



City of Colleyville City Council Agenda

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

Tuesday, May 1, 2018

WORKSESSION
5:00 PM
EXECUTIVE CONFERENCE ROOM
THIRD FLOOR

CALL TO ORDER

WS-1 Economic Development Update

WS-2 Capital Improvement Program (CIP) status update

WS-3 Kimzey Park pond dredging project update

WS-4 Budget process update

WS-5 Discussion of a monthly Colleyville video broadcast show

WS-6 Discussion of the May 1, 2018, City Council regular agenda items

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

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

Section 551.071 - Legal - Consultation with attorney regarding contemplated and/or pending litigation, including:

- Glade Road eminent domain cases for Parcels 150 and 159

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

- Glade Road Project Phases 1B and 2

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

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

INVOCATION: Paul Vigiletti, Good Shepherd Catholic Church

PLEDGE OF ALLEGIANCE: City Attorney Whitt Wyatt

2. EXECUTIVE SESSION READING AND PUBLIC HEARING: CONSIDER AND TAKE ANY ACTION(S) NECESSARY RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION - RESOLUTION R-18-4257

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 the April Featured Business of the Month - Teddy's Bigger Burgers, 4712 Colleyville Boulevard, Suite 100 - Franchise Owner Brad Cypert, Mayor Richard Newton, and Assistant City Manager Mark Wood

Recognition of Councilmember Nancy Coplen and Councilmember Mike Taylor - Mayor Richard Newton

4. OUTGOING COUNCILMEMBER RECEPTION

A reception for outgoing Councilmembers Nancy Coplen and Mike Taylor

5. CONSENT: READING AND PUBLIC HEARING- RESOLUTION R-18-4258

5a Approval of the minutes of the regular City Council meeting of April 17, 2018

5b Approval to purchase a replacement aerial bucket truck in the amount of \$110,587.65 from Chastang Ford, an approved vendor, through the HGAC Cooperative Purchasing; approving the disposal of the unit being replaced, and authorizing the city manager to execute the purchase and disposal agreements upon receipt and acceptance of the vehicle

6. ORDINANCE(S): SECOND READING AND PUBLIC HEARING**6a Ordinance O-18-2041**

Consideration of amending the City of Colleyville Code of Ordinances, Chapter 14 – Animals, by amending Section 14-1; by adding a definition for Domestic Animals; and by amending and restating Sections 14-18; 14-19; and 14-41; creating an offense for failure to remove domestic animal excreta from certain property; and providing for civil and criminal enforcement

7. ORDINANCE(S): FIRST READING AND PUBLIC HEARING**7a Ordinance O-18-2042**

Consideration of a zoning change from the AG Agricultural and R-40 Single Family Residential zoning districts to the R-30 Single Family Residential zoning district on Lot 2R, Block 1, of the Falcon Point Addition, located at 200 Bandit Trail, Case ZC18-005

7b Ordinance O-18-2043

Consideration of a zoning change from the AG Agricultural zoning district to the R-20 Single Family Residential zoning district on Tract 1R09, Abstract 1619, in the S C H Witten Survey, located at 2313 Hall Johnson Road, Case ZC18-007

8. RESOLUTION(S): READING AND PUBLIC HEARING**8a Resolution R-18-4259**

Consideration for approval of a Site Plan for athletic fields on Lot 1R, Block 1, of the Covenant Christian Academy Addition, located at 901 Cheek-Sparger Road, Case SP18-001

9. CITIZEN COMMENTS/PRESENTATIONS REGARDING ITEMS NOT ON THE AGENDA**10. ACTION/RESOLUTION: DISCUSSION AND CONSIDERATION OF A RESOLUTION RATIFYING COUNCIL AGENDA ACTION FOR MAY 1, 2018 - READING AND PUBLIC HEARING - RESOLUTION R-18-4260****11. ADJOURNMENT**

I hereby certify this agenda was posted on City Hall bulletin boards Friday, April 27, 2018, by 5:00 p.m.

Christine Loven, TRMC
City Secretary

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

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

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



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
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www.colleyville.com

Agenda Number WS-1

Agenda Date 05/01/2018

Type Worksession

Department Economic Development

Title

Economic Development Update

Strategic Plan

4.2 Encourage compatible commercial growth

Explanation

Staff will provide an economic development activity update.

Attachments

1. May 2018 Economic Development update presentation

Economic Development Update

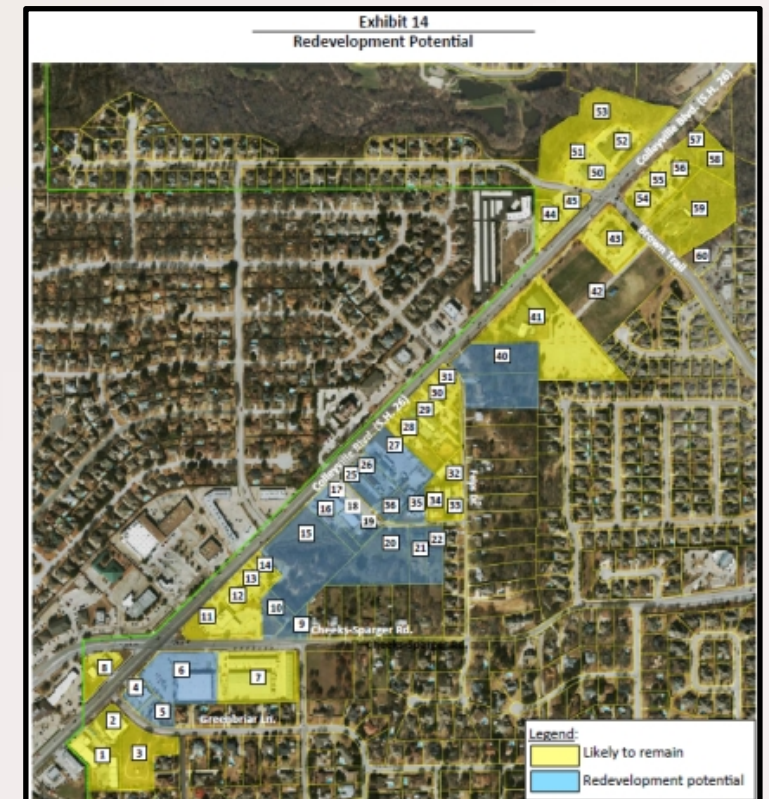
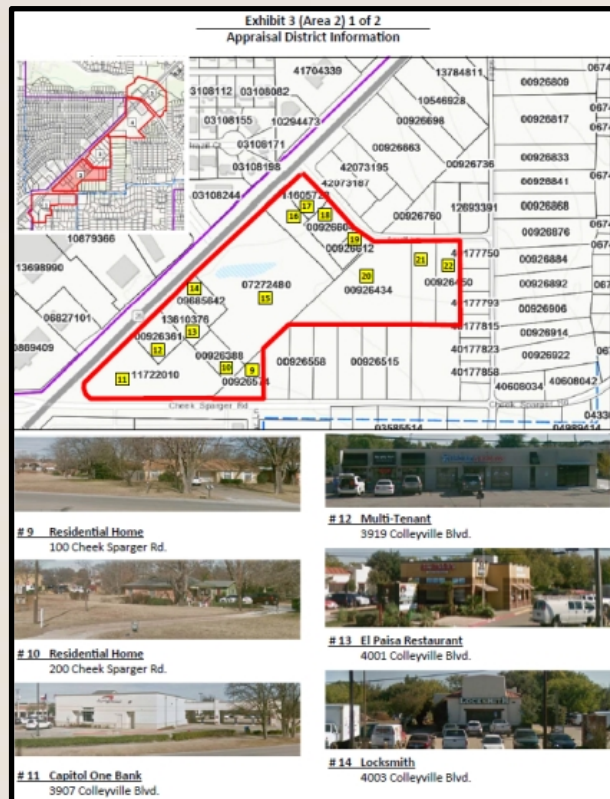
May 1, 2018

Southern Gateway



Corridor Study

- Southern Gateway corridor study is progressing
- Plan we can utilize to assist in redevelopment opportunities



Spring Trade Shows



- Society of Commercial Realtors
 - Exhibited a booth
 - Spoke to prospects, developers, brokers
- International Council of Shopping Centers
 - Setting appointments, prepping materials



Entrepreneur Center



- Making progress on information for Wachovia site
- Toured the building – liked what we saw
- Drafting one-sheet for Wells Fargo
- Setting appointment with Wells Fargo, City, building owner



SH 121 Restaurant



- Chef Point buying former Gator's building on SH121
- 7,649 square feet
- Architectural firm is known for work at several well-known Dallas restaurants
- From the owners: "A fresh new look to the location with a welcoming, approachable and memorable atmosphere that will show case our awesome food."

