enter the Addition and remove any entrance gate or structure which is a barrier to access at the sole expense of the HOA or lot owners on a pro-rata share formula.

10. The construction, reconstruction or repair of any private streets within the Addition must meet the approval of the Director of Public Works and comply with the specifications of the City for public streets at the time of construction, reconstruction or repair. The construction, reconstruction or repair of any entrance gate and structure for the Addition must meet the approval of the Engineering Department and Fire Department of the City.

11. The installation or replacement of all traffic regulatory signs along the private streets must conform to the Texas Manual of Uniform Traffic Control Devices.

12. The HOA and lot owners agree to release, indemnify, defend and hold harmless the city, its officers, agents, licensees, servants and employees, from and against any and all claims or suits for property damage or loss and/or personal injury, including death, to any and all persons, of whatsoever kind of character, whether real or asserted, arising out of or in connection with, directly or indirectly: (a) the reasonable use of the private streets, emergency access, utility easements, entrance gate or structure by the city, its officers, agents, licensees, servants and employees; (b) the condition of the private streets, private entrance gates or structures, private walls and fences, private pedestrian access, private storm drainage systems and emergency access; or (c) any use of the addition by the city, its officers, agents, licensees, servants and employees for any purpose stated hereinabove, whether or not caused, in whole or in part, by alleged negligence or officers, agents, servants, employees, contractors, subcontractors, licensees or invitees of city, the HOA shall be responsible for carrying liability insurance to meet the requirements in this paragraph.



VICINITY MAP
N.T.S.

BENCHMARKS:

1) 2" brass disc in top of curb at south end of median in centerline of Marlin Street located 23' east of west back of curb. Also located 52' north of St. Albans from the centerline.

Northing = 7006375.864 Easting = 2394116.655 Elev. = 587.18'

2) 2" brass disc set in the southwest corner of a concrete pad in the southwest quadrant of Glade Road and Heritage Road, located 9' southwest of a traffic light pole, 65' west of the centerline of Heritage Road and 42.5' south of Glade Road.

Northing = 7006488.192 Easting = 2396465.156 Elev. = 584.76'

3) 2" brass disc on east back of curb of Winewood Court, located 6' south of the point of curvature in the cul-de-sac 46.4' northeast of the radius point.

Northing = 7004542.182 Easting = 2395257.402 Elev. = 576.69'

City Council Approval

WHEREAS The City Council of the City of Colleyville, Texas voted affirmatively on this ____ day of _____, 20____, to approve this Plat.

Mayor, City of Colleyville

Attest: City Secretary

FINAL PLAT CREEKSIDE AT COLLEYVILLE PHASE FIVE

31,301 acres in the

JESSE DOSS SURVEY, A-441

41 Single Family Lots and

2 Open Space Lots

CITY OF COLLEYVILLE

TARRANT COUNTY, TEXAS

Owner/Applicant:
M/I Homes of DFW, LLC
405 State Highway 121, Suite A-210
Lewisville, TX 75067
972-315-6440

Owner/Applicant:
Creekside at Colleyville Homeowners
Association, Inc.
c/o Terra Land Management, Inc.
395 W. Northwest Parkway, Suite 300
Southlake, Texas 76092
817-410-9201

Engineer/Surveyor:
J. Volk Consulting, Inc.
800 E. Campbell Rd., Suite 120
Richardson, Texas 75081
972-201-3100

16 April 2015

1" = 60'

SHEET 2 OF 2



RESOLUTION R-14-3766

A RESOLUTION APPROVING CITY COUNCIL ACTION UNDER CONSENT ITEMS AT THE REGULAR CITY COUNCIL MEETING OF JULY 15, 2014

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:

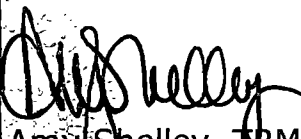
- Sec. 1. THAT the agenda decisions approved by City Council action under Consent Items as follows are hereby adopted:
- a. Approval of the minutes of the City Council worksession of June 30, 2014
 - b. Approval of the minutes of the regular City Council meeting of July 1, 2014
 - c. Approval of a revised preliminary plat for the Creekside at Colleyville Addition, located on 110 acres between Glade Road, Heritage Avenue, and Cheek-Sparger Road, Case PC14-011
 - d. Approval of a final plat for Phase Two of the Creekside at Colleyville Addition, located at 2800 Heritage Avenue, Case PC14-007
 - e. Approval of an Engineering Services Agreement with TranSystems, Inc., for the design of the improvements to Glade Road between Bransford Road and Manning Drive, in an amount not to exceed \$664,365, and authorize the city manager to execute the agreement
 - f. Approval of the disposal of obsolete and non-serviceable equipment and sale of vehicles
 - g. Approval of bid awards for medical and dental insurance to Blue Cross Blue Shield; vision insurance to Block Vision; life and accidental death and dismemberment and long-term disability insurance to Dearborn; and third-party administration of the flexible spending account and health reimbursement account to Total Administrative Services Corporation, and authorize the city manager to execute the agreements

- h. Approval of an Interlocal Agreement with North East Fire Department Association (NEFDA) for Capital Replacement Funding Procedures
- i. Approval of an Interlocal Assistance Agreement for Fire and Explosion Investigations, and authorizing the mayor to execute the agreement
- j. Approval of a contract with Pattillo, Brown and Hill, L.L.P., for audit services for fiscal year ended September 30, 2014, in the amount of \$43,725
- k. Approval of an update to the City's Strategic Plan

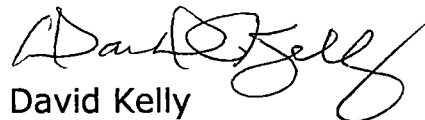
AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF 7 AYES, 0 NAYS, AND 0 ABSTENTIONS
ON THIS THE 15TH DAY OF JULY 2014.

ATTEST:


Amy Shelley, TRMC
City Secretary

CITY OF COLLEYVILLE


David Kelly
Mayor

ORDINANCE O-13-1899

AN ORDINANCE AMENDING ORDINANCE O-07-1645 AND ORDINANCE O-13-1866 CONDITIONS AND AMENDING THE OFFICIAL ZONING MAP AND CHANGING THE ZONING ON 4.4 ACRES LOCATED IN THE JESSE DOSS SURVEY AT THE NORTHWEST CORNER OF CHEEK-SPARGER ROAD AND HERITAGE AVENUE FROM THE AG-AGRICULTURAL DISTRICT TO THE PUD-R-PLANNED UNIT DEVELOPMENT RESIDENTIAL DISTRICT; PROVIDING FOR THE VIOLATION OF THIS ORDINANCE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INJUNCTIVE RELIEF; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City Council approved Ordinance O-07-1645 on November 27, 2007, to establish the zoning of 108.5 acres out of the Elizabeth Cox Survey, Abstract 352, the John H. Havens Survey, Abstract 685, the Jesse Doss Survey, Abstract 441, and the S.C.H. Witten Survey, Abstract 1734 under case Z-07-008; and

WHEREAS, the City Council approved Ordinance O-13-1866 on March 5, 2013, amending Ordinance O-07-1645 conditions and approving a detailed site plan for phase one of the development under case ZC12-031; and

WHEREAS, the applicant has requested an amendment to Ordinance O-07-1645 and Ordinance O-13-1866 and requests to rezone 4.4 acres located in the Jesse Doss Survey at the northwest corner of Cheek-Sparger Road and Heritage Avenue, acquired from the City of Euless in a boundary adjustment approved under Ordinance O-12-1828, so as to incorporate the property into the PUD authorized by Ordinance O-07-1645 under Case Z-07-008 and approve a detailed site plan for phase two of the development; 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 enact a new zoning ordinance; and

WHEREAS, the City Council has appointed a Planning and Zoning Commission to recommend the boundaries of the various original zoning districts and appropriate regulations be

enforced therein and to recommend a new zoning ordinance;
and

WHEREAS, the Planning and Zoning Commission has divided the City into districts and has prepared regulations pertaining to such districts in accordance with a comprehensive plan designed to lessen congestion in the streets; to secure safety from fire, panic, and other dangers; to promote health, general welfare; to provide adequate light and air; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration, among other things, to the character of the 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 Planning and Zoning Commission of the City of Colleyville and the City of Colleyville City Council, in compliance with the Charter of the City of Colleyville, and State Law with reference to changes to zoning classifications under the Zoning Ordinance Regulations and Zoning Map, having given the requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all the property owners generally, and to the persons interested and situated in the affected area and in the vicinity thereof, the governing body of the City of Colleyville is of the opinion that said change in zoning should be made.

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 amending Ordinance O-07-1645 and Ordinance O-13-1866.
- Sec. 3. THAT the Comprehensive Zoning Ordinance of the City of Colleyville, Texas, be, and the same is hereby amended by

changing the zoning of 4.4 acres located in the Jesse Doss Survey at the northwest corner of Cheek-Sparger Road and Heritage Avenue from the AG-Agricultural District to the PUD-R-Planned Unit Development Residential District, as depicted in the attached Exhibit "A" and described in Exhibit "B".

Sec. 4. THAT the Official Zoning Map of the City of Colleyville be amended to incorporate the zoning change approved herein.

Sec. 5. THAT the above described tract of land shall be subject to the following conditions:

1. DETAILED SITE PLAN REQUIREMENT

- a. Exhibit "C" shall be deemed to satisfy the site plan requirements of Ordinance O-07-1645 Section 4(2)a and Ordinance O-13-1866 Section 5(1)b. A full size copy of the site plan shall be kept on file in the Community Development Department until the final plat is approved, at which time a copy of the detailed site plan shall be kept in the plat file for this development. The phase two final plat shall be consistent with Exhibit "C".

2. GENERAL AMENDMENTS

- a. Section 5(2)e of Ordinance O-13-1866 is hereby deleted.
- b. The developer may enter into a City/Developer Agreement with the City of Colleyville for any required public improvements, in conjunction with this development. Said agreement, if submitted, shall be approved and executed prior to the filing of the final plat for phase two of the development.
- c. Prior to the issuance of a building permit for the 1.9 acre commercial tract shown at the southwest corner of the development on Exhibit C, the developer shall submit a detailed site plan which shall, at a minimum, meet the requirements of Section 3.23 J.K.6. of the Land Development Code, be consistent with Ordinance O-07-1645 and any subsequent amendments, and may also be required to show additional conditions provided in Section 3.23 M.b. of the Land Development Code. Further, such detailed site plan(s)

shall be considered as a legislative approval, subject to the sole discretion of the City Council upon the recommendation of the Planning and Zoning Commission.

- d. Section 4(7)b of Ordinance O-07-1645 is hereby amended to read as follows: A six (6) foot masonry wall shall be built along the perimeter of the subdivision along Heritage Avenue, Glade Road and Cheek Sparger Road. The design for such wall shall be stamped and sealed by a licensed engineer. The standards and detail for such wall shall be included as part of the detailed Site Plan and shall, otherwise, meet the requirements of the Land Development Code.
- e. Except as noted in subsection "d" above and Section 4(7)a and "c" in Ordinance O-07-1645, all fences shall be constructed per Exhibit D.
- f. Section 5(2)c of Ordinance O-13-1866 is hereby amended to read as follows: The ten (10) foot wide concrete trail shown as Trail 24 on the 2005 City of Colleyville Pathways Plan map shall be constructed by the developer along the west side of Heritage Avenue prior to the acceptance of public improvements and shall connect to all other trails noted on the 2005 Colleyville Pathways Plan with the following exceptions: The developer may escrow the cost of constructing the trail in lieu of actual construction only for the portion of the trail that traverses the Little Bear Creek floodplain. If the developer chooses to escrow said funds, the developer shall build a minimum four (4) foot wide sidewalk across Little Bear Creek that links the internal sidewalks in the portion of the development that is south of Little Bear Creek to the internal sidewalks in the portion of the development that is north of Little Bear Creek. Said sidewalk connection shall link to Trail 24 on both sides of Little Bear Creek within a public pedestrian access easement, which shall be dedicated on the final plat(s) for the development.

Sec. 6. 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. 7. 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. 8. 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. 9. 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. 10. THAT it has been found that there has been a change in conditions in the above described property, it is now necessary that it be given the above zoning classification in order to permit its proper development and in order to protect the public interest, comfort and general welfare, and requires that this ordinance shall take effect immediately from and after its passage.
- Sec. 11. THAT Ordinance O-07-1645 and Ordinance O-13-1866 shall remain in full force and effect, except where amended by this ordinance.

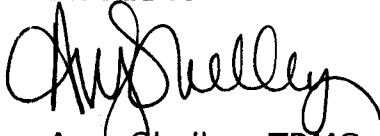
AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 3rd day of December 2013.

The second reading and public hearing being conducted on the 17th day of December 2013.

PASSED AND APPROVED by the City Council of the City of Colleyville, Texas, on this the 17th day of December 2013.

ATTEST:



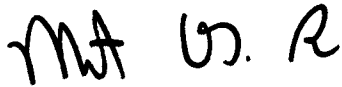
Amy Shelley, TRMC
City Secretary

CITY OF COLLEYVILLE



David Kelly
Mayor

APPROVED AS TO FORM AND LEGALITY:



Matthew C. G. Boyle
City Attorney

City of Euless

City of Bedford

Subject Property

Subject Property

Heritage Avenue

Glade Road

SH 121

Legend

AG	Agricultural
CC-1	Village Retail
CC-2	Shopping Center
CC-3	Highway Commercial
CN	Neighborhood Commercial
CP0	Professional Office
ML	Light Manufacturing
PUD-C	Planned Unit Development, Commercial
PUD-R	Planned Unit Development, Residential
R-10	Single Family Residential (10,000 sq. ft. min)
R-15	Single Family Residential (15,000 sq. ft. min)
R-20	Single Family Residential (20,000 sq. ft. min)
R-30	Single Family Residential (30,000 sq. ft. min)
R-40	Single Family Residential (40,000 sq. ft. min)
R-MF	Multi-Family Residential
RD	Two Family Residential
RE	Single Family 'Estate' Residential

N

Exhibit "B" – Legal Description of Property Zoned from AG-Agricultural to PUD-R-Planned Unit Development Residential

Being the certain tract of land situated in the J. DOSS SURVEY, Abstract No. 441 and being a portion of the Ordinance No. 192 to City of Euless and a portion of the tract described in the deed to Sparger Family limited Partnership as recorded in Volume 16472, Page 390 of Deed Records, Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a point at the intersection of the Colleyville City Limit and the Bedford City Limit boundaries from which a 5/8" iron rod found for the southwest corner of said Sparger tract bears North 69°11'27" West at 207.68 feet;

THENCE North 00°07'13" West, 25.16 feet to the beginning of a curve to the left;

THENCE northeasterly with said curve to the left, having a radius of 843.63 feet, a central angle of 37°42'05", an arc length of 250.26 feet to the apparent intersection of the north right-of-way of said Cheek Sparger Road and the east right-of-way line of Heritage Avenue, continuing with said east right-of-way line a total arc length of 1281.93 feet and a long chord of North 42°29'27" East at 1162.08 feet to a 5/8 inch iron rod found for the end of said curve, same being the merging of the east right-of-way line of Woodpark Lane;

THENCE South 01°02'49" East with said east right-of-way line of Woodpark Lane, 750.80 feet to the southwest corner of the tract described to Charles A. Hoel, Jr. and wife, Mary lea Hoel as recorded in Volume 3522, Page 540 of said Deed Records;

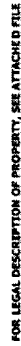
THENCE South 89°57'50" East with the south line of said Hoel tract, approximately 38.00 feet to the northwest corner of the tract described to Cheek-Sparger Properties, LLP., as recorded in Document No. 0206013089 of said Deed Records;

THENCE South 05°10'42" East, 58.85 feet to the beginning of a curve to the right;

THENCE southeasterly with said curve to the right, having a radius of 1058.63 feet, a central angle of 12°33'23", an arc length of 232.00 feet and a long chord of South 71°31'54" East at 231.54 feet;

THENCE South 65°18'09" East, 4.39 feet to said north City limit line of the City of Bedford and south City Limit line of the City of Colleyville;

THENCE North 89°52'47" West with said common City Limit line, 1065.70 feet to the place of beginning and containing 4.438 acres of land, more or less.