CHEF  POINT



Tenant Activity



- Restaurant to lease former Bellisimo's building
- Continue to assist Bellisimo's in finding a location
- Working on backfilling Dallas Craft Co.
- Chipotle will open in June
- Wedding Chapel/Event Venue beginning construction
- Fiiz Drinks looking at new planned retail building at SH26/Longwood
- Continue to meet with owner of Precinct Line properties –dialogue to facilitate development



Advertising Grant Program

- Q1P is complete
- 79 businesses received the advertising grant
- Advertising ranged from print, direct mail, coupons, digital and social media
- The City's ad ran in Community Impact News and Colleyville Charm

The advertisement features a background image of a glass door with a large "OPEN" sign hanging from a chain. The text is overlaid on the left side of the image.

**COLLEYVILLE
IS OPEN FOR BUSINESS**

With the largest road construction project in Colleyville's history underway, now is the **perfect time to shop Colleyville.**

Business owners are feeling the effects of construction as it alters driveways, traffic, and storefronts, and now more than ever, they could use your help.

This doesn't just benefit businesses, **shopping in Colleyville** generates sales tax that **benefit your quality of life.** The City of Colleyville uses sales tax dollars to pay for police officers, firefighter equipment, Library story times, the Christmas Tree Lighting Celebration, senior programs, and ball fields.

When you think about where to eat and shop think Colleyville first.

For more information visit Colleyville.com.

**SHOP COLLEYVILLE,
IT JUST MAKES CENTS.**

Colleyville Receipt Race

- The Colleyville Receipt Race concluded April 30
- Staff is in the process of collecting and counting schools' receipts
- Will announce winners by May 9 and have a check presentation at the City Council meeting on May 15

A promotional poster for the Colleyville Receipt Race. It features a dark blue background with colorful abstract shapes. At the top, the title "Colleyville Receipt Race" is written in a light blue, playful font, next to a graphic of a receipt and two balloons. Below the title, text explains the goal: "Help your school WIN \$5,000 simply by shopping in Colleyville." Further down, it states: "The City of Colleyville and GCISD have partnered to assist businesses affected by SH26 construction." and "Shop anywhere in Colleyville throughout April and turn your receipts into your school's PTA (same as you do for Box Tops). It's that easy." A section titled "Prizes" with a balloon graphic lists the prizes: "The school that collects the most receipts (regardless of value) will receive a donation to its PTA." Below this, a table lists the prize amounts. At the bottom, it provides contact information: "FOR MORE INFORMATION, VISIT COLLEYVILLE.COM OR CALL 817-503-1111" and includes the City of Colleyville logo in the bottom left corner.

Colleyville Receipt Race

Help your school **WIN \$5,000** simply by shopping in Colleyville.

The City of Colleyville and GCISD have partnered to assist businesses affected by SH26 construction.

Shop anywhere in Colleyville throughout April and turn your receipts into your school's PTA (same as you do for Box Tops). It's that easy.

Prizes

The school that collects the most receipts (regardless of value) will receive a donation to its PTA.

GRAND PRIZE	SECOND PRIZE	THIRD PRIZE
\$5,000	\$3,000	\$1,000

FOR MORE INFORMATION, VISIT COLLEYVILLE.COM OR CALL 817-503-1111



Colleyville Gift Card – Feedback

- Mail each Colleyville household a \$10 gift card
- The gift card is redeemable at any Colleyville business
- Business provides a discount and the City will reimburse the business for the number of cards turned in
- If a resident tries to use a gift card and the business does not take it, we would reimburse the resident directly
- TIF funded



Events



Colleyville Farmer's Market

- Positive feedback from community and vendors
- Continue to schedule "add-on" events

Spring Concert

- Approximately 140 people attended the spring concert on the lawn
- We are hoping for even greater attendance at the fall concert
- Will be an ideal event for the Plaza once complete

Movies in the Village

- Next outdoor movie is schedule for June 15



Vacancy Rates



	March 2018		April 2018	
	Vacancy Rate	Vacant SF	Vacancy Rate	Vacant SF
Colleyville Office	8.2%	81,649	8.0%	80,556
Colleyville Retail	3.9%	63,016	3.3%	53,911
Village Office	3.8%	7,054	6.2%	11,557
Village Retail	10.5%	7,228	10.8%	7,001

Source: Costar

- Positive vacancy rates
- 10% and below is great for the area

Questions and Discussion



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
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Agenda Number WS-2

Agenda Date 05/01/2018

Type Worksession

Department Public Works

Title

Capital Improvement Program (CIP) status update

Strategic Plan

1.4 Communicate thoroughly and strategically

Explanation

Staff will present an update on CIP projects

Attachments

1. 2018.05.01 CIP Projects Overview

Capital Improvement Program (CIP) Status Update

**City Council Worksession
May 1, 2018**

Current CIP Projects



Construction

- Pleasant Run Road (*Shelton Drive to John McCain Road*)

Design and ROW Acquisition

- Frontier Court (*Drainage and Street Rehabilitation*)
- Glade Road (*Phase 2 – Manning to Pool*)
- McDonwell School Road/Westcoat Drive Roundabout
- Cheek-Sparger Road (*San Bar to Brown Trail*)
- Roberts Road (*Glade Road to City Limit*)

Roadway Rehabilitation (Local Street Maintenance Program)

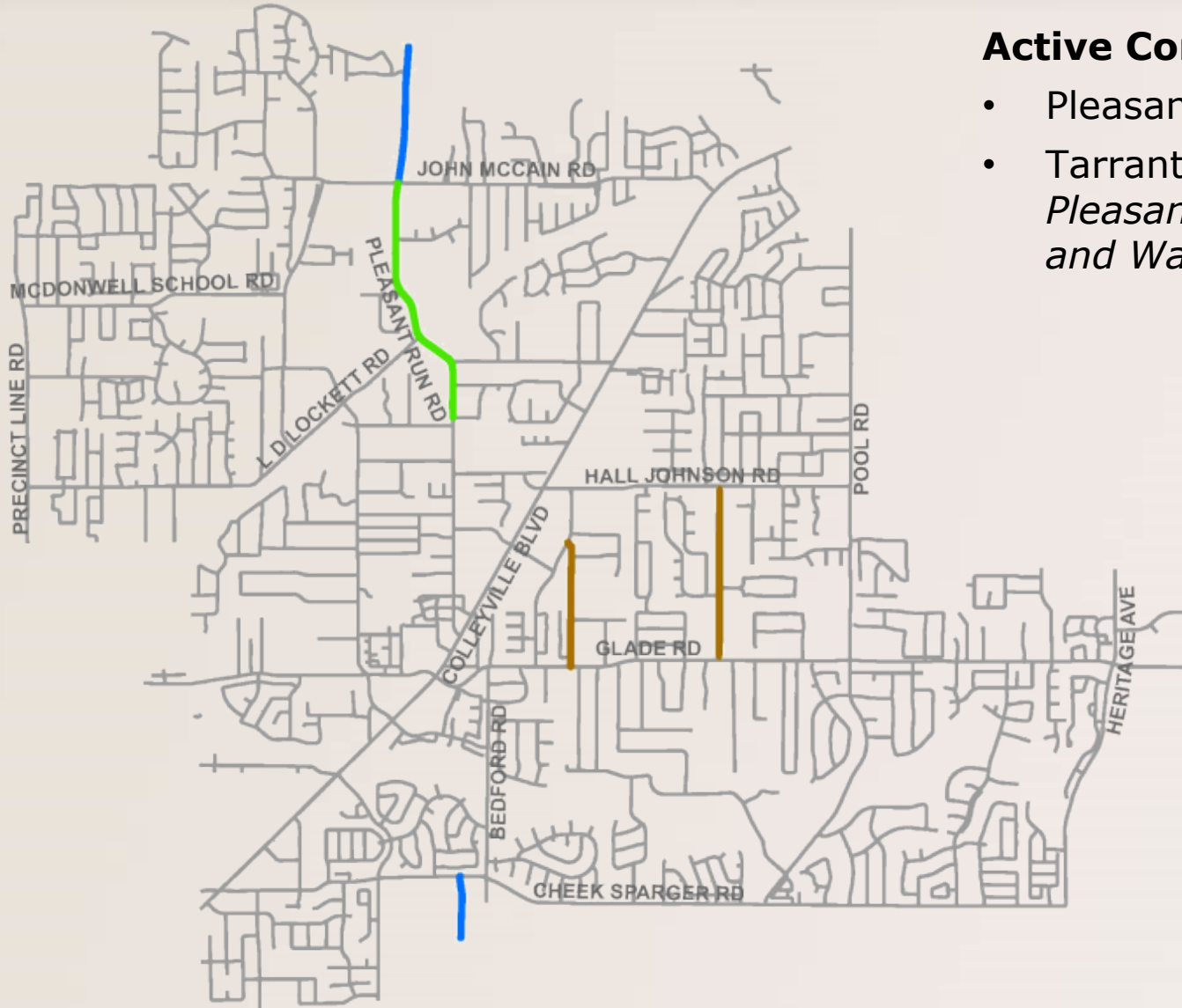
- Tarrant County (*Pleasant Run Road, Bluebonnet Drive, Montclair Drive, and Wayne Drive*)
- LSMP Miscellaneous Asphalt Rehabilitation Including:
 - John McCain Road (*Pleasant Run Road to Maranatha Court*)
 - L.D. Lockett Road (*Precinct Line Road to Pleasant Run Road*)
 - Oak Timbers Court
 - Thompson Terrace