Site Data Summary Chart	
Subtotal	238
Commercial Lots	1
Commercial Lots	17
Commercial Lots	190 ac.
COMMERCIAL	41.50 ac.
RESIDENTIAL	10.51 ac.
Open Space	1.24 ac.
Other	7.24 ac.
R.O.W. Deduction (on Heritage)	94.44 ac.
Total Residential	96.36 ac.
GROSS AREA	
Residential Lot Summary	
Minimum Building Lot Area	238
Average Building Lot Area	5,000 s.f.
Common Areas	8,311 s.f.
	17
L.U.D. / Zoning	
Proposed Zoning	PUD-R
Proposed Zoning	PUD-R

-planning Area A - Front Setbacks are 20', or 15'
 with a swing garage
 -planning Area A - Rear Setbacks are 30' Typical
 -planning Area A - Side Setbacks are 5'
 -planning Area B - Front Setbacks are 20', or 15'
 with a swing garage
 -planning Area B - Rear Setbacks are 10' Typical
 -planning Area B - Side Setbacks can be a corner lot
 5' sideyard, 9'1" or 10'0" (10' total, minimum,
 between structures)
 -There will be no outside storage onsite
 -Open space lots & landscape easements will be
 maintained by the Homeowners Association (HOA).

**Zoning Exhibit for
Zoning Change Request
For PUD-R Amendment
Case # ZC13-017**

Creekside at Colleyville

Colleyville, Tarrant County, Texas PAGE 1 / 2

Planner: SAGE GROUP, INC.
 Major Planning
 Urban Design
 Architecture
 Landscape Architecture
 1100 N. Central Ave., Ste. 2000
 Sacramento, Texas 76702
 (713) 412-4100, ext. 3636

Exhibit "C" Detailed Site Plan - Page 2

- Legend**
- 4" Concrete Sidewalk
 - 5" Concrete Trail
 - 10" Concrete Trail Built with D.C.
 - 10" Concrete Trail (Not Built with D.C.)
 - CONSTRUCTION (roads increased to 20')

- Fixed Plant**
- Open Space
 - 70' LOTS
 - 50' LOTS
 - Commercial
 - R.O.W. Dedication

Site Data Summary Chart

Single Family Residential Lots	228
Commercial Lots	17
Common Areas	1.90 ac.
COMMERCIAL	
Commercial Sites	43.50 ac.
RESIDENTIAL	38.51 ac.
Residential Lots	13.19 ac.
Open Space	1.19 ac.
R.O.W. Dedication (on Heritage)	94.44 ac.
TOTAL RESIDENTIAL	94.44 ac.
GROSS AREA	94.36 ac.

Residential Lot Summary

Residential Lots	228
Minimum Building Lot Area	5,000 s.f.
Average Building Lot Area	8,311 s.f.
Common Areas	17

L.U.D. / Zoning
 Existing Zoning: PUD-R
 Proposed Zoning: PUD-R

NOTES:

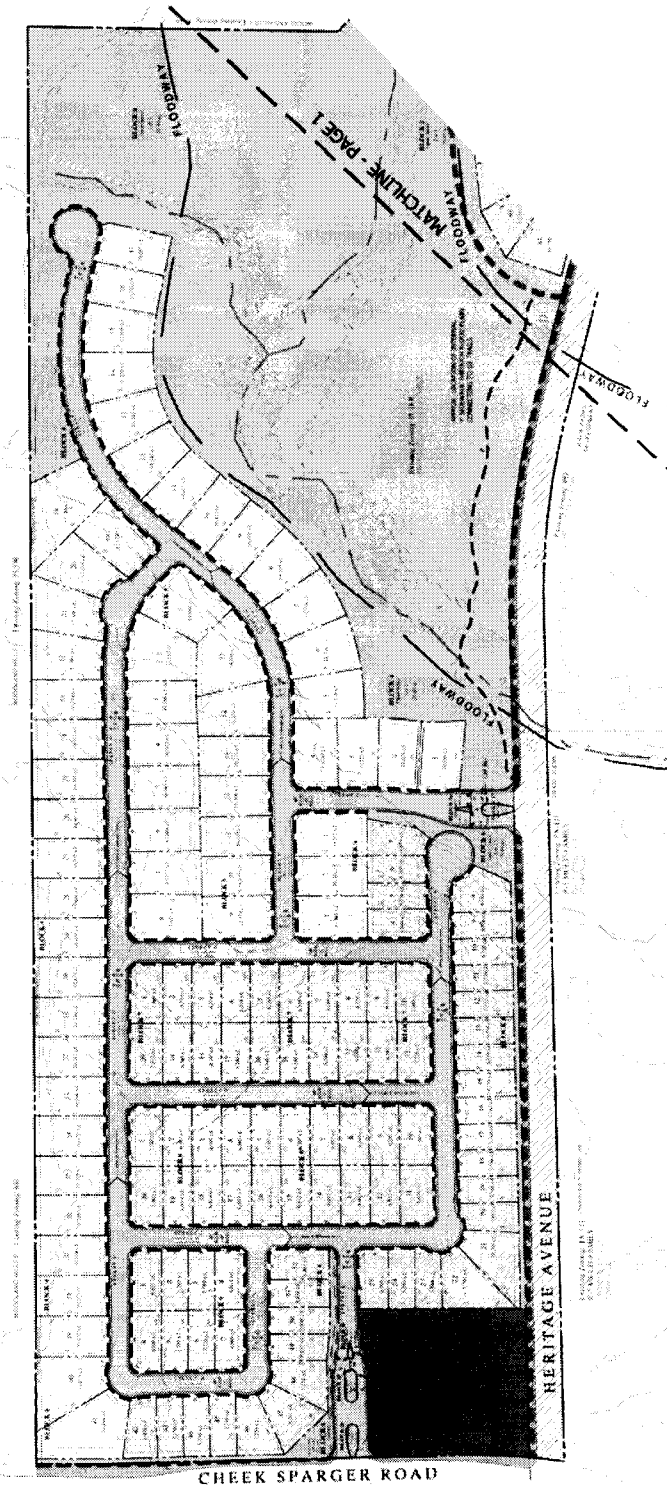
- Planning Area A - Front Setbacks are 20' or 15' with a swing garage
- Planning Area A - Rear Setbacks are 30' Typical
- Planning Area B - Front Setbacks are 20' or 15' with a swing garage
- Planning Area B - Rear Setbacks are 10' Typical
- Planning Area B - Side Setbacks can be a corner-lot (10' or 15' from street)
- There will be no outdoor storage outside
- Open space lots & landscape easements will be maintained by the Homeowners Association (HOA).

Zoning Exhibit for
 Zoning Change Request
 For PUD-R Amendment
 Case # ZC13-017

Zoning Case #ZC13-017

Creekside at Colleyville

Colleyville, Tarrant County, Texas PAGE 2 / 2



Applicant:
 Terra / Numa, LLC
 395 W. State Hwy. 114, Suite 300
 Southlake, TX 76092
 Contact: Paul Spain

Planner:
 SAGE GROUP, INC.
 1100 N. Central Ave., Ste. 200
 Southlake, Texas 76092
 TEL: 817-424-2626

19 DEC 13

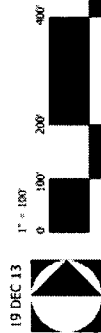
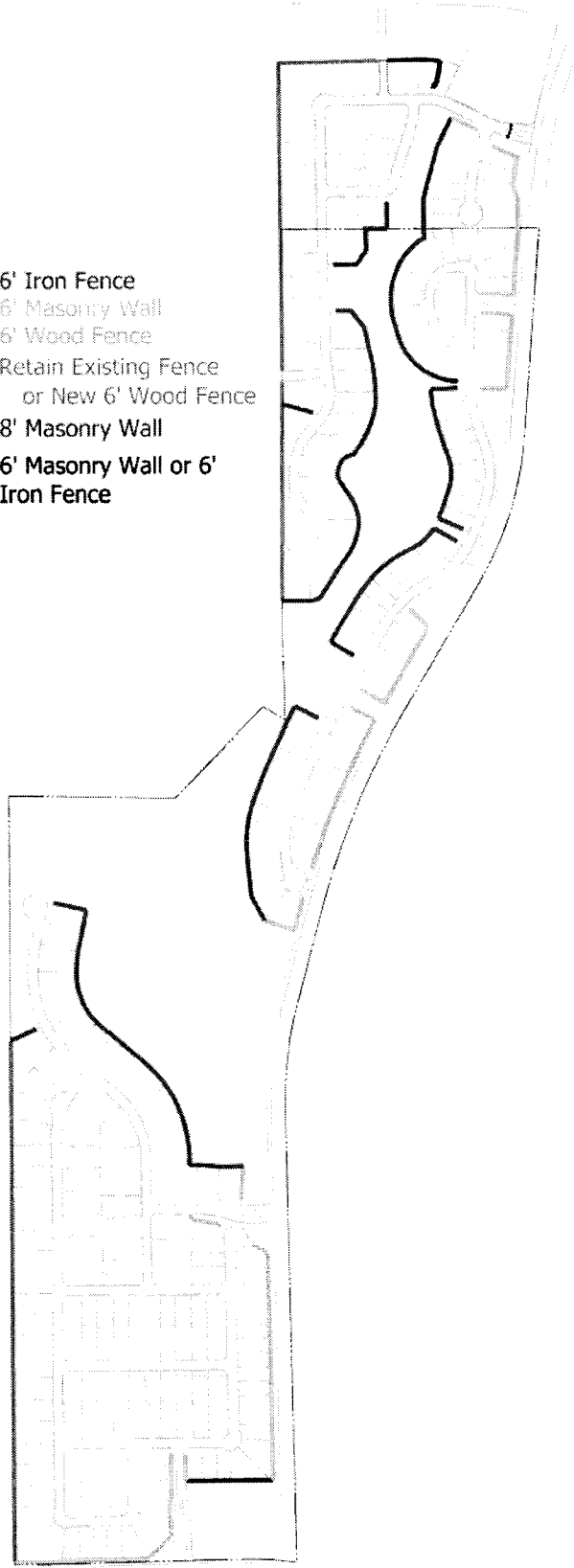


Exhibit 'D'

6' Iron Fence
6' Masonry Wall
6' Wood Fence
Retain Existing Fence
or New 6' Wood Fence
8' Masonry Wall
6' Masonry Wall or 6'
Iron Fence



Owner:
Harrington Family
7000 Cherry Bark Lane
North Richland Hills, TX 76182

Applicant:
Terra / Manna, L.L.C.
395 W. State Hwy. 114, Suite 300
Southlake, TX 76092
Contact: Paul Spain

Planner:
SAGE GROUP, INC.
Master Planning
Urban Design
Architecture
Landscape Architecture
1130 N. Carroll Ave., Ste. 200
Southlake, Texas 76092
TEL: 817-424-2526



18 DEC 13



Wall/Fence Diagram

ORDINANCE O-07-1645

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF COLLEYVILLE, TEXAS, BY AMENDING THE OFFICIAL ZONING MAP AND CHANGING THE ZONING OF APPROXIMATELY 108.5 ACRES OUT OF THE ELIZABETH COX SURVEY, ABSTRACT 352, THE JOHN H. HAVENS SURVEY, ABSTRACT 685, THE JESSE DOSS SURVEY, ABSTRACT 441, AND THE S.C.H. WITTEN SURVEY, ABSTRACT 1734, FROM THE AG-AGRICULTURAL ZONING DISTRICT TO PUDR-PLANNED UNIT DEVELOPMENT RESIDENTIAL ZONING DISTRICT; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INJUNCTIVE RELIEF; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has received an application for a rezoning under Case No. Z-07-008; 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 enact a new zoning ordinance; and

WHEREAS, the City Council has appointed a Planning and Zoning Commission to recommend the boundaries of the various original zoning districts and appropriate regulations be enforced therein and to recommend a new zoning ordinance; and

WHEREAS, the Planning and Zoning Commission has divided the City into districts and has prepared regulations pertaining to such districts in accordance with a comprehensive plan and designed to lessen congestion in the streets; to secure safety from fire, panic, and other dangers; to promote health, general welfare; to provide adequate light and air; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration to, among other things, the character of the 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 Planning and Zoning Commission of the City of Colleyville and the City of Colleyville City Council, in compliance with the Charter of the City of Colleyville, and State Law with reference to changes to zoning classifications under the Zoning Ordinance Regulations and Zoning Map, having given the requisite notices by publication and otherwise, and after

holding due hearings and affording a full and fair hearing to all the property owners generally, and to the persons interested and situated in the affected area and in the vicinity thereof, the governing body of the City of Colleyville is of the opinion that said change in zoning should be made.

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 by reference 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 changing the zoning on 108.5 acres out of the Elizabeth Cox Survey, Abstract 352, the John H. Havens Survey, Abstract 685, the Jesse Doss Survey, Abstract 441, and the S.C.H. Witten Survey, Abstract 1734 from the AG-Agricultural zoning district to PUDR-Planned Unit Development Residential zoning district, as depicted on Exhibit "A" labeled Location and Zoning Map and as described on Exhibit "B" labeled Legal Description.
- Sec. 3. THAT the Official Zoning Map of the City of Colleyville be amended to incorporate the zoning change approved herein.
- Sec. 4. THAT the above described tract of land shall be subject to the following conditions:

1. GENERAL

- a. The purpose of this PUDR is for a single-family residential development of detached dwelling units, constructed at a gross maximum density of 2.4 dwelling units per acre. There shall be no more than 269 single-family residential lots.
- b. Commercial lots shall be permitted along the frontage of Heritage Avenue.
- c. This property is subject to all the regulations contained in the Colleyville Land Development Code, except where specifically amended by this Ordinance.

2. CONCEPTUAL PLAN, SITE PLAN, AND PLATTING

- a. The development shall be generally consistent with this Ordinance and the Conceptual Site Plan, labeled as Exhibit "C", which shall not be

considered a plat. The developer shall submit and receive approval from the City for any amendment to the Site Plan in accordance with the phasing of the development of any portion of this PUDR. A detailed Site Plan submission shall, at a minimum, meet the requirements of Section 3.23 J.K.6. of the Land Development Code, be consistent with this Ordinance, and may also be required to show additional conditions provided in Section 3.23 M.b. of the Land Development Code. Further, such detailed site plan(s) shall be considered as a legislative approval, subject to the sole discretion of the City Council upon the recommendation of the Planning and Zoning Commission.

- b. The developer shall submit and receive approval from the City, a Preliminary and Final Plat in accordance with the requirements of the Land Development Code prior to development of this PUDR.

3. PERMITTED USES

- a. Single-family residences, detached.
- b. All commercial properties shall allow only uses permitted in the following zoning districts that are; (1) either State of Texas sales tax generating businesses, or (2) professional offices: CN-Neighborhood Commercial zoning district, the CC1-Village Retail zoning district and the CC2-Shopping Center zoning district.

4. RESIDENTIAL LOT REQUIREMENTS AND SETBACKS

Residential lot requirements and setbacks shall comply with the following provisions. Planning Area "A" refers to lots adjacent to western property line.

Planning Area "A"

- | | |
|----------------------------|--|
| a. Minimum Lot Size | 9,000 square feet |
| b. Minimum Lot Width | 70 feet |
| c. Minimum Lot Depth | 120 feet |
| d. Front Building Line | 20 feet; or 15 feet for a front swing garage |
| e. Side Building Line | 5 feet |
| f. Rear Building Line | 30 feet |
| g. Maximum Building Height | 40 feet |
| h. Maximum Lot Coverage | 65% |

Planning Area "B"

a. Average Lot Size	5,500 square feet
b. Minimum Lot Size	5,000 square feet
c. Minimum Lot Width	50 feet
d. Minimum Lot Depth	105 feet
e. Front Building Line	20 feet; or 15 feet for a front swing garage
f. Side Building Line	0, 1 or 9 feet with a 10 foot minimum between buildings
g. Rear Building Line	10 feet
h. Maximum Building Height	40 feet
i. Maximum Lot Coverage	65%

5. OPEN SPACE AND LANDSCAPE BUFFER

- a. A 10 foot wide landscape buffer shall be designated along the entire western property line. No structures may be constructed within the landscape buffer. The landscape buffer shall be incorporated in the rear lots of Planning Area "A". Such landscape buffer shall is not an open space lot. Chapter 5 of the Land Development Code applies to this landscape buffer in particular and the development as a whole. In addition, the Section 5.9 Tree Replacement Requirements shall apply to any replacement tree greater than three (3) inches in diameter which is substantially damaged or which dies within two (2) years of final inspection.
- b. Open space lots shall be maintained by the Homeowners Association.
- c. The following amenities are permitted in the open space lots: picnic tables, benches, playground equipment, concrete and crushed granite walking paths, a gazebo, an arbor, other garden type built elements including a fireplace, fountains, lights and a dock and pier. These amenities shall be owned and maintained by a homeowners association.

6. PRIVATE SIDEWALKS AND STREETS

- a. A ten (10) foot wide concrete trail approximately 1.2 miles long shall be constructed on-site along with all other public improvements as part of this development between Glade Road and Cheek Sparger Road and prior to the time of Final Plat. The City Manager or his designee may approve a reduced trail width of eight (8) feet if necessary based upon topographic, landscape, or other issues. Such trail shall be included as part of any Site Plan submittal, and shall be consistent with the City's then existing Master Trail Plan.

7. SCREENING

- a. An eight (8) foot masonry wall shall be built between any commercial and residential lots.
- b. An eight (8) foot masonry wall shall be built along the perimeter of the subdivision along Heritage Avenue, Glade Road and Cheek Sparger Road. The design for such wall shall be stamped and sealed by a licensed engineer. The standards and detail for such wall shall be included as part of the detailed Site Plan.
- c. Perimeter fencing along Heritage Avenue shall only be required immediately adjacent to lots, and not be required along where floodplain or open space is adjacent to Heritage Avenue.

8. OTHER

- a. Ingress and Egress from Winewood Place shall be restricted to access by emergency vehicles only.
- b. The number of lots allowed with frontage on a cul-de-sac street shall adhere to the requirements of the Land Development Code.
- c. The portion of the development located south of Little Bear Creek shall have a minimum of two (2) points of public vehicular ingress and egress from Cheek Sparger Road and/or Heritage Avenue.
- d. There shall be no direct access onto Glade Road from this development.
- e. There shall be no single family uses allowed adjacent to Heritage Avenue where there are, as of the passage of this ordinance, existing commercial uses directly across Heritage Avenue within the City of Eules.
- f. Retaining walls that are adjacent to residential lots shall be constructed with a stone facade.

Sec. 5. 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 specifically amended herein.

Sec. 6. 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. 7. 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. 8. 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. 9. THAT it has been found that there has been a change in conditions in the above described property, it is now necessary that it be given the above zoning classification in order to permit its proper development and in order to protect the public interest, comfort and general welfare, and requires that this ordinance shall take effect immediately from and after its passage.

AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 16th day of October 2007.

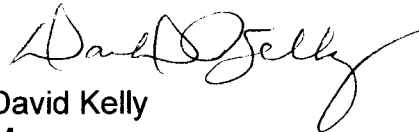
The second reading and public hearing being conducted on the 6th day of November 2007.

ATTEST:



Cynthia Singleton, TRMC, CMC
City Secretary

CITY OF COLLEYVILLE



David Kelly
Mayor

APPROVED AS TO FORM AND LEGALITY:



Matthew C. G. Boyle
City Attorney

Exhibit "A" Location and Zoning Map

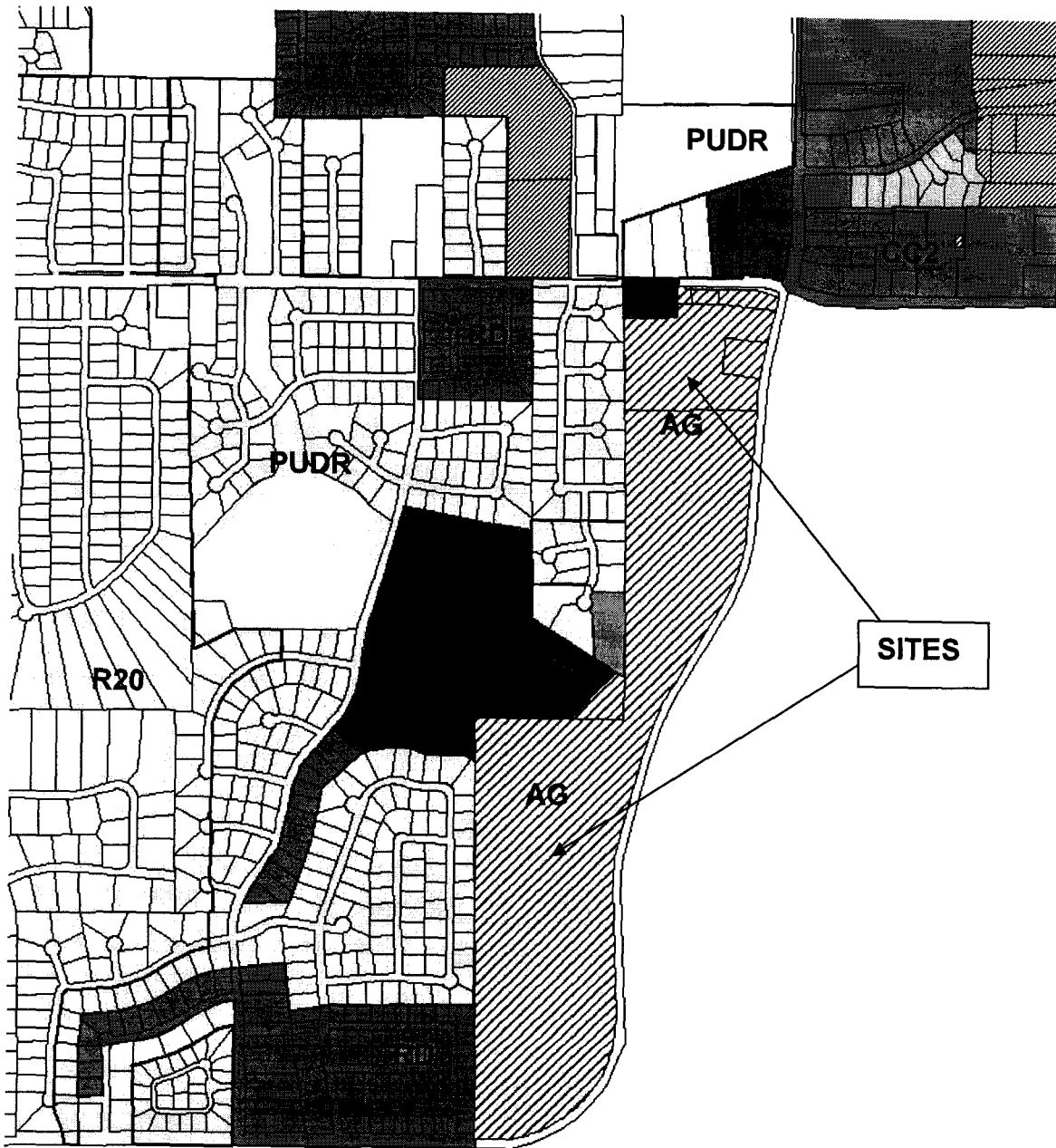


Exhibit "B" Legal Description

**CREEKSIDE AT COLLEYVILLE (PUD-R)
108.5 ACRE ZONING TRACT**

BEING A 108.5 ACRE TRACT OF LAND SITUATED IN THE ELIZABETH COX SURVEY, ABSTRACT NO. 352, THE JOHN H. HAVENS SURVEY, ABSTRACT NO. 685, THE JESSE DOSS SURVEY, ABSTRACT NO. 441 AND THE S.C.H. WITTEN SURVEY, ABSTRACT NO. 1734, CITY OF COLLEYVILLE, TARRANT COUNTY, TEXAS. SAID 108.5 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT NEAR THE INTERSECTION OF THE CENTERLINE OF GLADE ROAD AND THE INTERSECTION OF;

THENCE S 09°46'23" W, OVER AND ACROSS SAID GLADE ROAD AND HERITAGE AVENUE, A DISTANCE OF 99.73 FEET TO A POINT FOR CORNER IN THE EAST RIGHT-OF-WAY (R.O.W.) LINE OF SAID HERITAGE AVENUE;

THENCE ALONG THE EAST LINE OF SAID HERITAGE AVENUE THE FOLLOWING COURSES AND DISTANCES;

S 12°21'40" W, A DISTANCE OF 447.71 FEET TO A POINT FOR CORNER;

S 05°25'11" W, A DISTANCE OF 195.30 FEET TO A POINT FOR CORNER;

S 04°21'00" W, A DISTANCE OF 720.00 FEET TO A POINT FOR CORNER;

ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 27°31'41", A RADIUS OF 1121.05 FEET, AN ARC LENGTH OF 538.62 FEET, A CHORD BEARING OF S 17°31'00" W, AND A CHORD LENGTH OF 533.45 FEET TO A POINT FOR CORNER;

S 30°41'03" W, A DISTANCE OF 515.89 FEET TO A POINT FOR CORNER;

ALONG A CURVE TO THE LEFT HAVING A DELTA ANGLE OF 15°51'46", A RADIUS OF 2840.34 FEET, AN ARC LENGTH OF 786.37 FEET, A CHORD BEARING OF S 22°45'00" W, AND A CHORD LENGTH OF 783.86 FEET TO A POINT FOR CORNER;

S 14°48'57" W, A DISTANCE OF 308.22 FEET TO A POINT FOR CORNER;

ALONG A CURVE TO THE LEFT HAVING A DELTA ANGLE OF 16°05'15", A RADIUS OF 1407.20 FEET, AN ARC LENGTH OF 395.12 FEET, A CHORD BEARING OF S 06°46'30" W, AND A CHORD LENGTH OF 393.82 FEET TO A POINT FOR CORNER;

S 00°46'00" E, A DISTANCE OF 772.57 FEET TO A POINT FOR CORNER;

RECEIVED

FEB 06 2007

ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 70°04'32", A RADIUS OF 843.50 FEET, AN ARC LENGTH OF 1031.64 FEET, A CHORD BEARING OF S 33°59'27" W, AND A CHORD LENGTH OF 968.53 FEET TO A POINT FOR CORNER AT THE INTERSECTION OF THE NORTH R.O.W. LINE OF CHEEK SPARGER ROAD;

THENCE S 89°18'56" W, ALONG THE NORTH R.O.W. LINE OF SAID CHEEK SPARGER ROAD, A DISTANCE OF 437.70 FEET TO A POINT FOR THE SOUTHWEST CORNER OF A TRACT OF LAND DESCRIBED AS PACEL 1 IN DEED TO SPARGER FAMILY LIMITED PARTNERSHIP RECORDED IN VOLUME 16472, PAGE 390 OF THE DEED RECORDS OF TARRANT COUNTY, TEXAS (D.R.T.C.T.);

THENCE N 00°01'23" W, ALONG THE WEST LINE OF SAID PARCEL 1, A DISTANCE OF 2658.46 FEET TO A POINT FOR THE NORTHWEST CORNER OF SAID PARCEL 1;

THENCE S 89°02'53" E, ALONG THE NORTH LINE OF SAID TRACT 1, A DISTANCE OF 549.10 FEET TO A POINT FOR CORNER;

THENCE LEAVING THE NORTH LINE OF SAID PARCEL 1 THE FOLLOWING COURSES AND DISTANCES;

N 44°32'16" E, A DISTANCE OF 504.74 FEET TO A POINT FOR CORNER;

S 58°08'37" E, A DISTANCE OF 82.37 FEET TO A POINT FOR CORNER IN THE WEST LINE OF A CALLED 136.34 ACRE TRACT OF LAND DESCRIBED IN DEED TO SPARGER FAMILY LIMITED PARTNERSHIP PARTNERSHIP RECORDED IN VOLUME 16472, PAGE 390 OF THE DEED RECORDS OF TARRANT COUNTY, TEXAS (D.R.T.C.T.);

THENCE N 00°39'20" E, ALONG SAID WEST LINE, A DISTANCE OF 541.65 FEET TO A POINT FOR CORNER;

THENCE N 00°15'08" E, A DISTANCE OF 443.19 FEET TO A POINT FOR CORNER;

THENCE N 00°28'33" W, A DISTANCE OF 1306.92 FEET TO A POINT FOR CORNER;

THENCE S 89°50'41" E, A DISTANCE OF 344.46 FEET TO A POINT FOR CORNER;

THENCE N 00°09'51" W, A DISTANCE OF 225.22 FEET TO A POINT FOR CORNER;

THENCE N 88°42'20" E, A DISTANCE OF 22.07 FEET TO A POINT FOR CORNER;

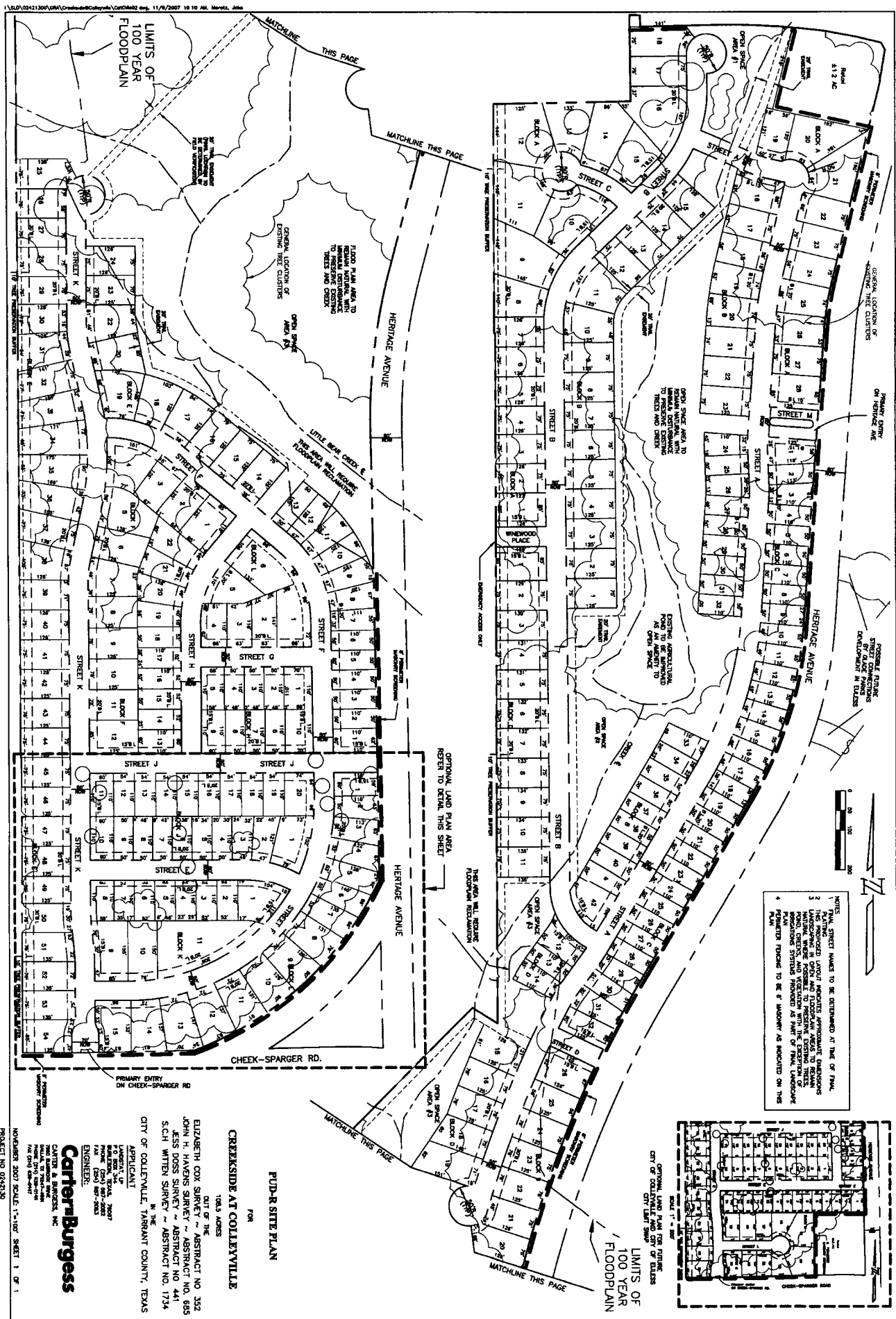
THENCE S 00°27'31" E, A DISTANCE OF 28.94 FEET TO A POINT FOR CORNER;

THENCE N 89°23'34" E, A DISTANCE OF 195.12 FEET TO A POINT FOR CORNER;

THENCE ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 13°35'47", A RADIUS OF 1587.18 FEET, AN ARC LENGTH OF 376.64 FEET, A CHORD BEARING OF S 84°20'11" E, AND A CHORD LENGTH OF 375.76 FEET TO A POINT FOR CORNER;

THENCE S 76°13'22" E, A DISTANCE OF 105.52 FEET TO THE POINT OF BEGINNING, AND CONTAINING 108.5 ACRES OF LAND, MORE OR LESS.