Utility Projects

- Stormwater Master Plan
- WW Project 3: Replacement of 6" and 8" pipelines on Manning Drive (*Includes street rehabilitation of Manning Drive, Stafford Drive, Oak Knoll Drive, and Bowman Drive*)
- Water Project 8: Install Pressure Relief and Control Valves
- Water Project 10: Apple Valley/Rustic Oaks/Bills Lane (*Water Lines and Road Rehabilitation on Black Drive*)



Active Projects



Active Construction Projects Include

- Pleasant Run Road (*Shelton Drive to John McCain Road*)
- Tarrant County - *Bluebonnet Drive, Montclair Drive, Pleasant Run Road (John McCain Road to N. City Limit), and Wayne Drive*

Timeline

Pleasant Run (Shelton Drive to John McCain Road)
Anticipated completion: July 2018

Tarrant County

- Bluebonnet Drive
- Montclair Drive
- Pleasant Run Road
- Wayne Drive

Anticipated completion: June 2018

Manning Drive Sanitary Sewer



WW Project 3: Replacement of 6" and 8" pipelines on Manning Drive

Includes street rehabilitation of:

**Manning Drive, Stafford Drive,
Oak Knoll Drive, and Bowman Drive**

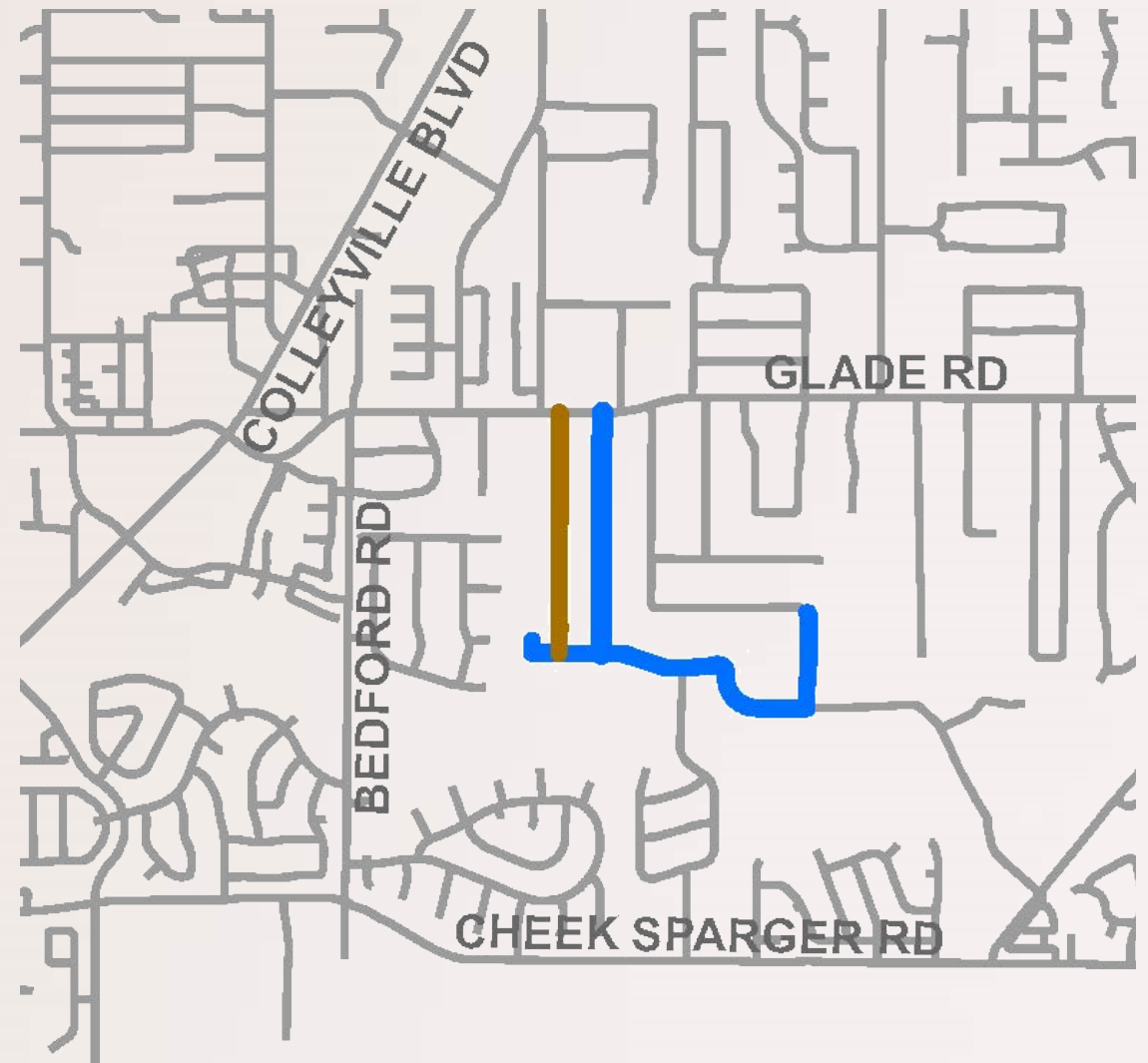
Timeline

April 1, 8, 15, 22, and 29 – Bid Advertised

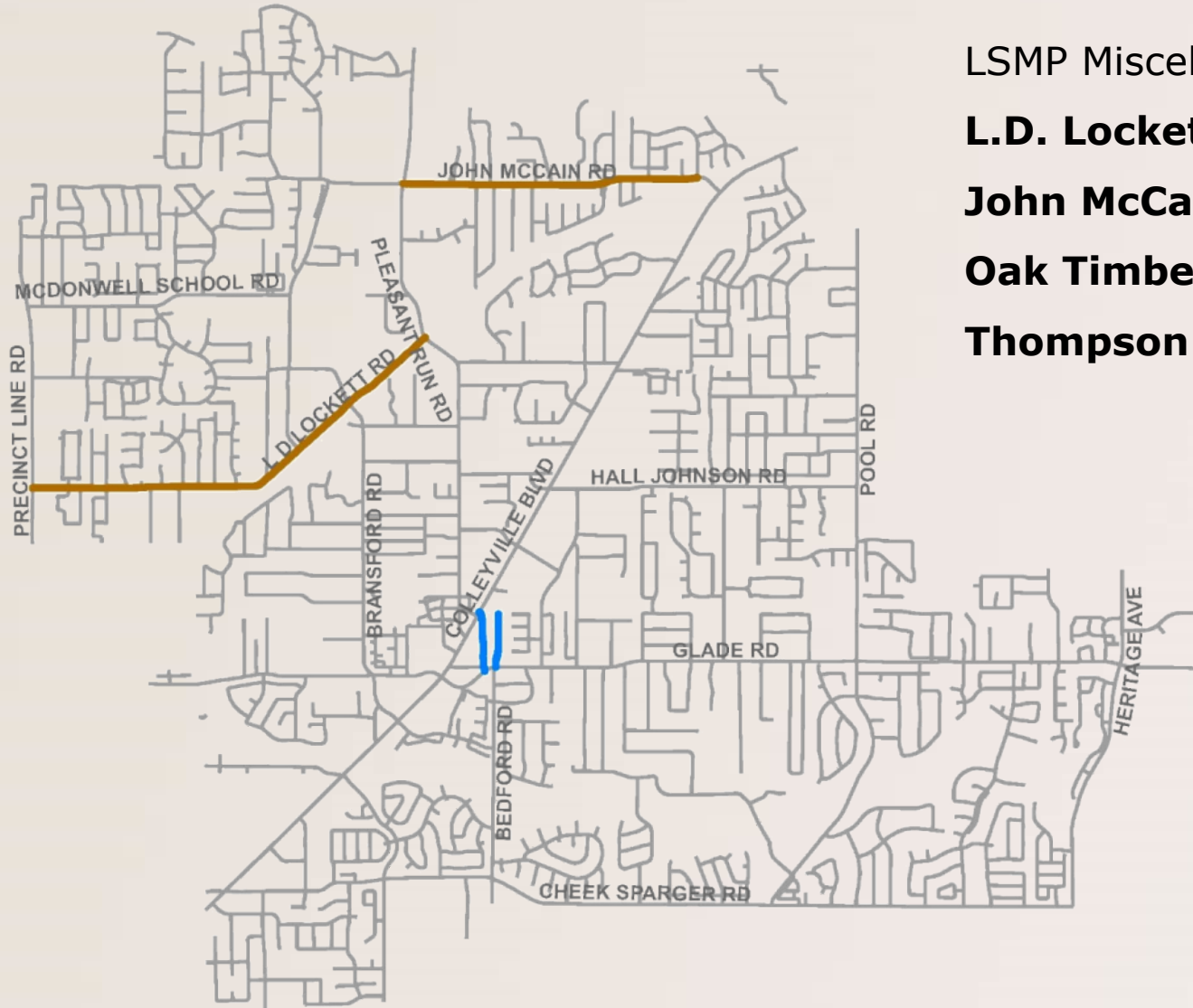
May 3 – Pre-Bid Meeting

May 10 – Bid Opening

June 5 – City Council Award for Construction



Local Street Maintenance Program



LSMP Miscellaneous Asphalt Rehabilitation Including:

L.D. Lockett Road (*Precinct Line Road to Pleasant Run Road*)

John McCain Road (*Pleasant Run Road to Maranatha Court*)

Oak Timbers Court, and

Thompson Terrace

Timeline

May – Bid Advertisement for 5 Weeks

June – Pre-bid Meeting and Bid Opening

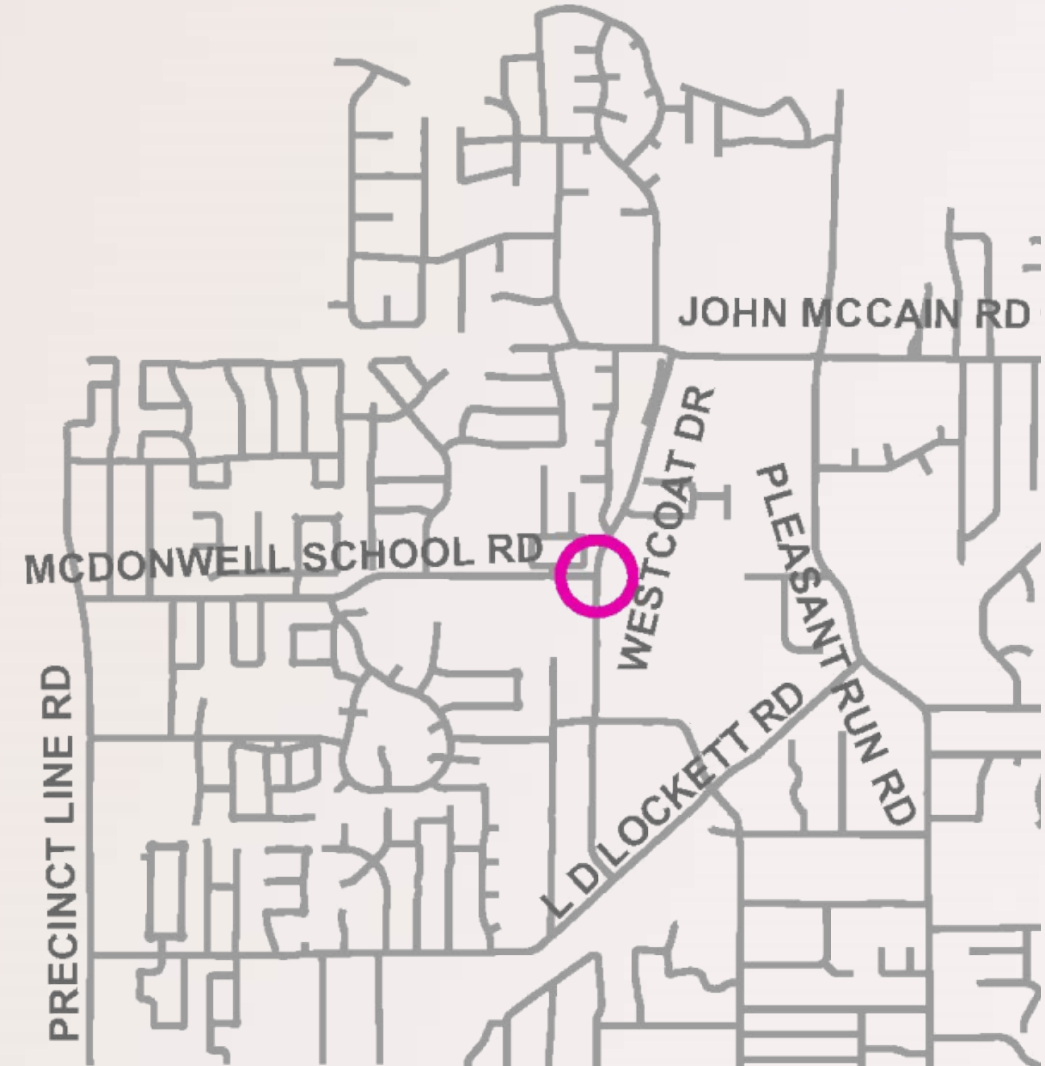
July – Council Award

McDonwell School at Westcoat Drive Roundabout



Timeline

- Meeting with property owners – early 2018
- Prelim Design – May 2018
- Public Meeting – June 2018
- Final Design – Fall 2018
- ROW Acquisition – Summer 2018
- Franchise Utility Design & Relocations – Fall 2018 to January 2019
- Advertising and Bidding – Winter/Spring 2019
- Construction – Summer 2019