Exhibit "C" - Conceptual Site Plan



CREEKSIDE AT COLLEYVILLE

ORDINANCE O-13-1866

AN ORDINANCE AMENDING ORDINANCE O-07-1645 CONDITIONS; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INJUNCTIVE RELIEF; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City Council approved Ordinance O-07-1645 on November 27, 2007, to establish the zoning of 108.5 acres out of the Elizabeth Cox Survey, Abstract 352, The John H. Havens Survey, Abstract 685, the Jesse Doss Survey, Abstract 441, and the S.C.H. Witten Survey, Abstract 1734 under case Z07-0008; and

WHEREAS, the applicant has requested an amendment to Ordinance O-07-1645 to further amend the commercial zoning requirements at the southwest corner of Glade Road and Heritage Avenue; to amend the trail location requirements within the development; and to submit a detailed site plan for 14.75 acres of the development per the requirements of Section 4(2)a under Ordinance O-07-1645, under Case ZC12-031; 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 enact a new zoning ordinance; and

WHEREAS, the City Council has appointed a Planning and Zoning Commission to recommend the boundaries of the various original zoning districts and appropriate regulations be enforced therein and to recommend a new zoning ordinance; and

WHEREAS, the Planning and Zoning Commission has divided the City into districts and has prepared regulations pertaining to such districts in accordance with a comprehensive plan and designed to lessen congestion in the streets; to secure safety from fire, panic, and other dangers; to promote health, general welfare; to provide adequate light and air; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewerage, schools, parks, and other public requirements; and

WHEREAS, the Planning and Zoning Commission, has given reasonable consideration to, among other things, the character of the 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 Planning and Zoning Commission of the City of Colleyville and the City of Colleyville City Council, in compliance with the Charter of the City of Colleyville, and state law with reference to changes to zoning classifications under the Zoning Ordinance Regulations and Zoning Map, having given the requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all the property owners generally, and to the persons interested and situated in the affected area and in the vicinity thereof, the governing body of the City of Colleyville is of the opinion that said change in zoning should be made.

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 amending Ordinance O-07-1645 conditions.
- Sec. 3. THAT the Comprehensive Zoning Ordinance of the City of Colleyville, Texas, be, and the same is hereby amended by amending the zoning and development requirements on 108.5 acres out of the Elizabeth Cox Survey, Abstract 352, the John H. Havens Survey, Abstract 685, the Jesse Doss Survey, Abstract 441, and the S.C.H. Witten Survey, Abstract 1734 as depicted on the attached Exhibit "A".
- Sec. 4. 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. 5. THAT the above described tract of land shall be subject to the following conditions:

1. DETAILED SITE PLAN REQUIREMENT

- a. Exhibit "B" shall be deemed to satisfy the site plan requirements of Ordinance O-07-1645 Section 4(2)a. A full size copy of the site plan shall be kept on file in the Community Development Department until the final plat is approved, at which time a copy of the detailed site plan shall be kept in the plat file for this development. The phase one final plat shall be consistent with Exhibit "B".
- b. The remainder of the subject property within this PUD shall be required to submit a detailed site plan per Section 4(2)a of Ordinance O-07-1645 prior to the submission of a final plat.

2. GENERAL AMENDMENTS

- a. Sections 4(8) "d" and "e" of Ordinance O-07-1645 are hereby deleted.
- b. The maximum building height in this development shall not exceed 35 feet.
- c. The ten (10) foot wide concrete trail shown as Trail 24 on the 2005 City of Colleyville Pathways Plan map shall be constructed by the developer along the west side of Heritage Avenue prior to the acceptance of public improvements. Trail 24 must connect to all other trails noted on the 2005 Colleyville Pathways Plan.
- d. This development may be developed as a gated community with private streets in accordance with Chapter 10-Private Streets and Gate Entrances of the Land Development Code.
- e. The developer shall improve Heritage Avenue where it is adjacent to the development to the current standards of the Land Development Code and the Master Thoroughfare Plan at the time of development of the adjacent property. There shall be no option to escrow said construction costs as a perimeter street fee for future roadway improvements.

- Sec. 6. 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. 7. 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. 8. 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. 9. THAT all provisions of Ordinance O-07-1645 and the Land Development Code shall remain in full force and effect, except where amended herein.
- Sec. 10. THAT it has been found that there has been a change in conditions in the above described property, it is now necessary that it be given the above zoning classification in order to permit its proper development and in order to protect the public interest, comfort and general welfare, and requires that this ordinance shall take effect immediately from and after its passage.

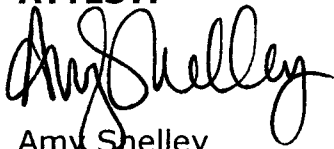
AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 19th day of February 2013.

The second reading and public hearing being conducted on the 5th day of March 2013.

PASSED AND APPROVED by the City Council of the City of Colleyville, Texas, on this the 5th day of March 2013.

ATTEST:



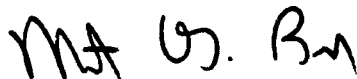
Amy Shelley
City Secretary

CITY OF COLLEYVILLE



David Kelly
Mayor

APPROVED AS TO FORM AND LEGALITY:



Matthew C. G. Boyle
City Attorney

Exhibit "A" -Location and Zoning Map

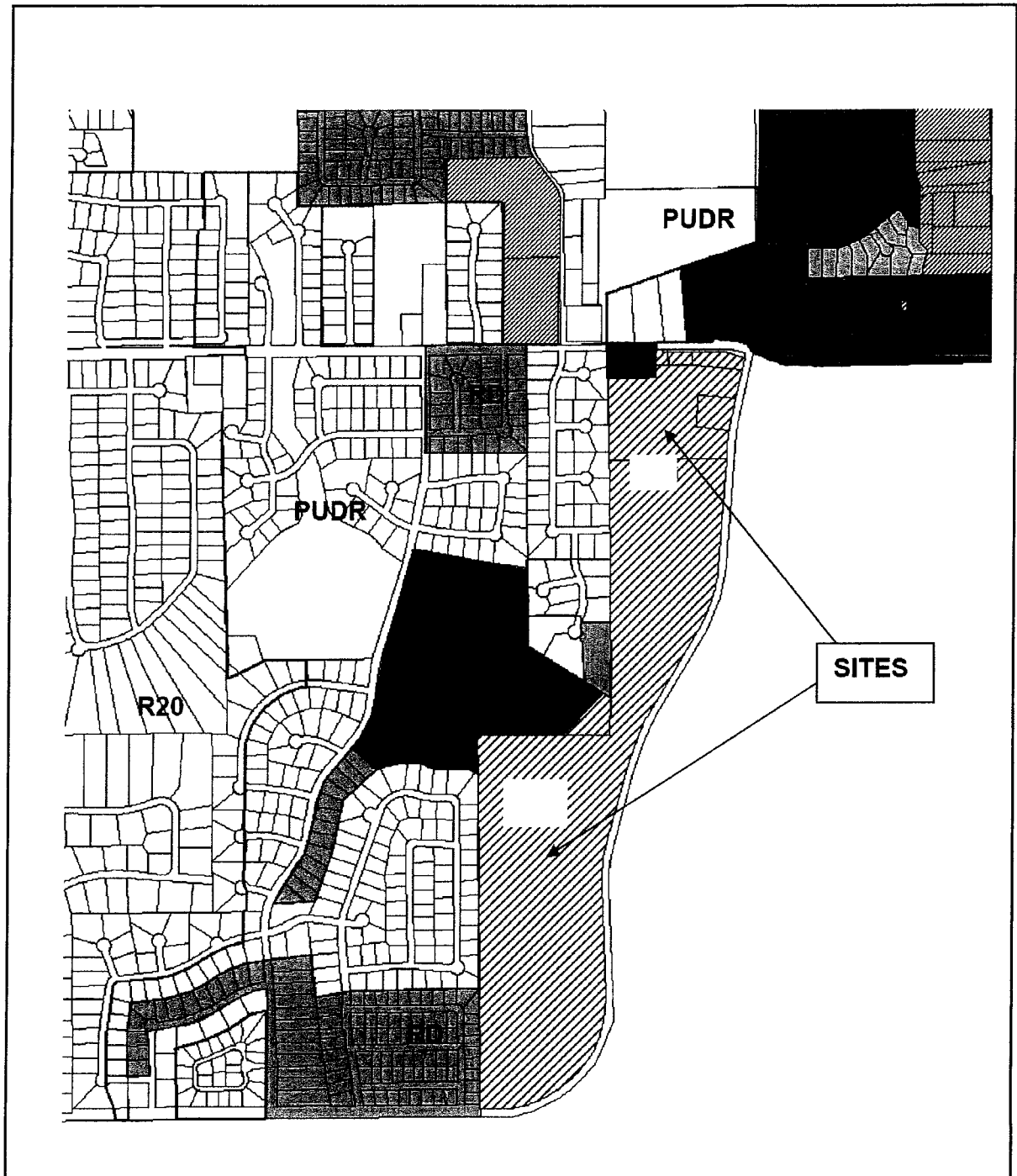
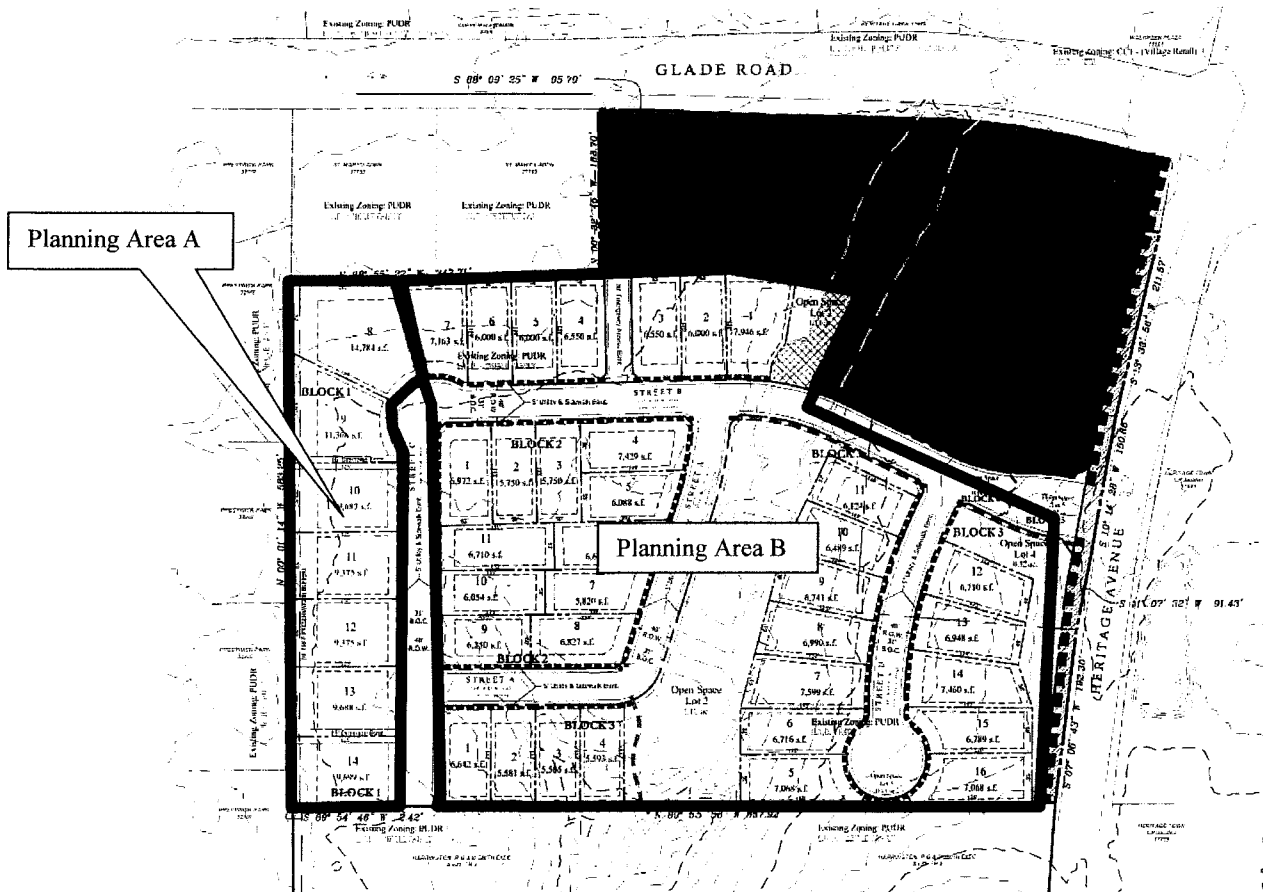


Exhibit "B" Detailed Site Plan



CITY OF COLLEYVILLE ORDINANCE NO. 0-12-1828
CITY OF EULESS ORDINANCE NO. 1945
JOINT ORDINANCE AND BOUNDARY ADJUSTMENT AGREEMENT

STATE OF TEXAS §
§
COUNTY OF TARRANT §

WHEREAS, the City of Colleyville, Texas is a home rule municipality located within Tarrant County; and

WHEREAS, the City of Euless, Texas is a home rule municipality located within Tarrant County; and

WHEREAS, pursuant to the authority granted in Section 43.031 of the Texas Local Government Code, as amended, adjacent municipalities may make mutually agreeable changes in their boundaries of areas that are less than 1,000 feet in width; and

WHEREAS, Colleyville and Euless are adjacent; and

WHEREAS, "Tract A", as described and depicted in **Exhibit A**, which is attached hereto and incorporated herein by reference, is uninhabited and is less than 1,000 feet in width; and

WHEREAS, Colleyville and Euless desire to identify mutually agreeable corporate boundaries between the two communities; and

WHEREAS, Colleyville and Euless, in the true spirit of governmental cooperation, intend this Joint Ordinance and Boundary Adjustment Agreement to reflect sound growth management principles and interregional planning.

NOW THEREFORE, BE IT ORDAINED AND MUTUALLY AGREED BY THE CITY COUNCIL OF THE CITY OF COLLEYVILLE AND THE CITY COUNCIL OF THE CITY OF EULESS:

SECTION 1.

The findings set forth above are incorporated into the body of this ordinance and agreement as if fully set forth herein.

SECTION 2.

Pursuant to Section 43.031 of the Texas Local Government Code, Tract A, as described and depicted in **Exhibit A**, shall be released from the corporate boundaries of Euless and simultaneously incorporated into the corporate boundaries of Colleyville.

SECTION 3.

The laws of the State of Texas shall govern the interpretation, validity, performance, and enforcement of this ordinance and agreement. The parties agree that exclusive venue shall lie in Tarrant County, Texas for any dispute arising out of this ordinance and agreement. Before a suit is filed by either party based on or pertaining to this ordinance and agreement, the parties agree that they will submit the dispute for mediation, pursuant to the procedure described in Section 154.023 of the Texas Civil Practice and Remedies Code, as amended.

SECTION 4.

The effective date of this ordinance and agreement shall be the last day this ordinance and agreement is approved by a party hereto as indicated on the signature blocks below.

SECTION 5.

Either party may file a certified copy of this ordinance and agreement in the real property records of Tarrant County, Texas.

SECTION 6.

It is expressly understood and agreed that, in the execution of this ordinance and agreement, no party waives, nor shall be deemed hereby to have waived, any immunity or defense that would otherwise be available to it against claims arising in the exercise of governmental powers and functions. By approving this ordinance and agreement, the parties do not create any obligations, express or implied, other than those set forth herein, and this ordinance and agreement shall not create any rights in parties not signatories hereto.

SECTION 7.

This ordinance shall be cumulative of all provisions of ordinances of the cities of Colleyville, Texas, and Euless, Texas except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed.

SECTION 8.

It is hereby declared to be the intention of the City Council of the City of Colleyville and the City Council of the City of Euless that the phrases, clauses, sentences, paragraphs and sections of this ordinance and agreement are severable, and if any phrase, clause, sentence, paragraph or section of this ordinance and agreement shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this ordinance and agreement, since the same would have been enacted by the City Council of the City of Colleyville and the City Council of the City of Euless without the incorporation in this ordinance and agreement of any such unconstitutional phrase, clause, sentence, paragraph or section.

SECTION 9.

Should this ordinance and agreement for any reason be ineffective as to any part of the area hereby incorporated into the City of Colleyville, such ineffectiveness of this ordinance and agreement as to any such part or parts of any such area shall not affect the effectiveness of this ordinance and agreement as to the remainder of such area. The Colleyville City Council hereby declares it to be its purpose to include as part of the City of Colleyville every part of the area described in Exhibit A of this ordinance and agreement, regardless of whether any part of such described area is hereby not effectively annexed into the City. Provided, further, that if there is included within the general description of territory set out in Exhibit A of this ordinance and agreement to be hereby annexed into the City of Colleyville any lands or area which are presently part of and included within the limits of the City of Colleyville, or which are presently part of and included within the limits of any other city other than the City of Euless, or which are not within the City of Colleyville's jurisdiction to annex, the same is hereby excluded and excepted from the territory to be annexed hereby as fully as if such excluded and excepted area were expressly described herein.

SECTION 10.

The City of Euless and the City of Colleyville do hereby covenant and agree to protect, preserve and defend the herein described boundary adjustments.

SECTION 11.

This Joint Ordinance and Boundary Adjustment Agreement, upon adoption by both cities, shall be executed in duplicate originals by the Mayor of each City.

APPROVED by the City Council of The City of Colleyville, Texas, at its meeting held on the 20th day of March 2012.

CITY OF COLLEYVILLE, TEXAS

By: David Kelly
David Kelly, Mayor

ATTEST:

By:

Cynthia Singleton, City Secretary

APPROVED AS TO FORM AND LEGALITY:

Matthew C.G. Boyle
Matthew C.G. Boyle, City Attorney

PRESENTED AND PASSED ON FIRST AND FINAL READING at a regular meeting of the Euless City Council on the 28 day of February 2012, by a vote of 5 ayes, 0 nays and 0 abstentions.

CITY OF EULESS

By: Mary Lib Saleh
Mary Lib Saleh, Mayor

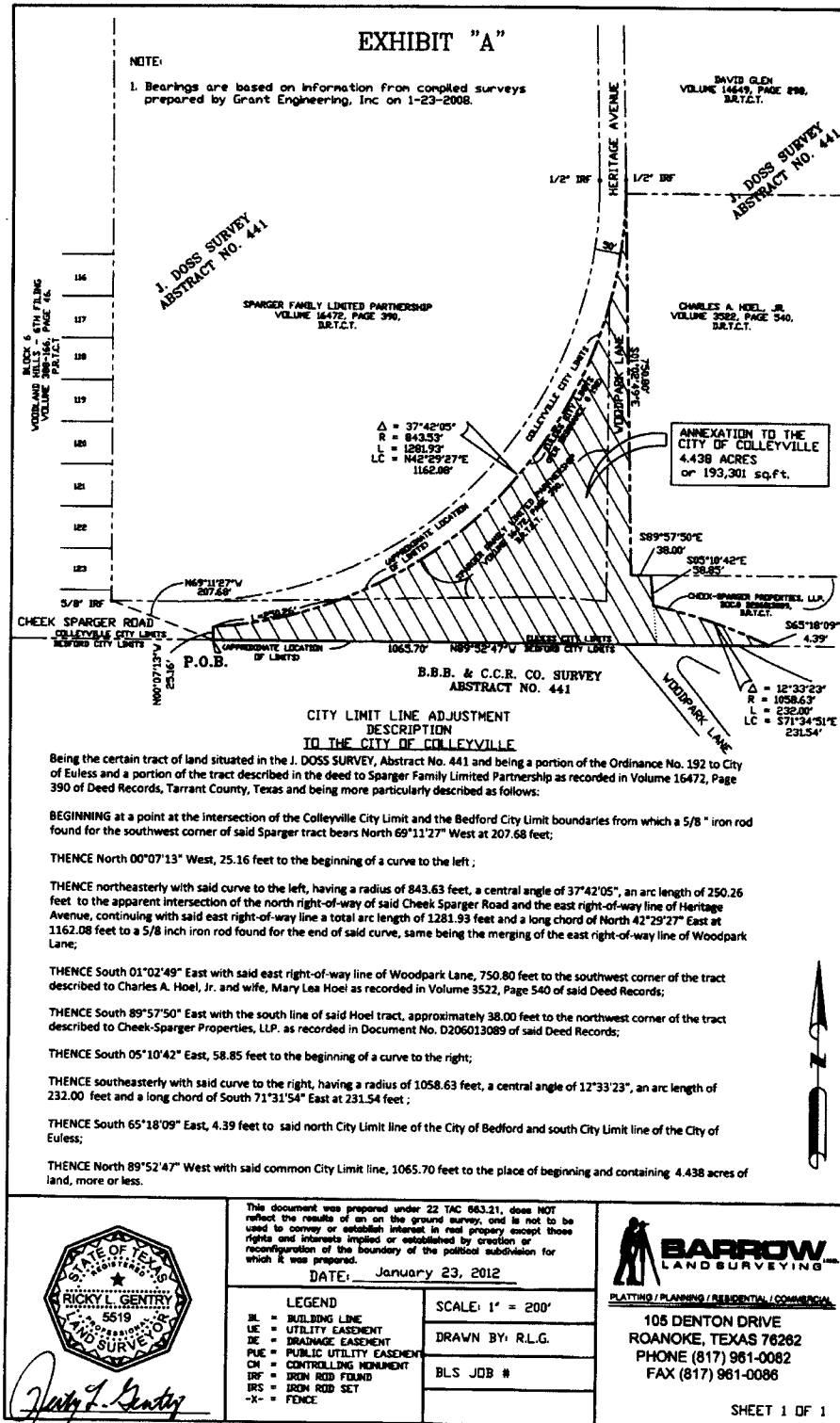
ATTEST:

By: Kim Sutter
Kim Sutter, TRMC, City Secretary

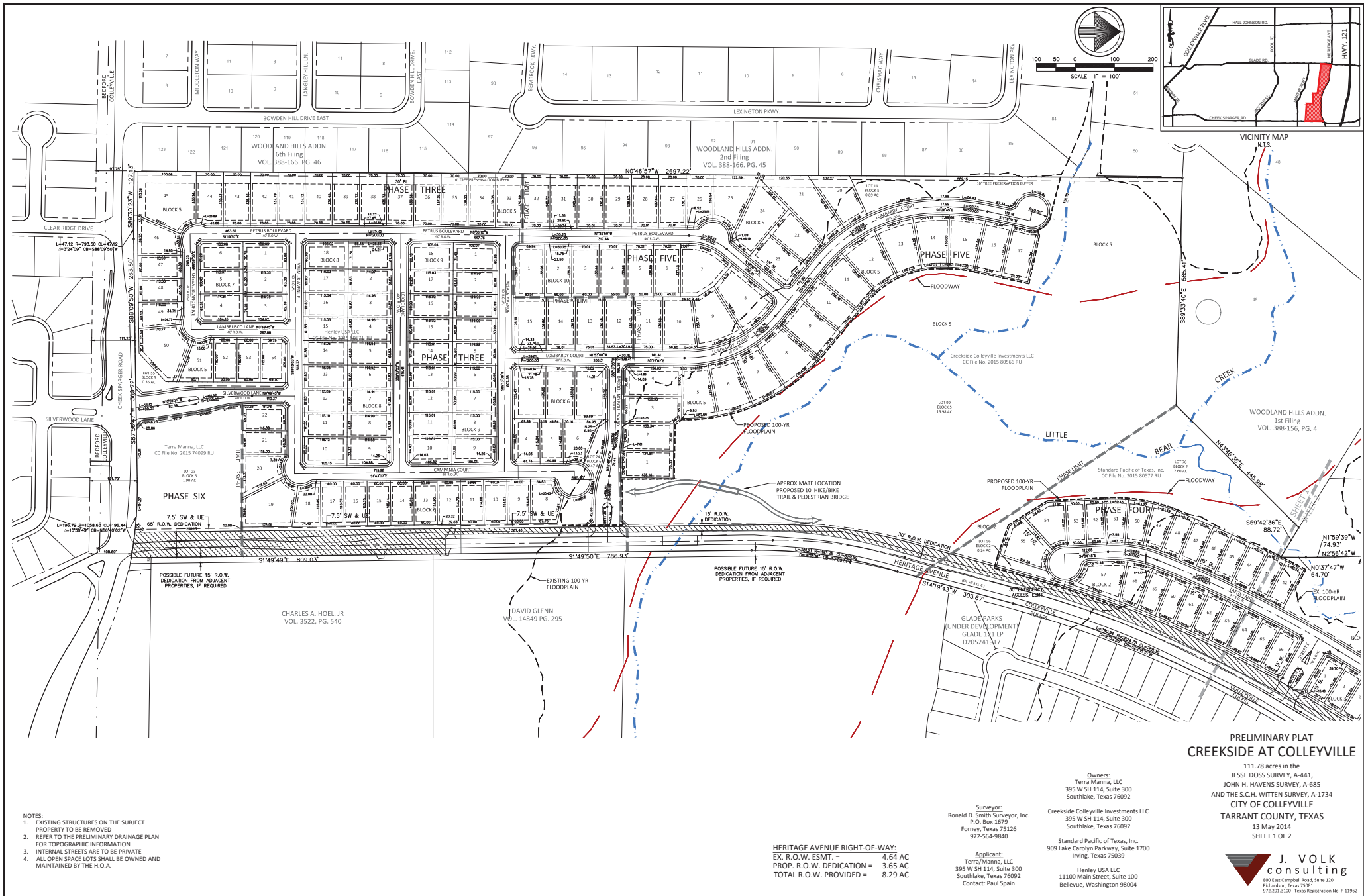
APPROVED AS TO FORM AND LEGALITY:

By: Wayne K. Olson
Wayne K. Olson, City Attorney

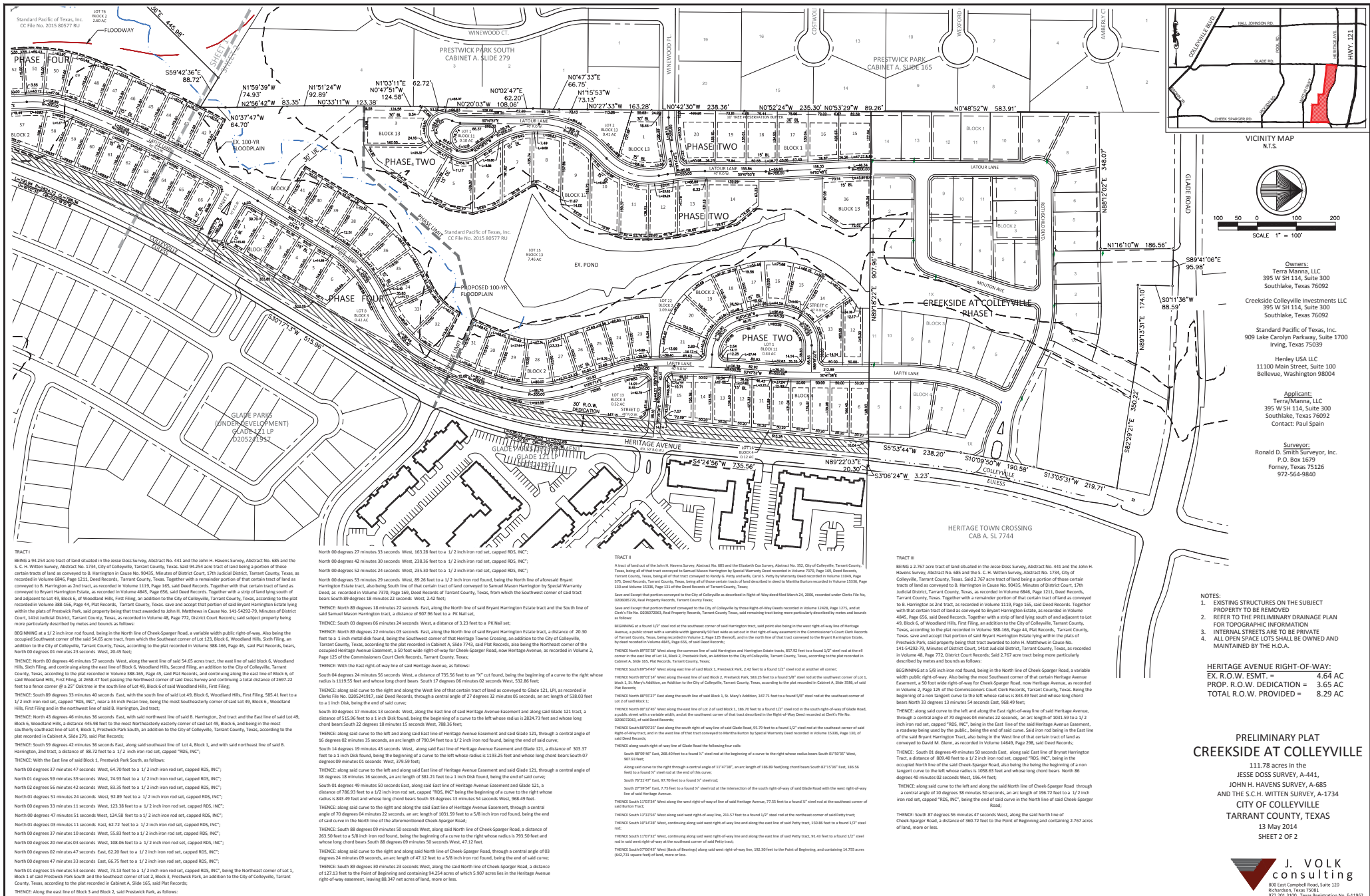
EXHIBIT A "TRACT A"