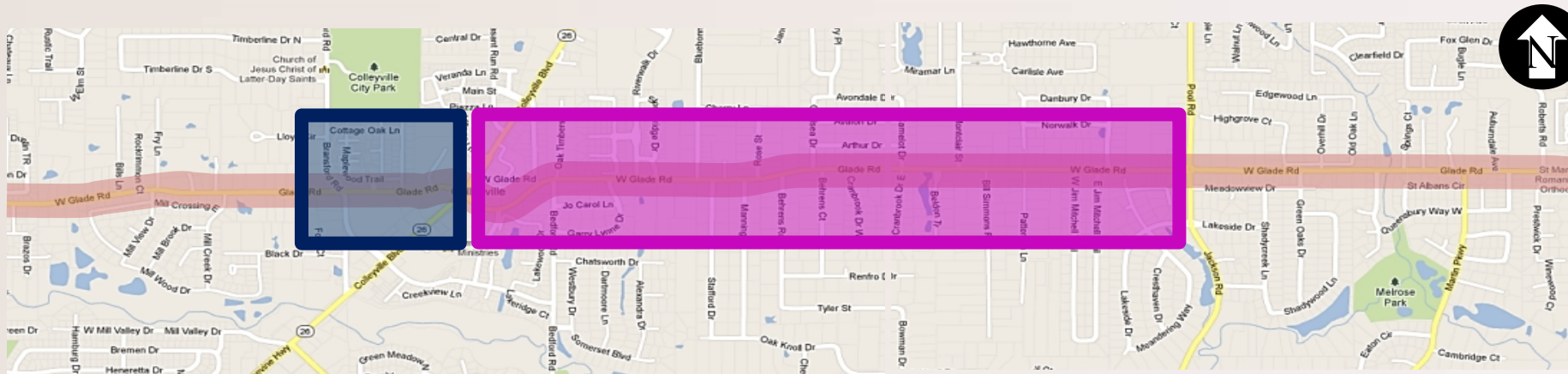
Glade Road



Glade Road (Colleyville Boulevard to Pool Road)

- Spring 2018- Complete the final design (plans are at 60%), complete land acquisitions, coordinate with the various franchise utilities
- Winter 2018 - Utility relocations (9 Months +/-)
- Spring 2019 – Bidding Phase and Contract Award
- **Summer 2019 – Anticipate Construction**
- Summer 2020 – Construction complete

**** This schedule is subject to change and is dependent on several factors including the land acquisitions, franchise utility relocations, and the coordination with other projects.***



Stormwater Master Plan



- Low Water Crossing Evaluation(s)
 - Bedford Road
 - Cheshire
 - Jackson
 - Martin Parkway
 - Oak Knoll (2)
- Neighborhood Studies
 - Bluebonnet/Cherry Lane
 - Lavaca at Precinct Line
 - Bill Simmons
 - Up to 4 more, as needed
- Review of Existing Creek Hydraulics and Floodplain Mapping
- Public Outreach
- Review of the City's Existing Drainage Criteria/Post Construction Ordinance, and recommendation of Best Management Practices (BMPs) for developments
- Final Document - Prioritization of Projects and Opinion of Probable Construction Costs

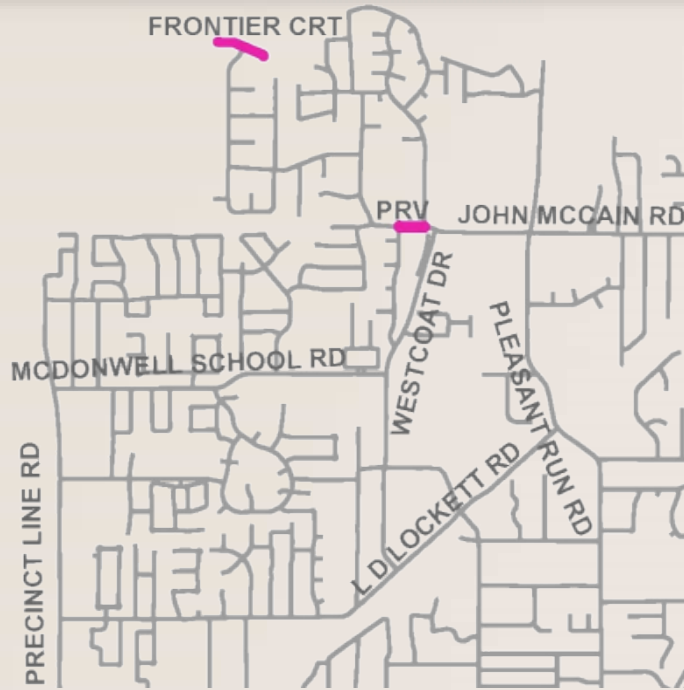
Timeline

June – Council approval of Professional Services Agreement for Stormwater Master Plan

Budget - \$500,000



Other Projects



Design

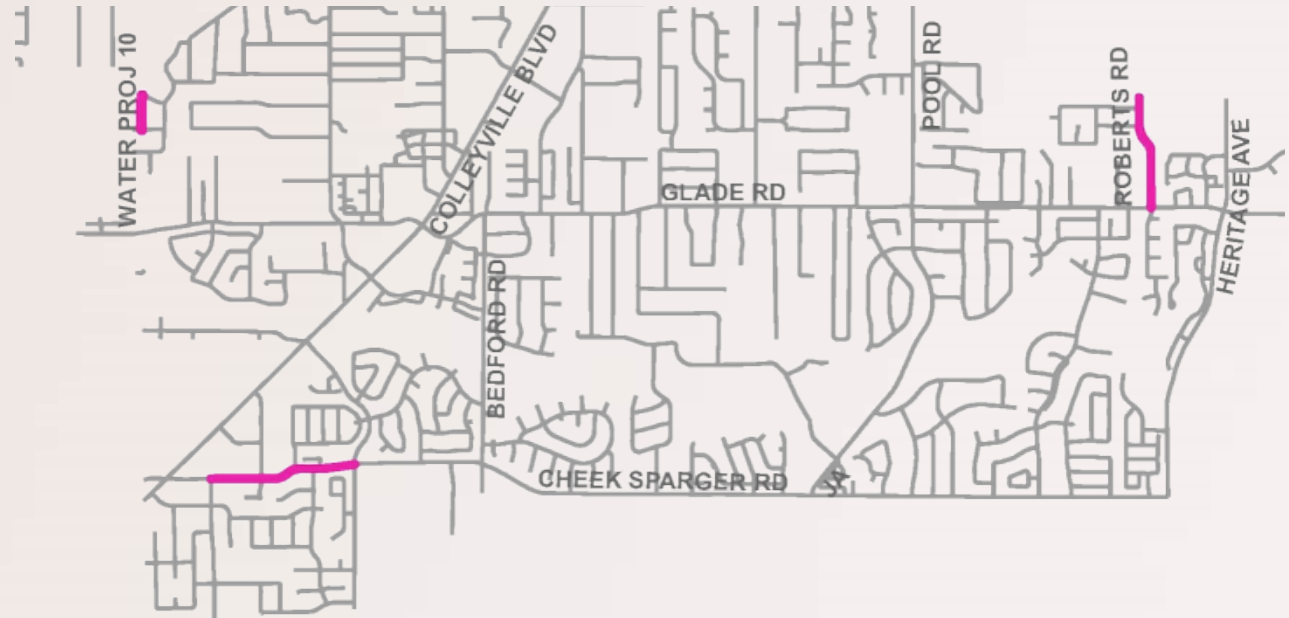
- Frontier Court Drainage and Road Rehabilitation
- Water Project 8: Install Pressure Relief and Control Valves

Timeline

May – Complete design
June – Begin advertisement for bid
July – Pre-bid meeting and bid opening
August – City Council award for construction

Design and ROW Acquisition

- Cheek-Sparger Road (*San Bar to Brown Trail*)
- Roberts Road (*Glade Road to City Limit*)
- Water Project 10: Apple Valley/Rustic Oaks/Bills Lane (*Water Lines and Road Rehabilitation on Black Drive*)



Questions and Discussion



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
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Agenda Number WS-3

Agenda Date 05/01/2018

Type Worksession

Department Parks and Recreation

Title

Kimzey Park pond dredging project update

Strategic Plan

5.3 Provide attractive facilities for leisure and recreation

Explanation

Staff will provide an update on the Kimzey Park Pond Dredging project.