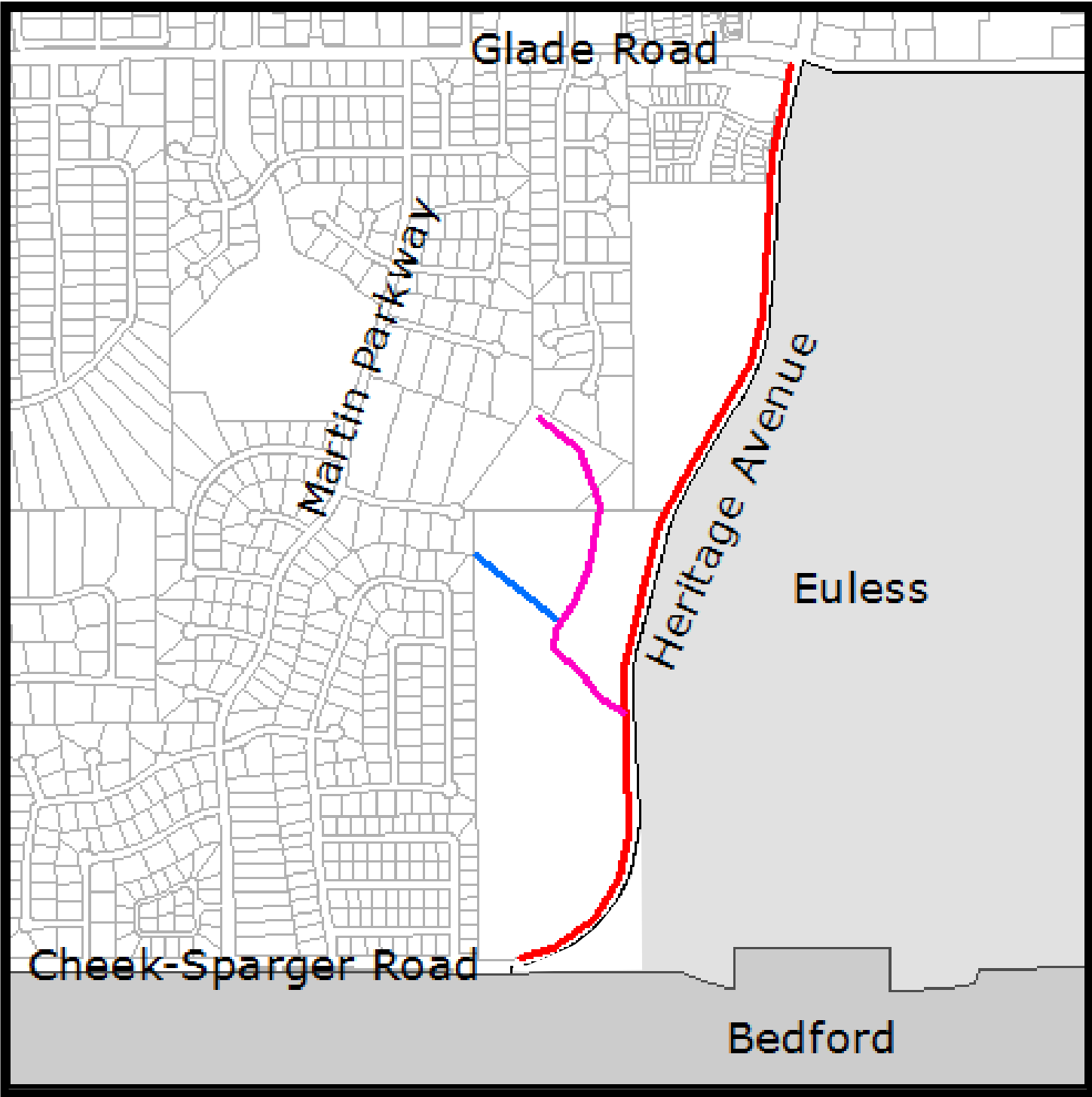
Preliminary Plat



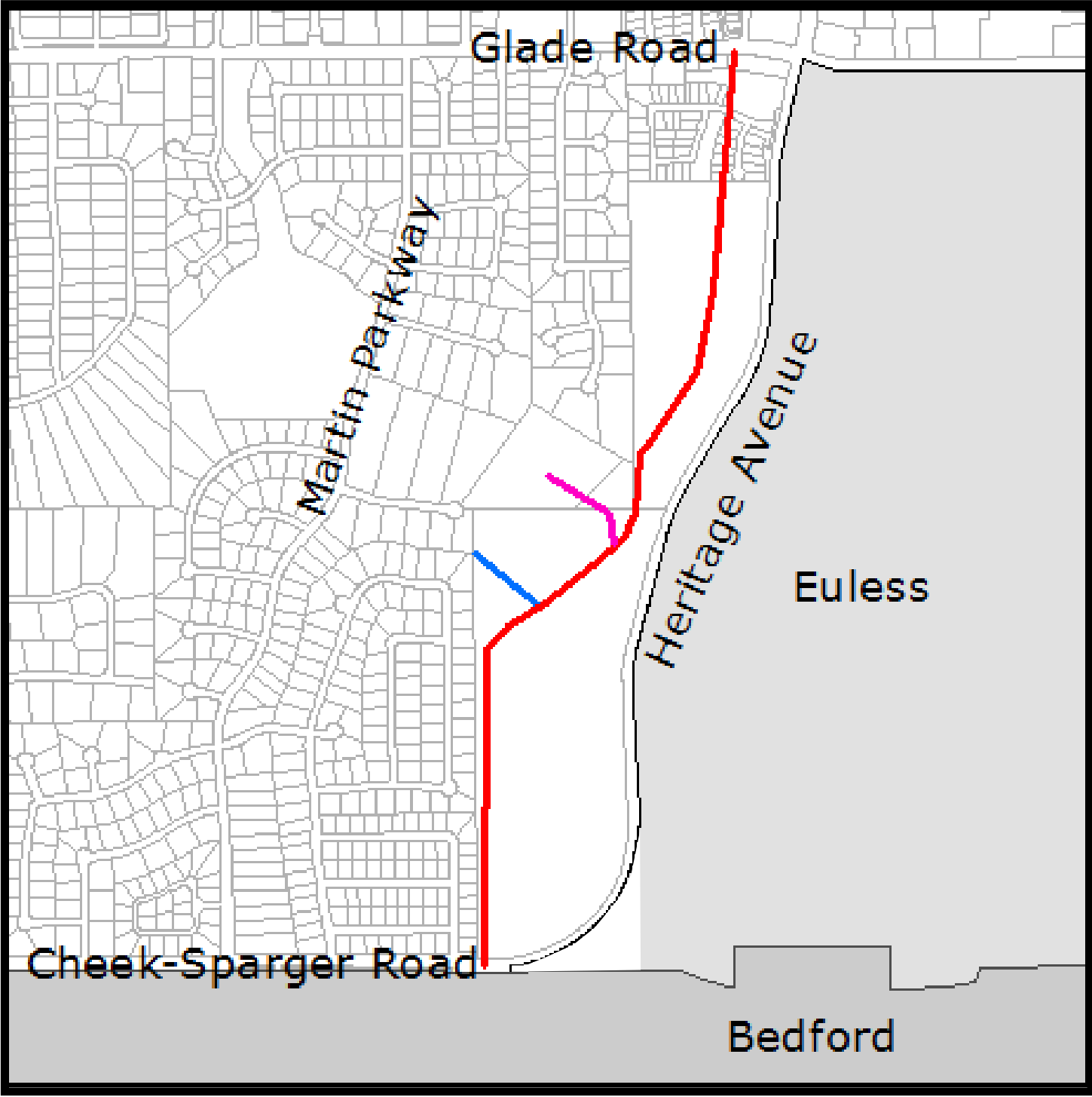
Preliminary Plat



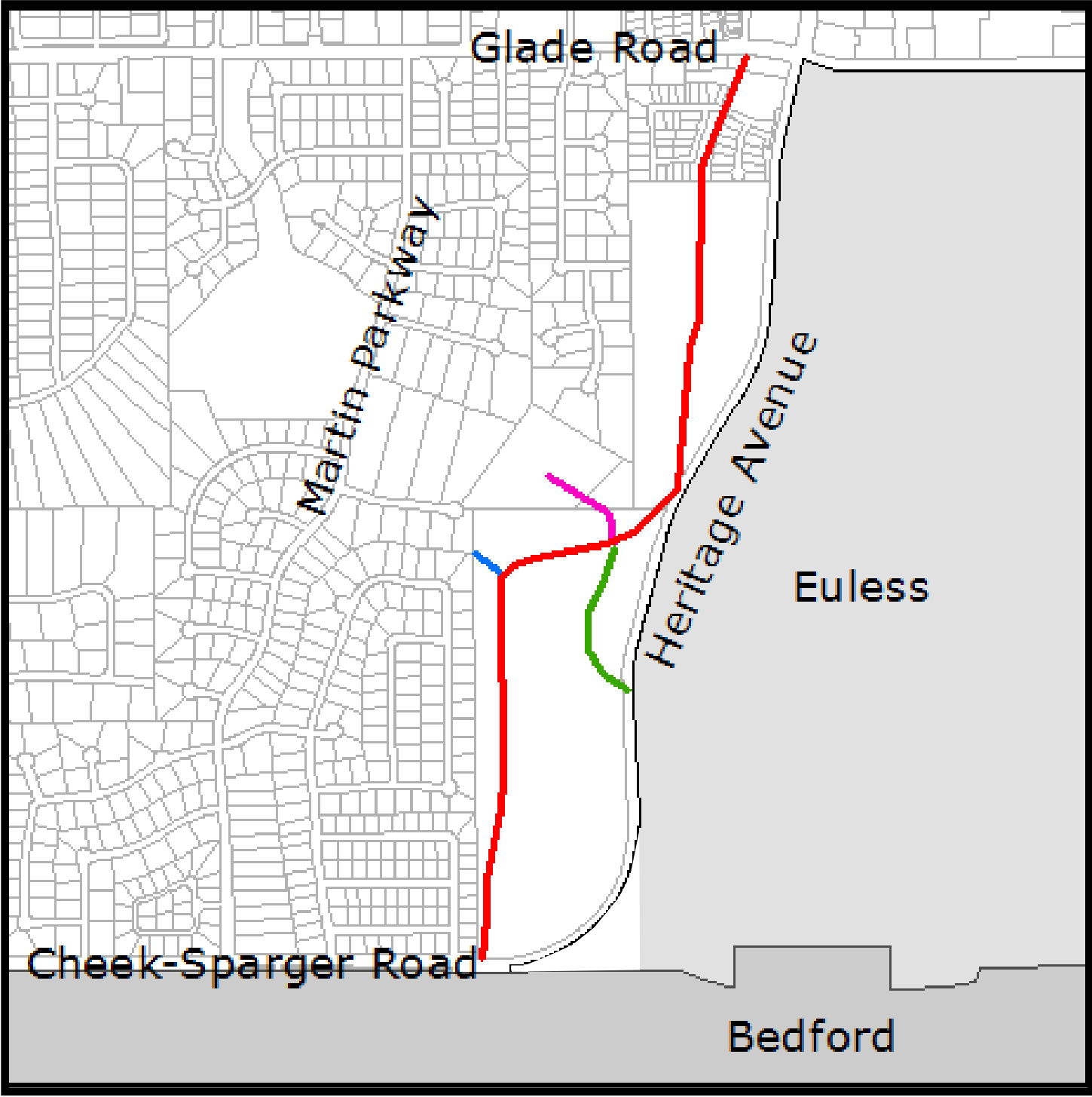
Trail Overview Exhibit



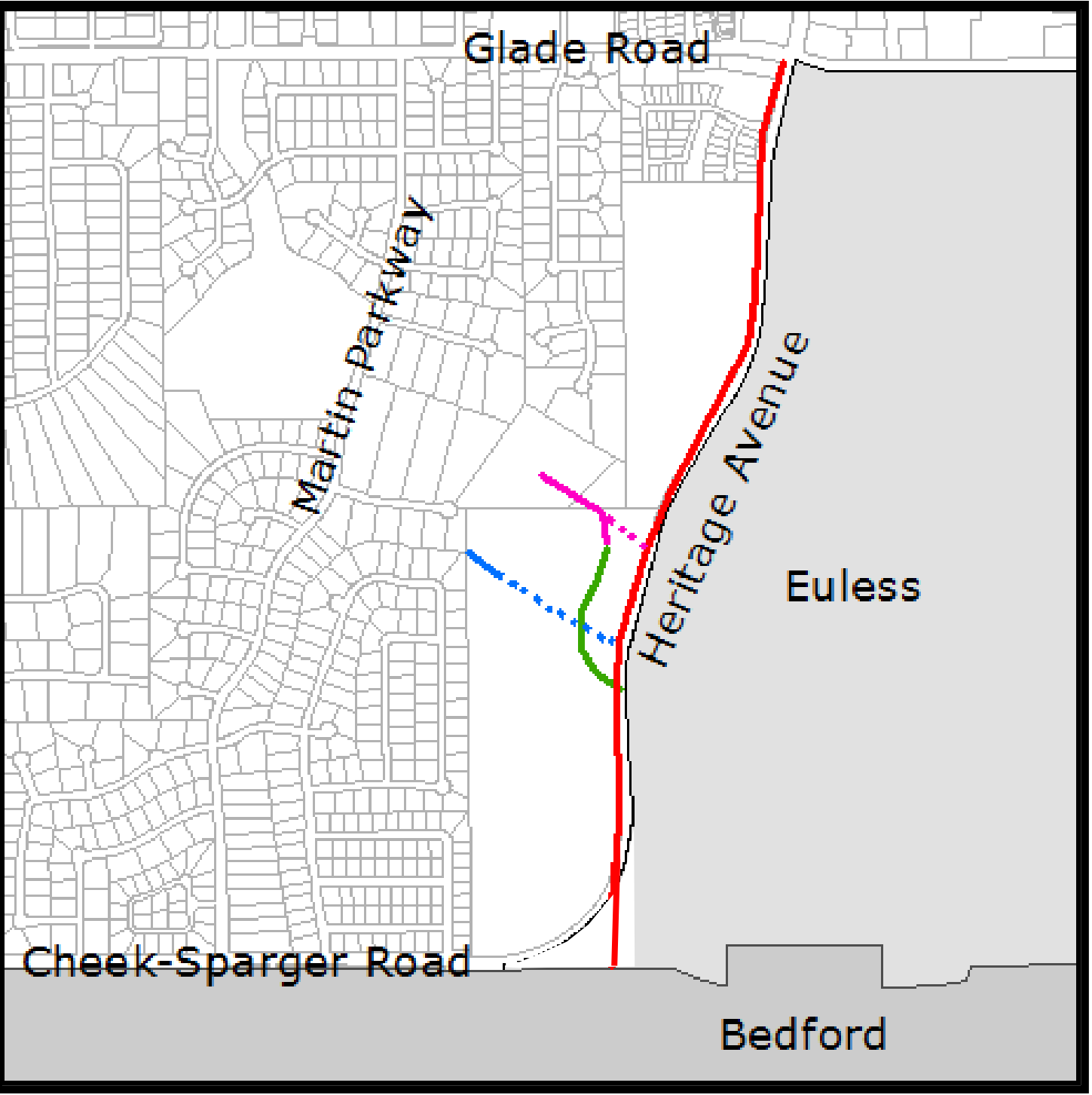
- Trail 24** Heritage Trail
- Trail 26** E. Little Bear II
- Trail 25** Woodland Hills Trail Extension



- Trail 24** Heritage Trail
- Trail 26** E. Little Bear Creek Extension
- Trail 25** Woodland Hills Extension



- Trail 26** Heritage Trail
- Trail 28** E. Little Bear Creek Extension
- Trail 27** Woodland Hills Extension
- Trail 29** Little Bear Creek—Far East



- Trail 26** Heritage Trail
- Trail 28** E. Little Bear Creek Extension
- Trail 27** Woodland Hills Extension
- Trail 29** Little Bear Creek—Far East

Adoption of
Colleyville Pathways
Resolution R-98-1414

1998

Adoption of 2005
Colleyville Pathways Plan
Resolution R-05-2609

2005

Adoption of 2011 Parks, Recreation
and Open Space Master Plan
Resolution R-11-3433

2011

Creekside PUD-R
Ordinance O-13-1899

2013

This exhibit was prepared as a visual aid. The scale and alignment of trails does not reflect survey grade data.

RESOLUTION R-15-3868

**A RESOLUTION APPROVING A FINAL PLAT FOR
CREEKSIDE AT COLLEYVILLE PHASE FIVE**

WHEREAS, the Planning and Zoning Commission recommended approval of the final plat for Creekside at Colleyville Phase Five Addition on March 23, 2015.

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

Sec. 1. THAT the final plat for Creekside at Colleyville Phase Five, attached as Exhibit "A" – Plat Exhibit, is hereby approved.

AND IT IS SO RESOLVED.

PASSED BY A VOTE OF ____ AYES, ____ NAYS, AND ____ ABSTENTIONS ON THIS THE 21ST DAY OF APRIL 2015.

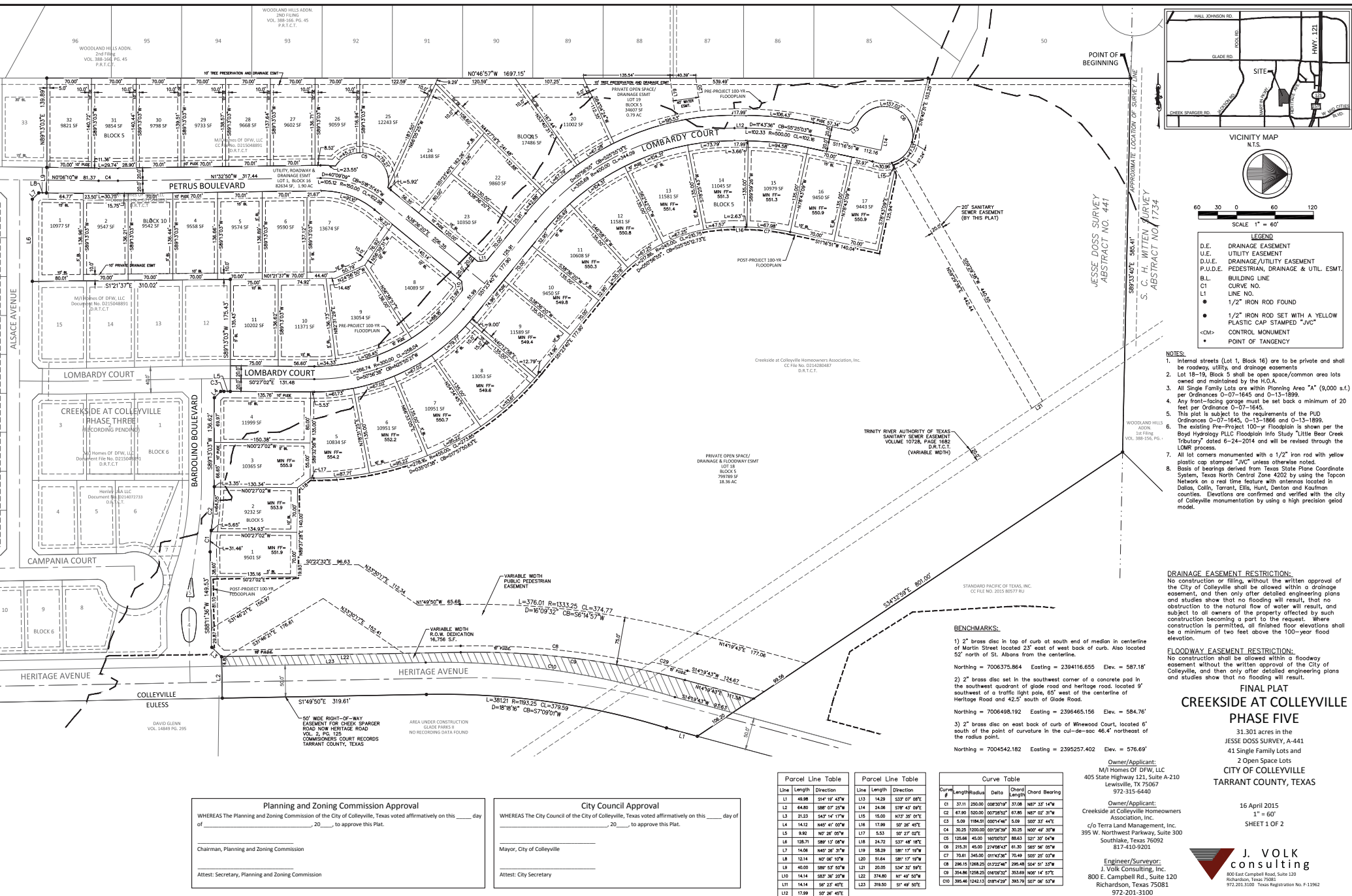
ATTEST:

CITY OF COLLEYVILLE

Amy Shelley, TRMC
City Secretary

David Kelly
Mayor

Exhibit "A"



Planning and Zoning Commission Approval
WHEREAS The Planning and Zoning Commission of the City of Colleyville, Texas voted affirmatively on this ____ day of _____, 20____, to approve this Plat.

Chairman, Planning and Zoning Commission
Attest: Secretary, Planning and Zoning Commission

City Council Approval
WHEREAS The City Council of the City of Colleyville, Texas voted affirmatively on this ____ day of _____, 20____, to approve this Plat.

Mayor, City of Colleyville
Attest: City Secretary

Parcel Line Table		
Line	Length	Direction
L1	44.88	S14°11'47"W
L2	44.80	S88°07'27"W
L3	21.23	S43°14'17"W
L4	14.12	N45°41'00"W
L5	9.92	N07°26'05"W
L6	128.71	S88°15'38"W
L7	14.06	N45°26'37"W
L8	12.14	N07°06'10"W
L9	40.00	S88°55'50"W
L10	14.14	S83°38'22"W
L11	14.14	S0°23'40"E
L12	17.99	S0°38'40"E

Parcel Line Table		
Line	Length	Direction
L13	14.26	S33°37'00"E
L14	24.06	S10°43'00"E
L15	15.00	N72°30'01"E
L16	17.99	S07°26'45"E
L17	5.53	S07°27'02"E
L18	24.72	S37°48'18"E
L19	16.29	S81°17'19"W
L20	51.64	S88°17'19"W
L21	20.05	S34°33'59"E
L22	274.80	N1°40'50"W
L23	219.50	S1°48'00"E

Curve Table			
Curve #	Length	Radius	Delta
C1	37.11	250.00	008°01'19"
C2	67.80	500.00	007°28'52"
C3	5.09	1184.31	001°14'46"
C4	35.35	1000.00	001°07'34"
C5	125.68	1600.00	001°07'34"
C6	215.31	45.00	27°08'43"
C7	70.61	345.00	01°43'36"
C8	284.15	1084.25	03°22'46"
C9	284.86	1084.25	04°03'52"
C10	365.46	1242.11	01°14'28"

Exhibit "A"

DEDICATION CERTIFICATE:

WHEREAS, M/I Homes of DFW, LLC and Creekside at Colleyville Homeowners Association, Inc., are the owners of a tract of land situated in the JESSE DOSS SURVEY, ABSTRACT NO. 441, Tarrant County, Texas and being part of that tract of land described in Deed to M/I Homes of DFW, LLC, as recorded in Document No. D215048891, Deed Records, Tarrant County, Texas and being part of that tract of land described in Deed to Creekside at Colleyville Homeowners Association, as recorded in Document No. D214280487, Deed Records, Tarrant County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set in the south line of Lot 49, Block 6 of WOODLAND HILLS ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas according to the Plat thereof recorded in Volume 388-156, Page 4, Plat Records, Tarrant County, Texas for the common northeast corner of said Tract 2 and northeast corner of Lot 50, Block 6 of said WOODLAND HILLS ADDITION;

THENCE South 89 degrees 33 minutes 40 seconds East, with the common north line of said Tract 2 and south line of said WOODLAND HILLS ADDITION, a distance of 585.41 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for the common northeast corner of said Tract 2 and southeast corner of said Lot 49;

THENCE Southerly, with the east line of said Tract 2, the following four (4) courses and distances:

South 34 degrees 32 minutes 59 seconds East, leaving said common line, a distance of 801.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

South 14 degrees 19 minutes 43 seconds West, a distance of 49.98 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the left having a central angle of 18 degrees 18 minutes 16 seconds, a radius of 1,193.25 feet and a chord bearing and distance of South 07 degrees 09 minutes 01 seconds West, 379.59 feet;

Southerly, with said curve to the left, an arc distance of 381.21 feet to a 1/2 inch iron rod found for corner;

South 01 degrees 49 minutes 50 seconds East, a distance of 319.61 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 88 degrees 07 minutes 25 seconds West, leaving said east line, a distance of 64.80 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 43 degrees 14 minutes 17 seconds West, a distance of 21.23 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 88 degrees 11 minutes 36 seconds West, a distance of 149.53 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a curve to the right having a central angle of 08 degrees 30 minutes 19 seconds, a radius of 250.00 feet and a chord bearing and distance of North 87 degrees 33 minutes 14 seconds West, 37.08 feet;

THENCE Westerly, with said curve to the right, an arc distance of 37.11 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner at the beginning of a reverse curve to the left having a central angle of 07 degrees 28 minutes 52 seconds, a radius of 520.00 feet and a chord bearing and distance of North 87 degrees 02 minutes 31 seconds West, 67.85 feet;

THENCE Westerly, with said curve to the left, an arc distance of 67.90 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 03 seconds West, a distance of 136.62 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 45 degrees 41 minutes 00 seconds West, a distance of 14.12 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 33 minutes 44 seconds West, a distance of 5.09 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 26 minutes 05 seconds West, a distance of 9.92 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 03 seconds West, a distance of 175.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 01 degrees 21 minutes 37 seconds East, a distance of 310.02 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 08 seconds West, a distance of 128.71 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 45 degrees 26 minutes 31 seconds West, a distance of 14.06 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE North 00 degrees 06 minutes 10 seconds West, a distance of 12.14 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 53 minutes 50 seconds West, a distance of 40.00 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner;

THENCE South 89 degrees 13 minutes 03 seconds West, a distance of 139.89 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "JVC" set for corner in the east line of WOODLAND HILLS ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas according to the Plat thereof recorded in Volume 388-166, Page 45, Plat Records, Tarrant County, Texas;

THENCE North 00 degrees 46 minutes 57 seconds West, with said east line, a distance of 1,697.15 feet to the POINT OF BEGINNING and containing 31,301 acres of land, more or less.

OWNERS DEDICATION:

NOW, THEREFORE, KNOW ALL PERSONS BY THESE PRESENTS:

THAT We, M/I Homes of DFW, LLC and Creekside at Colleyville Homeowners Association, Inc., do hereby adopt this plat designating the hereinbefore described property as CREEKSIDE AT COLLEYVILLE PHASE FIVE, 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 or 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, regulation, and resolutions of the City of Colleyville, Texas.

No construction shall be allowed within a floodway easement without the written approval of the City of Colleyville and then only after detailed engineering plans and studies show that no flooding will result.

WITNESS OUR HANDS at this _____ day of _____, 2015.

M/I Homes of DFW, LLC

By: _____
NAME:
TITLE:

STATE OF TEXAS §

COUNTY OF _____ §

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 _____, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____

WITNESS OUR HANDS at this _____ day of _____, 2015.

Creekside at Colleyville Homeowners Association, Inc.

By: _____
NAME:
TITLE:

STATE OF TEXAS §

COUNTY OF _____ §

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 _____, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____

SURVEYOR'S CERTIFICATION:

KNOW ALL MEN BY THESE PRESENTS:

That I, Ryan S. Reynolds, a Registered Professional Land Surveyor, licensed by 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 of the most current Professional Land Surveying Practices Act.

Ryan S. Reynolds
Texas Registered Professional Land Surveyor No. 63885

STATE OF TEXAS §

COUNTY OF DALLAS §

Before me, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared Ryan S. Reynolds, 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.

GIVEN under my hand and seal of office, this ____ day of _____, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES _____

1. Lots 18-19 of Block 5 denotes the private access and private drainage easement owned by the Homeowners Association (HOA) of Creekside at Colleyville Phase Five.
2. The landowners and any subsequent owners of lots shown herein (the Lot Owners), jointly and severally, shall be responsible and liable for the construction, operation and maintenance of any private common areas or facilities in the addition created herein (the Addition), including but not limited to private streets, private entrance gates or structures, private walls and fences, private pedestrian access, private storm drainage systems, private lake, private open space and landscaping, and emergency access.
3. A HOA shall be established by the subdivider or developer to operate and/or maintain the aforementioned private common areas or facilities.
4. The City of Colleyville, Texas (the City) shall not be responsible for maintaining any of the aforementioned private common areas or facilities. The City will maintain only the public water and sanitary sewer systems in utility easements accepted by the City.
5. The HOA, lot owners, and landowners shall not seek maintenance from the City except for the aforementioned public water and sanitary sewer systems in utility easements accepted by the City.
6. Any public utility entities, including the City, shall have the right at all times of ingress and egress to and from and upon the utility easements shown herein for the purpose of construction, reconstruction, inspection, patrolling, maintaining, and adding to or removing all or part of its respective systems. Except for private storm drainage systems, private streets and related entrance gates or structures that are approved by the City, no buildings, fences, structures, trees, shrubs, or other improvements or growths shall be constructed or placed upon, or across said public utility easements. Any public utility entity, including the City, shall have the right to remove and keep removed all or parts of any buildings, fences, structures, trees, shrubs, or other improvements or growths which may in any way endanger or interfere with its respective systems within said utility easements.
7. The City shall have the right at all times to remove and keep removed any vehicle or obstacle that impairs emergency access in the emergency access easements shown herein.
8. Any governmental entities, including the City, shall have the right at all times of ingress and egress to and from and upon the private access easements shown herein for any purpose related to the exercise of a governmental service or function.
9. If the HOA or lot owners fail to maintain reliable access to any public utility or governmental entities for purposes stated hereinabove, the City may enter the Addition and remove any entrance gate or structure which is a barrier to access at the sole expense of the HOA or lot owners on a pro-rata share formula.
10. The construction, reconstruction or repair of any private streets within the Addition must meet the approval of the Director of Public Works and comply with the specifications of the City for public streets at the time of construction, reconstruction or repair. The construction, reconstruction or repair of any entrance gate and structure for the Addition must meet the approval of the Engineering Department and Fire Department of the City.
11. The installation or replacement of all traffic regulatory signs along the private streets must conform to the Texas Manual of Uniform Traffic Control Devices.
12. The HOA and lot owners agree to release, indemnify, defend and hold harmless the city, its officers, agents, licensees, servants and employees, from and against any and all claims or suits for property damage or loss and/or personal injury, including death, to any and all persons, of whatsoever kind of character, whether real or asserted, arising out of or in connection with, directly or indirectly: (a) the reasonable use of the private streets, emergency access, utility easements, entrance gate or structure by the city, its officers, agents, licensees, servants and employees; (b) the condition of the private streets, private entrance gates or structures, private walls and fences, private pedestrian access, private storm drainage systems and emergency access; or (c) any use of the addition by the city, its officers, agents, licensees, servants and employees for any purpose stated hereinabove, whether or not caused, in whole or in part, by alleged negligence or officers, agents, servants, employees, contractors, subcontractors, licensees or invitees of city, the HOA shall be responsible for carrying liability insurance to meet the requirements in this paragraph.



VICINITY MAP
N.T.S.

BENCHMARKS:

- 1) 2" brass disc in top of curb at south end of median in centerline of Marlin Street located 23' east of west back of curb. Also located 52' north of St. Albans from the centerline.
Northing = 7006375.864 Easting = 2394116.655 Elev. = 587.18'
- 2) 2" brass disc set in the southwest corner of a concrete pad in the southwest quadrant of glade road and heritage road, located 9' southwest of a traffic light pole, 65' west of the centerline of Heritage Road and 42.5' south of Glade Road.
Northing = 7006498.192 Easting = 2396465.156 Elev. = 584.76'
- 3) 2" brass disc on east back of curb of Winewood Court, located 6' south of the point of curvature in the cul-de-sac 46.4' northeast of the radius point.
Northing = 7004542.182 Easting = 2395257.402 Elev. = 576.69'

City Council Approval	
WHEREAS The City Council of the City of Colleyville, Texas voted affirmatively on this ____ day of _____, 20____, to approve this Plat.	
_____ Mayor, City of Colleyville	
Attest: City Secretary	

FINAL PLAT
CREEKSIDE AT COLLEYVILLE
PHASE FIVE

31,301 acres in the
JESSE DOSS SURVEY, A-441
41 Single Family Lots and
2 Open Space Lots
CITY OF COLLEYVILLE
TARRANT COUNTY, TEXAS

Owner/Applicant:
M/I Homes of DFW, LLC
405 State Highway 121, Suite A-210
Lewisville, TX 75067
972-315-6440
Owner/Applicant:
Creekside at Colleyville Homeowners
Association, Inc.
c/o Terra Land Management, Inc.
395 W. Northwest Parkway, Suite 300
Southlake, Texas 76092
817-410-9201

Engineer/Surveyor:
J. Volk Consulting, Inc.
800 E. Campbell Rd., Suite 120
Richardson, Texas 75081
972-201-3100

J. VOLK
consulting
800 East Campbell Road, Suite 120
Richardson, Texas 75081
972.201.3100 Texas Registration No. F-11962

16 April 2015
1" = 60'
SHEET 2 OF 2



City of Colleyville City Council Agenda Briefing

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

Agenda Number

Agenda Date 04/21/2015

Type Report

Department City Secretary

Title

Zoning Board of Adjustment Meeting Minutes - February 24, 2015

Attachments

1. Zoning Board of Adjustment Meeting Minutes - February 24, 2015



City of Colleyville Zoning Board of Adjustment Minutes

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

Tuesday, February 24, 2015

City Council Chambers

Call to Order

The Zoning Board of Adjustment meeting of the City of Colleyville was called to order by Board member McNosky on February 24, 2015 at 7:00 p.m.

Roll Call

Present: Board members Jason Elms, Dee Kamerman (Alternate 2), Mark Collier, Judson Orlando, Larry Kainer (Alternate 1), Mike Leathers, and Dee McNosky

Staff Present: Patia Boomsma and Taci Wrisley

1. APPROVAL OF MINUTES

Board member Elms made a motion to approve the minutes as written. Board member Collier seconded.

The motion to approve the minutes as written carried by the following vote:

Aye: 7 – Elms, Kamerman, Collier, Orlando, Kainer, Leathers, and McNosky

2. PUBLIC HEARING AGENDA ITEMS

2a Request for a variance allowing encroachment into the required front yard setback on Lot 8, Block 3, of the Highland Acres Addition, located at 205 Timberline Drive South, Case VC15-001

Patia Boomsma presented the case and briefed the Board.

The public hearing was opened at 7:05 p.m.

David Swaim, the property owner and applicant, came forward and briefed the Board.

Board member Elms questioned Mr. Swaim regarding the purpose of the proposed addition. Mr. Swaim explained the front door no longer

opened properly and was a safety issue.

Board member Leathers questioned Mr. Swaim regarding the total distance from the front of the house. Mr. Swaim replied five feet (5').

Board member Kamerman questioned Mr. Swaim regarding if the structure would look any different than how it currently looks if you were to drive by and look at it. Mr. Swaim replied no, the structure is almost complete and will not be any larger than what it is currently. He further explained construction had already begun on the structure due to a miscommunication with his contractor.