Attachments

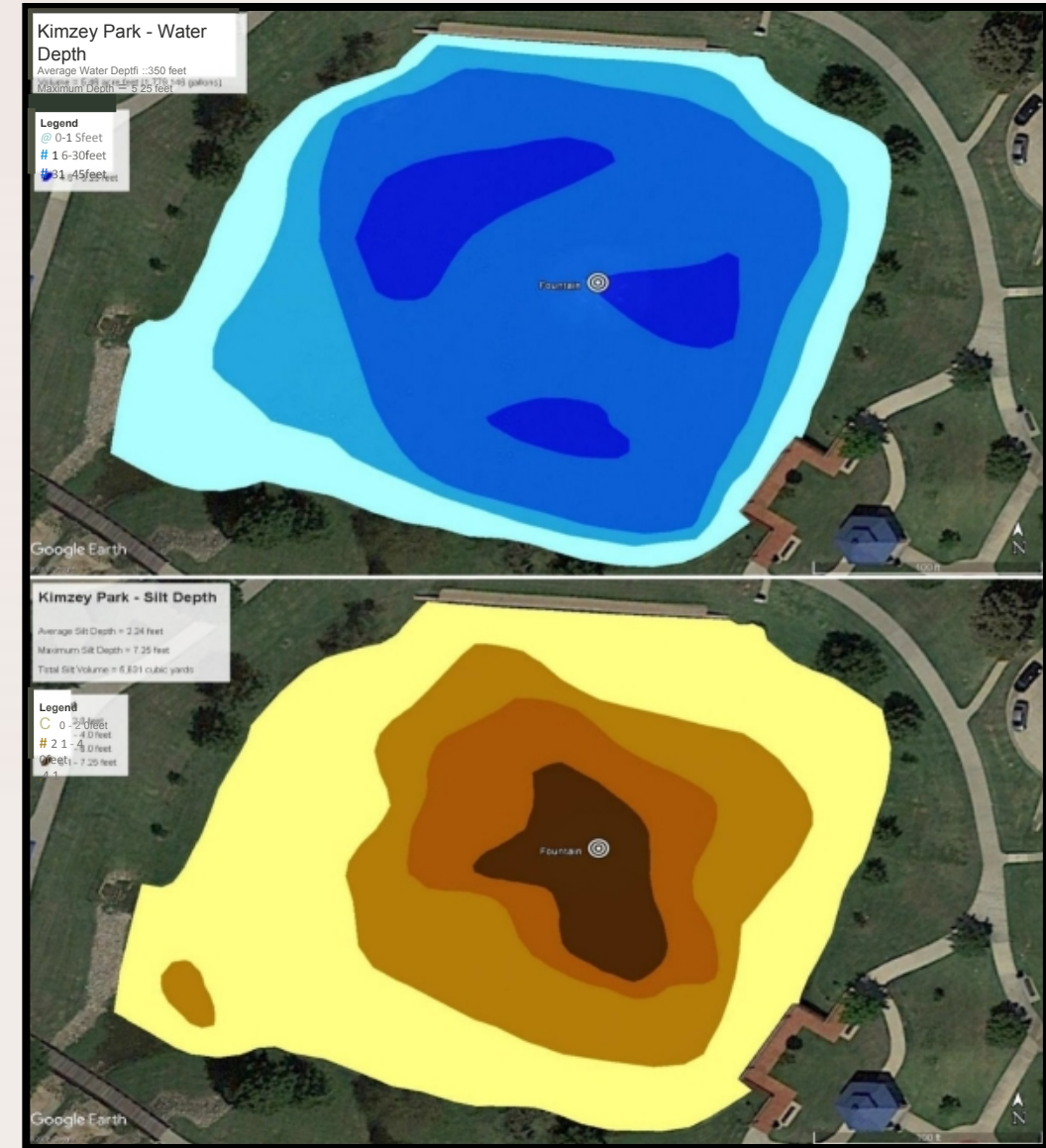
1. Presentation

Kimzey Pond Dredging

City Council Worksession
May 1, 2018

Process

- A silt study was performed by Magnolia Fisheries
 - 25' silt probe measured silt depth
 - 57 data points were taken across 7 linear pond transects
 - These data points calculated the volume of silt material
 - Sonar and GPS data utilized to create a bathymetric map of the pond
- Sediment testing performed by Ana-Lab
 - To provide environmental data for silt disposal
- Studies used to create the bid specifications



Siltation Report



- Remove approximately 5,600 cubic yards of silt
- The pond is currently only at 55% of its holding capacity
- Dredging to the original depth will increase the volume by 4.4 acre feet; which means it may hold an additional 1.4 million gallons
- Dredging will increase the average water depth from 3.5' to 6.3'
- The majority of the silt is located in the center of the pond near the fountain
- The silt removal will change the depth in the center of the pond from approximately 5.25' to 11.5' deep

	Current	After Dredging
Surface area of pond	1.56 acres	1.56 acres
Acre feet of water	5.46 acre/feet	9.86 acre/feet
Water Holding Capacity	55%	100%
Maximum water depth	5.25 feet	11.50 feet
Average water depth	3.50 feet	6.32 feet
Maximum silt depth	7.25 feet	n/a
Average silt depth	2.24 feet	n/a
Total acre feet of silt	3.49 acre/feet	n/a
Total cubic yards of silt (wet)	5,631 cubic yards	n/a
Minus 25% reduction after drying	4,223 cubic yards	n/a

Bid Process



Bid Advertising

- Bid packet sent out to six individual contractors
- Advertised in the Star Telegram on April 4th & 11th
- Bid was uploaded to the following websites:
 - CivCast
 - BlueBook One Team
 - Dodge Data & Analytics
 - Construct Connect

Bid Response

- Over forty contractors downloaded the bid packet
- Seven sealed bids were received on April 23rd.
- Bids were publicly opened at 2:00 pm.

Bid Selection



- Seven sealed bids received:
 - Rimrock Ent
 - Bullock Construction
 - Solitude
 - Merrell Brothers
 - Dedg It
 - Texas Dewatering
 - Shirley & Sons Construction
- Bid prices range from \$260,000 to \$703,000
- Bids were evaluated according to the criteria listed in the bid documents

Project Priorities



- Minimal impact on Park use
- Minimal impact to Ross Downs residents
- Minimal impact on traffic in the neighborhood
- Minimal impact on aquatic life
- Remove silt and provide better habitat for aquatic life



Recommended Vendor



After evaluating the bids, Merrell Brothers were identified as the best value based on the following:

- Project timeline July – August
- Experience in similar and larger size and scope projects
- Exceptional references
- Identified least impact on neighborhood and park
- Minimal environmental and aquatic life impact



Merrell Brothers



- Project Cost \$388,520
- Mechanical dredging process
- Environmentally sound
- Start project after July 4th holiday to least impact residents
- Utilizing summer heat to dry silt faster
- Remove and dispose of dry silt
- Repair turf area in time for fall



Questions and Discussion



City of Colleyville City Council Agenda Briefing

City Hall
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Agenda Number WS-4
Type Worksession
Department City Manager

Agenda Date 05/01/2018

Title

Budget process update

Strategic Plan

2.4 Demonstrate stewardship of public resources

Explanation

Staff will provide an update on the FY 2019 budget preparation process to-date.

Attachments



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
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Agenda Number WS-5

Agenda Date 05/01/2018

Type Pre Council

Department Communications and Marketing

Title

Discussion of a monthly Colleyville video broadcast show

Strategic Plan

1.4 Communicate thoroughly and strategically

Explanation

Introducing the concept of a monthly news-style video program to communicate City initiatives, upcoming events, and more to the community.

Attachments

1. Colleyville Show Concept presentation

Colleyville Show Concept

May 1, 2018

Colleyville Show Goals



Create a product that communicates city news in a conversational, informative way.



Show Format



Monthly web series composed of three segments.