Floyd Swaim, Sr., 204 Timberline Drive South, came forward and spoke in support of the case.

Mark Singletary, 209 Timberline Drive South, came forward and spoke in support of the case.

Rhonda Hunt, 208 Timberline Drive South, came forward and spoke in support of the case.

Board member Kainer questioned staff regarding whether there were any other issues other than the front setback that would prevent the applicant from constructing the proposed addition. Patia Boomsma replied other than needing a permit, no.

Board member Collier questioned staff regarding the difference in setbacks for properties along the same street. Patia Boomsma explained the properties were platted at different times.

Board member Orlando questioned staff regarding why there was a ten foot (10') setback from the street. Patia Boomsma replied that is where the property line starts due to city right-of-way.

Connie Singletary, 209 Timberline Drive South, wished to record her support but did not wish to speak.

There being no one else wishing to speak, the public hearing was closed at 7:14 p.m.

The public hearing was reopened at 7:16 p.m.

Ron Burton, 129 Timberline Drive South, came forward and spoke in support of the case.

There being no one else wishing to speak, the public hearing was closed at 7:17 p.m.

Discussion occurred regarding the variation in front setbacks along Timberline Drive South.

Board member Kainer made a motion to approve Case VC15-001. Board member Leathers seconded.

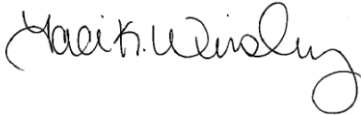
The motion to approve Case VC15-001 carried by the following vote:

Aye: 7 – Elms, Kamerman, Collier, Orlando, Kainer, Leathers, and McNosky

3. ADJOURNMENT

The meeting adjourned at 7:20 p.m.

Minutes were written and prepared by:



Taci Wrisley

Planning and Zoning Assistant

The meeting minutes were approved on April 14, 2015 by a vote of 4-0.



City of Colleyville City Council Agenda Briefing

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

Agenda Number
Type Report
Department Finance

Agenda Date 04/21/2015

Number

Title
Monthly Financial Report - March 2015

Explanation
General Fund

The percentage of current year taxes collected is slightly behind the percentage collected for March 2014. It is anticipated that the budgeted 99.5% collection rate will be achieved. For the month of March, General Fund sales tax is up 5.91% (\$12,326) from revenues reported for the same time period last year. Year to date General Fund sales tax is up 8.24% (\$84,801). This is the twelfth consecutive month of increased sales tax revenues as compared to the prior year, and this is the highest March sales tax allocation ever received.

The annual electric franchise payment received from Oncor Electric exceeded budgeted projections by 5% due to higher customer usage. The payment received by Atmos for gas usage exceeded budgeted projections by 47%. This increase can be attributed to higher customer usage, due to colder temperatures during the winter months.

The quarterly Mixed Beverage Tax allocations exceed the amount received last year by 21.83%. This increase is mostly attributable to a legislation change requiring customers to pay sales tax of 8.25% on mixed drinks, effective January 1, 2014.

Eighteen new residential building permits were issued in March compared to seven that were issued in March 2014. Revenues received for licenses and permits exceed current year projections by over 26% year to date. Ambulance collections are on target with this year's projections but behind last year's collections by 17.33%, due to a 5% decrease in hospital transports for the first five months of this fiscal year, compared to last fiscal year. Engineering and Inspection revenues have exceeded budgeted projections already this fiscal year due to the development plan review and inspection fees received for the Creekside at Colleyville project. Colleyville Center revenues are currently ahead of budgeted projections for this fiscal year. As a point of reference, all Saturday reservations are booked until mid-September at Colleyville Center and business rentals during the week are up 4% over the same time period last year.

The average amount expended by the General Fund departments at the end of March is 40.88% of the total appropriation versus 43.40%, which was projected to be spent.

Utility Fund

Water usage increased 11.93% as compared to the amount sold through March 2014. This is due to a decrease in rainfall (2.66 inches) for the first quarter of this fiscal year compared to the same time period last fiscal year. The average amount expended by the Utility Fund departments at the end of March was 44.2% of the total appropriation, versus 47.41%, which was projected to be spent.

MONTHLY FINANCIAL REPORT - MARCH 2015

GENERAL FUND		RECEIVED	PROJECTED	RECEIPT VS	RECEIVED	PERCENT
REVENUE SOURCE	FY 2015	AS OF	AS OF	PROJECTED	AS OF	CHANGE OVER
	BUDGET	3/31/2015	3/31/2015	INCR (DECR)	3/31/2014	PRIOR YEAR
Current Taxes	\$12,441,254	\$12,168,057	\$12,169,071	-0.01%	\$11,347,641	7.23%
Delinquent Taxes	70,000	11,689	17,500	-33.21%	35,381	-66.96%
Penalty & Interest	55,000	25,978	27,500	-5.53%	26,131	-0.58%
TOTAL AD VALOREM TAXES	\$12,566,254	\$12,205,724	\$12,214,071	-0.07%	\$11,409,152	6.98%
Oncor Electric	\$860,000	\$903,390	\$860,000	5.05%	\$893,973	1.05%
Tri-County Electric	105,000	126,855	105,000	20.81%	105,326	20.44%
Atmos Gas	305,000	449,640	305,000	47.42%	354,663	26.78%
AT&T	78,000	36,205	39,000	-7.17%	38,793	-6.67%
Verizon/Others	70,000	32,646	35,000	-6.73%	35,017	-6.77%
Refuse/Recycling	146,000	79,354	74,990	5.82%	74,888	5.96%
Cable TV	430,000	260,141	215,000	21.00%	239,944	8.42%
TOTAL FRANCHISE TAXES	\$1,994,000	\$1,888,231	\$1,633,990	15.56%	\$1,742,603	8.36%
Sales Tax	\$3,200,000	\$1,113,526	\$1,110,016	0.32%	\$1,028,725	8.24%
Mixed Beverage Tax	70,000	55,147	35,000	57.56%	45,266	21.83%
TOTAL SALES TAX	\$3,270,000	\$1,168,673	\$1,145,016	2.07%	\$1,073,991	8.82%
Building	\$558,000	\$359,881	\$279,000	28.99%	\$353,600	1.78%
Plumbing	50,000	29,865	25,000	19.46%	31,629	-5.58%
Mechanical	30,000	17,345	15,000	15.63%	17,485	-0.80%
Electrical	45,000	25,046	22,500	11.32%	28,747	-12.87%
City License	40,000	21,835	20,000	9.18%	24,730	-11.71%
Building Plan Review Fee	100,000	61,556	50,000	23.11%	93,317	-34.04%
New Business	4,000	2,115	2,000	5.75%	2,350	-10.00%
Sign Permit	6,000	4,040	3,000	34.67%	6,050	-33.22%
Fence Permit	4,000	5,325	2,000	166.25%	5,575	-4.48%
Fire Permits	6,500	6,180	3,250	90.15%	4,150	48.92%
Irrigation Permit	13,000	8,093	6,500	24.50%	7,470	8.33%
TOTAL LICENSES & PERMITS	\$856,500	\$541,281	\$428,250	26.39%	\$575,102	-5.88%
Fines	\$735,000	\$405,357	\$367,500	10.30%	\$367,482	10.31%
Alarm Fees	52,788	31,264	26,394	18.45%	26,394	18.45%
Library Fines	22,500	11,455	11,250	1.82%	11,289	1.47%
TOTAL FINES	\$810,288	\$448,076	\$405,144	10.60%	\$405,165	10.59%

MONTHLY FINANCIAL REPORT - MARCH 2015

REVENUE SOURCE	FY 2015 BUDGET	RECEIVED AS OF 3/31/2015	PROJECTED AS OF 3/31/2015	RECEIPT VS PROJECTED INCR (DECR)	RECEIVED AS OF 3/31/2014	PERCENT CHANGE OVER PRIOR YEAR
Re-zoning	\$7,500	\$6,038	\$3,750	61.02%	\$5,332	13.25%
Plat Fee/Site Plan	5,000	6,350	2,500	154.00%	7,700	-17.53%
Board of Adjustment	1,250	875	625	40.00%	1,225	-28.57%
Sale of Material	100	17	50	-66.00%	486	-96.50%
Weed Mowing	6,500	2,856	3,250	-12.13%	26,730	-89.32%
Ambulance	300,000	161,688	150,000	7.79%	195,574	-17.33%
Recreation Program	160,000	73,453	81,760	-10.16%	89,048	-17.51%
Non-Resident Fee Parks	35,000	40,415	35,000	15.47%	33,670	20.03%
Field Use Charge	21,000	24,295	21,000	15.69%	21,465	13.18%
Engineering & Inspection	100,000	210,195	50,000	320.39%	163,288	28.73%
Colleyville Center Rental	257,250	127,946	122,959	4.06%	109,934	16.38%
Lot Drainage Insp Fee	13,000	9,875	6,500	51.92%	6,750	46.30%
TOTAL CHARGES FOR SERVICE	\$906,600	\$664,003	\$477,394	39.09%	\$661,203	0.42%
SRO Officer Reimb	\$94,282	\$0	\$0	0.00%	\$0	0.00%
Keller Court	217,697	115,705	115,705	0.00%	112,958	2.43%
TOTAL INTERGOVERNMENTAL	\$311,979	\$115,705	\$115,705	0.00%	\$112,958	2.43%
Sale of Surplus Property	\$5,000	\$3,798	\$2,500	51.90%	\$13,801	-72.48%
Interest Income	35,000	2,343	3,675	-36.25%	3,180	-26.33%
Miscellaneous	55,000	50,924	27,500	85.18%	40,373	26.13%
Use of Available Cash	1,000,000	0	0	0.00%	0	0.00%
Antenna Lease	70,040	45,855	45,360	1.09%	43,900	4.45%
TOTAL MISCELLANEOUS	\$1,165,040	\$102,920	\$79,035	30.22%	\$101,254	1.65%
Transfers-In	\$1,182,919	\$0	\$0	0.00%	\$0	0.00%
TOTAL TRANSFERS	\$1,182,919	\$0	\$0	0.00%	\$0	0.00%
TOTAL GENERAL FUND REVENUES	\$23,063,580	\$17,134,612	\$16,498,605	3.85%	\$16,081,428	6.55%

MONTHLY FINANCIAL REPORT - MARCH 2015

	FY 2015 BUDGET	THROUGH 3/31/2015	THROUGH 3/31/2014	TOTAL INCREASE (DECREASE)	PERCENT INCREASE (DECREASE)
% OF CURRENT TAX ROLL COLLECTED	99.5%	97.01%	97.11%	-0.10%	-0.10%
RESIDENTIAL BLDG PERMITS	118	76	50	26	52.00%
COMMERCIAL BLDG PERMITS	6	4	4	0	0.00%
CITATIONS ISSUED	11,500	4,972	5,036	(64)	-1.27%

GENERAL FUND EXPENSES

	FY 2015 BUDGET	EXPENDED THROUGH 3/31/2015	YEAR-TO-DATE PROJECTED EXPENDITURES	% OF BUDGET EXPENDED	BUDGET REMAINING
City Council	\$188,506	\$94,017	\$109,253	49.87%	\$94,489
City Manager	606,286	287,805	303,143	47.47%	318,481
City Secretary	209,919	94,867	104,960	45.19%	115,052
Finance	407,827	213,167	213,914	52.27%	194,660
Legal	130,460	81,377	65,230	62.38%	49,083
Engineering	380,608	205,157	205,304	53.90%	175,451
Economic Development	302,995	118,974	121,498	39.27%	184,021
Building Inspection	281,134	125,673	140,567	44.70%	155,461
Community Development	349,709	132,812	149,855	37.98%	216,897
Fire	4,568,006	2,123,277	2,225,003	46.48%	2,444,729
Police	4,408,293	2,165,364	2,204,147	49.12%	2,242,929
Parks	1,300,258	485,107	505,129	37.31%	815,152
Recreation	357,823	107,453	119,912	30.03%	250,370
Street Maintenance	4,083,178	990,575	1,141,589	24.26%	3,092,603
Library	724,124	329,807	347,062	45.55%	394,317
Communications	168,267	66,974	71,134	39.80%	101,293
Colleyville Center	358,155	146,952	179,078	41.03%	211,203
Human Resources	274,930	74,057	77,465	26.94%	200,873
Municipal Court	399,733	178,482	199,867	44.65%	221,251
Fleet Services	232,003	99,979	116,002	43.09%	132,024
Facility Services	518,004	236,167	259,002	45.59%	281,837
Information Services	1,126,415	665,916	673,208	59.12%	460,499
Non Departmental	925,160	389,502	462,580	42.10%	535,658
Capital Equipment Reserve	542,000	0	0	0.00%	542,000
Compensation Adjustment	184,425	0	0	0.00%	184,425
TOTAL EXPENSES	\$23,028,218	\$9,413,460	\$9,994,897	40.88%	\$13,614,758

MONTHLY FINANCIAL REPORT - MARCH 2015

UTILITY FUND

REVENUE SOURCE	FY 2015 BUDGET	RECEIVED AS OF 3/31/2015	PROJECTED AS OF 3/31/2015	RECEIPT VS PROJECTED INCR (DECR)	RECEIVED AS OF 3/31/2014	PERCENT CHANGE OVER PRIOR YEAR
Water Sales	\$11,014,359	\$4,108,937	\$4,405,744	-6.74%	\$3,539,926	16.07%
Sewer Sales	3,745,247	1,668,509	1,872,624	-10.90%	1,799,325	-7.27%
Sewer Installation	7,000	8,100	3,500	131.43%	4,900	65.31%
Water Installation	21,000	17,441	10,500	66.10%	14,330	21.71%
Sewer Tie-on Charges	5,000	0	0	0.00%	3,000	-100.00%
Engineering Charges	5,000	97,487	2,500	3799.46%	87,120	11.90%
Penalties	218,543	90,950	109,272	-16.77%	101,569	-10.46%
Miscellaneous	13,000	9,907	6,500	52.42%	8,000	23.84%
TOTAL OPERATING INCOME	\$15,029,149	\$6,001,330	\$6,410,639	-6.38%	\$5,558,170	7.97%
Interest Income	\$20,300	\$5,612	\$5,075	10.58%	\$5,068	10.72%
TOTAL NON-OPERATING INCOME	\$20,300	\$5,612	\$5,075	10.58%	\$5,068	10.72%
TOTAL INCOME	\$15,049,449	\$6,006,942	\$6,415,714	-6.37%	\$5,563,239	7.98%

	THROUGH 3/31/2015	THROUGH 3/31/2014	TOTAL INCREASE (DECREASE)	PERCENT INCREASE (DECREASE)
GALLONS OF WATER SOLD	880,855,600	786,942,800	93,912,800	11.93%
NUMBER OF WATER CUSTOMERS	9,575	9,436	139	1.47%

UTILITY FUND EXPENSES

	FY 2015 BUDGET	EXPENDED THROUGH 3/31/2015	YEAR-TO-DATE PROJECTED EXPENSES	% OF BUDGET EXPENDED	BUDGET REMAINING
Billing	\$381,081	\$162,776	\$190,541	42.71%	\$218,305
Operations	10,546,206	4,955,874	5,273,103	46.99%	5,590,332
Utility Support	1,101,132	497,520	550,566	45.18%	603,612
Non-Departmental	305,133	101,114	152,567	33.14%	204,019
Debt Service	490,100	473,675	473,675	96.65%	16,425
Compensation Adjustment	21,733	0	0	0.00%	21,733
Transfer to General Fund	1,160,255	0	0	0.00%	1,160,255
TOTAL EXPENSES	\$14,005,640	\$6,190,959	\$6,640,451	44.20%	\$7,814,681



City of Colleyville City Council Agenda Briefing

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

Agenda Number R-15-3869

Agenda Date 04/21/2015

Type Resolution

Department City Secretary

Title

Ending Resolution

Attachments

1. Ending

RESOLUTION R-15-3869

**A RESOLUTION APPROVING CITY COUNCIL ACTION
UNDER BUSINESS AT THE REGULAR CITY COUNCIL MEETING OF
APRIL 21, 2015**

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 the agenda decisions approved by City Council action under Business this date and not otherwise adopted by Ordinance and/or separate Resolution as follows are hereby adopted:

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF ____ AYES, ____ NAYS, AND ____ ABSTENTIONS
ON THIS THE 21ST DAY OF APRIL 2015.

ATTEST:

CITY OF COLLEYVILLE

Amy Shelley, TRMC
City Secretary

David Kelly
Mayor