Segments could feature:

- Latest city initiatives
- Upcoming events
- Staff interviews
- Meet a resident
- Meet the Mayor and Councilmember
- And more



Next Steps



Working with video team to produce a pilot for June

Will premiere on the following formats:

- YouTube
- Social Media
- Online streaming
- Cable channel





City of Colleyville City Council Agenda Briefing

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Agenda Number WS-6

Agenda Date 05/01/2018

Type Worksession

Department City Secretary

Title

Discussion of the May 1, 2018, City Council regular agenda items



City of Colleyville City Council Agenda Briefing

City Hall
100 Main Street
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Agenda Number 1

Agenda Date 05/01/2018

Type Executive Session

Department City Secretary

Title

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

Section 551.071 - Legal - Consultation with attorney regarding contemplated and/or pending litigation, including:

- Glade Road eminent domain cases for Parcels 150 and 159

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

- Glade Road Project Phases 1B and 2

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-18-4257

**A RESOLUTION APPROVING COUNCIL ACTION
REGARDING EXECUTIVE SESSION ITEMS AT THE REGULAR
CITY COUNCIL MEETING OF MAY 1, 2018**

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 1ST DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Nancy Coplen	_____
Place 6, Mike Taylor	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor



City of Colleyville City Council Agenda Briefing

City Hall
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Agenda Number 3

Agenda Date 05/01/2018

Type Announcements, Proclamations, and Presentations

Department City Manager

Title

In recognition of the April Featured Business of the Month - Teddy's Bigger Burgers, 4712 Colleyville Boulevard, Suite 100 - Franchise Owner Brad Cypert, Mayor Richard Newton, and Assistant City Manager Mark Wood

Recognition of Councilmember Nancy Coplen and Councilmember Mike Taylor
- Mayor Richard Newton

Attachments

RESOLUTION R-18-4258

A RESOLUTION APPROVING CITY COUNCIL ACTION UNDER CONSENT ITEMS AT THE REGULAR CITY COUNCIL MEETING OF MAY 1, 2018

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 17, 2018
 - b. Approval to purchase a replacement aerial bucket truck in the amount of \$110,587.65 from Chastang Ford, an approved vendor, through the HGAC Cooperative Purchasing; approving the disposal of the unit being replaced, and authorizing the city manager to execute the purchase and disposal agreements upon receipt and acceptance of the vehicle

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _ AYES, _ NAYS AND _ ABSTENTIONS ON THIS
THE 1ST DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Nancy Coplen	_____
Place 6, Mike Taylor	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor



City of Colleyville City Council Minutes - Draft

City Hall
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Tuesday, April 17, 2018

City Council Chambers

Mayor Richard Newton called the Colleyville City Council Worksession to order on Tuesday, April 17, 2018, at 4:30 p.m.

ROLL CALL: Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood, and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor.

City Manager Jerry Ducay, Assistant City Manager Mark Wood, Assistant City Manager Adrienne Lothery, Fire Chief Brian Riley, Interim Public Works Director/City Engineer Cheryl Taylor, Community Development Director Ben Bryner, Library and Special Events Director Mary Rodne, Recreation and Special Events Manager Lisa Escobedo, Parks Manager Heather Dowell, Information Services Manager Chris Pena, City Attorney Whitt Wyatt, and City Secretary Christine Loven.

WS-1 Presentations by local agencies (Alliance for Children, Grapevine Relief and Community Exchange, Metroport Meals on Wheels, Special Needs Assistance Partners, Safe Haven, and Colleyville Chamber of Commerce) seeking grants from the City of Colleyville

Organizations seeking a Fiscal Year 2019 grant from the City of Colleyville, introduced their organizations and outlined the services which they provide and answered questions of the City Council.

WS-2 Presentation and discussion of final plaza conceptual design

Assistant City Manager Adrienne Lothery introduced Freese and Nichols representatives Wendy Shabay, principal; Shane Friese, landscape architect; and Michael Webb, director of engineering. Mr. Friese presented this item and answered questions of the City Council.

There was discussion regarding seating capacity, density of the shade structure, construction materials, use of the plaza, and costs.

Manager Lothery recapped the discussion, noting City Council direction is to tweak the design and density of the shade structure and enter into an agreement with Freese and Nichols for the construction documents, which will be approved by City Council, before going out to bid.

City Council concurred with the direction.

WS-3 Discussion of public art in roundabouts

Assistant City Manager Adrienne Lothery presented this item and briefed the City Council.

Mayor Pro Tem Lindamood and Councilmember Coplen stated they have received positive comments regarding the art in the roundabout on Main Street.

There was discussion on sculpture size, scale, landscaping, locations, and cost.

City Council directed staff to move forward with the roundabouts at Jackson and Cheek-Sparger; Glade and Pool; and Pleasant Run and John McCain and the McDonwell School Road and Westcoat will be considered later.

WS-4 Discussion of tree and sound mitigation along the railroad tracks

City Manager Jerry Ducay presented this item and briefed the City Council. It was determined the City would move forward with establishing trees along the HOA property and golf course, which should assist in some sound mitigation and aesthetic value.

WS-5 Glade Road Project update

Interim Public Works Director/City Engineer Cheryl Taylor provided an update on the Glade Road Project and answered questions of the City Council.

WS-6 Discussion of the April 17, 2018, City Council regular agenda items

There was no discussion of this item.

Mayor Newton closed the Worksession at 6:32 p.m.

Mayor Newton called the Executive Session to order at 6:32 p.m. and called the roll.

ROLL CALL: Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood, and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor.

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

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

Section 551.071 - Legal - Consultation with attorney regarding contemplated and/or pending litigation, including:

- Glade Road eminent domain cases for Parcels 150 and 159

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

- Glade Road Project Phases 1B and 2
- Acquisition of real property along Highway 26

Section 551.074 – Personnel - Update from the City Manager on personnel vacancies and plan of action

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 Newton 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 action taken during this time, however, a resolution will move forward on the regular meeting agenda. Executive Session was adjourned at 7:25 p.m.

Mayor Newton called the regular meeting of the Colleyville City Council to order at 7:30 p.m.

ROLL CALL: Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood, and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor.

INVOCATION: Pastor Brooks Talbott, Compass Christian

PLEDGE OF ALLEGIANCE: City Attorney Whitt Wyatt

2. EXECUTIVE SESSION READING AND PUBLIC HEARING: CONSIDER AND TAKE ANY ACTION(S) NECESSARY RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION - RESOLUTION R-18-4251

Mayor Newton read Resolution R-18-4251 in its entirety.

Mayor Newton explained this item was for a temporary easement on Glade Road and explained the Glade Road phases.

Mayor Newton opened the public hearing at 7:36 p.m. There was no one present wishing to speak and Mayor Newton closed the public hearing at 7:36 p.m.

Mayor Pro Tem Lindamood made a motion to approve Resolution R-18-4251, Councilmember Nakamura seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

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

Mayor Newton noted the concert on April 17 was great and he enjoyed it and announced the next concert will be September 13, and he encouraged everyone to attend.

Mayor Newton reminded everyone of the Farmers Market, every Saturday on the south side of City Hall, 9-11 a.m.

Mayor Newton stated Assistant City Manager Adrienne Lothery will give a report on the sales tax and is happy to report Manager Lothery will be reporting an increase over last year. Mayor Newton stated this is particularly good news given the concerns with Highway 26 construction. Mayor Newton stressed the City is working with businesses and TxDOT regularly and staff is meeting with the district engineer to keep track of concerns. Mayor Newton stated the residents of the Oak Pointe subdivision were having difficulty entering SH26 safely and TxDOT agreed to move the alignment of the intersection up on the priority list. Mayor Newton expressed his appreciation to TxDOT for this consideration and noted they will work together on transitions during future phases.

Mayor Newton announced the Q1P program, which was a \$1,000 stipend to businesses along the construction corridor to use for advertisement, has ended and there were 77 recipients. The Quarter 2 Promotion program (Q2P) has begun in the form of the Colleyville Receipt Race. There is a race to collect receipts from local merchants and turn those into your school's PTA. Each GCISD school's PTA will collect receipts from any Colleyville business throughout the month. The school that collects the most receipts, regardless of value, will receive a donation to the school's PTA from the City of Colleyville. The grand prize is \$5,000, second place gets \$3,000, and third place is \$1,000.

Councilmember Coplen announced the Angler Fishing Day at the Nature Center on Saturday, April 21. Councilmember Coplen also noted GRACE had a fire, which destroyed their clinic and food pantry. She stated anyone wishing to provide assistance may go online to help.

Councilmember Dodson reminded everyone early voting for the City General Election and the GCISD School Board will be conducted April 23 through May 1.

Proclamation in recognition of Meena Pandit, NASA Texas high school aerospace scholar and recognition of National Dark Sky Week - Mayor Richard Newton

Mayor Newton presented a proclamation to Meena Pandit, a junior at Grapevine High School, resident of Colleyville, and a NASA Texas high school aerospace scholar and recognized National Dark Sky Week, April 15-21.

In recognition of the April Featured Business of the Month - Teddy's Bigger Burgers, 4712 Colleyville Boulevard, Suite 100 - Franchise Owner Brad Cypert, Mayor Richard Newton, and Assistant City Manager Mark Wood

Mr. Cypert was unable to attend this meeting due to illness and Mayor Newton directed staff to place this item on the May 1, 2018 agenda.

4. CONSENT: READING AND PUBLIC HEARING- RESOLUTION R-18-4252

- 4a** Approval of the minutes of the regular City Council meeting of April 17, 2018
- 4b** Approval of an Interlocal Agreement with the City of Grapevine for the installation of fiber optic cable

Mayor Newton stated the consent resolution item 4a has been corrected to read: Approval of the minutes of the regular City Council meeting of April 3, 2018, and he will read it as such.

Mayor Newton read Resolution R-18-4252 in its entirety.

Information Systems Manager Chris Pena briefed the City Council regarding item 4b.

Mayor Newton reiterated the City began working with GCISD and Grapevine on this project several years ago and the savings is substantial.

Councilmember Dodson asked staff how much money will be saved after the fiber is installed. Manager Pena estimated \$100,000 per year.

Mayor Newton opened the public hearing at 8:10 p.m. There was no one present wishing to speak and Mayor Newton closed the public hearing at 8:10 p.m.

Councilmember Taylor made a motion to approve Resolution R-18-4252, Councilmember Dodson seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

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

5a Ordinance O-18-2038

Consideration of a Special Use Permit for Alcoholic Beverage Sales – On-Premises Consumption on Lot 3A, Block 2, of the Village Park Addition, located at 4609 Colleyville Boulevard, Case ZC18-003

Mayor Newton read the caption of Ordinance O-18-2038.

Community Development Director Ben Bryner presented this item and briefed the City Council.

Councilmember Taylor asked staff what the City's standard hours of operation for alcohol sales are. Director Bryner stated the City does not have a standard, however, TABC stipulates midnight and a weekend allowance.

Mayor Newton stated the hours in the ordinance were stated by the applicant.

Mayor Newton opened the public hearing at 8:17 p.m.

Branden Weishaar, Fort Worth, Ron Bonham, New Braunfels, and Catherine Chamblee, Attorney, 600 Congress Avenue, Austin, TX, all representing Chipotle Mexican Grill, were available to answer questions of the City Council. Ms. Chamblee stated Mayor Newton had requested the hours of operation be added to the ordinance and Chipotle will comply, but requests establishing the hours of operation as Sunday through Saturday 10:45 a.m. to 11:00 p.m.

There were no others present wishing to speak and Mayor Newton closed the public hearing at 8:21 p.m.

Councilmember Wheat made a motion to approve Ordinance O-18-2038, changing the hours of operation and alcohol sales to Sunday through Saturday 10:45 a.m. to 11:00 p.m., Councilmember Nakamura seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

5b Ordinance O-18-2039

Consideration of a zoning change from the AG Agricultural zoning district to the PUD-R Planned Unit Development-Residential zoning district on Tract 2A01 and 2A02, Abstract 1543, in the George W. Teeter Survey, located at 1309 Glade Road, Case ZC18-006

Mayor Newton read the caption of Ordinance O-18-2040.

Community Development Director Ben Bryner presented this item and briefed the City Council.

Mayor Newton asked staff if an opposition calculation had been figured including the property at 1317 Glade Road, as the owner of 1315 Glade Road, also owns 1317. Director Bryner stated including both properties, the opposition calculation equals 17% within the notification boundary.

Mayor Newton asked staff if there have been any changes since the first reading. Director Bryner stated there have been no updates through the City, however, the applicant is present and will answer questions.

Mayor Newton noted there was lengthy discussion at the last Council meeting and City Council had expressed their concerns, and he thought because of the good discussion, there would be changes made, but there is nothing presented. Mayor Newton stated there could be another lengthy discussion tonight, but from his point of view, nothing has changed and the concerns still stand.

There was discussion regarding the street, number of lots, zoning, fire sprinklers, and the quality of homes in the City.

Mayor Newton opened the public hearing at 8:44 p.m.

Mehrdad Moayedi, 1800 Valley View, Farmers Branch, the applicant, spoke in support of this item, gave a history of this development, and other developments he has been a part of in Colleyville and other cities in Texas.

June Hubbard, Alba, Texas, spoke in support of this item, noting her husband has owned the property many years and due to the taxes, they need to sell this property, and encouraged City Council to approve this item.

Lee Herron, 5105 Rose Street, spoke in support of this item and on behalf of the developer, Mr. Mehrdad Moayed.

John Dees, 7200 Maranatha Court, spoke in support of this item and on behalf of Mehrdad Moayed.

Bryan Klein, architect, Ion Design Group, representing the applicant, agreed there was a long discussion at the previous meeting, but he understood the presentation was to be brought back at this meeting, not prior to the meeting. Mr. Klein provided a presentation update.

Mayor Newton recessed the meeting at 9:11 p.m. and reconvened the meeting at 9:19 p.m.

Emory Logan, 1313 Glade Road, spoke in opposition to this item with concerns for density, wrought iron fencing, and visibility into neighboring homes.

Rafal Palmero, 5216 Reims Court, spoke in support of this item and on behalf of Mehrdad Moayed, and asked City Council to allow changes to be made so Council can support this item.

Mehrdad Moayed, 1800 Valley View, Farmers Branch, the applicant, spoke again, stating he would like the opportunity to make changes and get the project done.

Rome Barnes, 1800 Valley View Lane, Farmers Branch, representing the applicant, gave a history of the reasoning for the wrought iron fencing at Carmel Place.

Kathy Hadley, 204 N. Timberline, spoke in opposition to this item with concerns for density.

Sean Terry, 1800 Valley View Lane, Farmers Branch, representing the applicant spoke in support of this item and stated they were not aware there was a problem with this development because they had Planning and Zoning Commission approval and staff support. Mr. Terry asked Council to allow them time to make adjustments so Council can support the project.

Steve Hickson, 1315 Glade Road, spoke in opposition to this item with concerns for density, regulations, and a need for privacy.

There were no others present wishing to speak and Mayor Newton closed the public hearing at 9:36 p.m.

June Hubbard, Alba, Texas, spoke again stating she has not been paid and will not be paid until the project is approved.

Mayor Newton stated he has stated his position from the beginning, there are two key issues, the 12 lots and street width. He stated there was nothing stopping the street from being wider, and he would have thought the street would have been double sided, however, another Council made a decision and there is a new majority on Council and a different approach to how we want to move forward and this is one of these examples.

Councilmember Coplen stated she would be in favor of a motion to table this item and give all the parties an opportunity to work together.

Councilmember Nakamura stated she felt this item had been thoroughly discussed and she did not feel anything has changed.

Mayor Pro Tem Lindamood discussed City taxes, responsibility of a previous City Council, and agreed with Councilmember Nakamura the item has been thoroughly discussed.

Mayor Newton explained the options before them, which are, deny without prejudice, deny with prejudice, table, or approve.

There was further discussion of the options.

Councilmember Wheat made a motion to deny without prejudice Ordinance O-18-2039, Councilmember Dodson seconded the motion.

The motion carried with the following vote:

Aye: 5 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson

Nay: 2 - Nancy Coplen and Mike Taylor

5c Ordinance O-18-2040

Consideration of an amendment to the PUD-R Planned Unit Development-Residential zoning district regarding the minimum roof pitch requirement for the Carmel Place Estates subdivision, located at 4808 to 4920 Carmel Place, Case ZC18-008

Mayor Newton read the caption of Ordinance O-18-2040.

Community Development Director Ben Bryner presented this item and briefed the City Council.

There was general discussion regarding what type of roof style require what type of pitch.

Mayor Newton opened the public hearing at 10:08 p.m. There was no one present wishing to speak and Mayor Newton closed the public hearing at 10:09 p.m.

Councilmember Taylor made a motion to approve Ordinance O-18-2040, Councilmember Nakamura seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

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

6a Ordinance O-18-2041

Consideration of amending the City of Colleyville Code of Ordinances, Chapter 14 – Animals, by amending and restating Sections 14-18; 14-19; and 14-41; creating an offense for failure to remove dog excreta from certain property

Mayor Newton read the caption of Ordinance O-18-2041.

City Manager Jerry Duway presented this item and briefed the City Council.

There was discussion of public and private property, fines, enforcement, and what animals are included in the ordinance.

Mayor Newton opened the public hearing at 10:15 p.m. Kathy Hadley, 204 N. Timberline, spoke in opposition to this item with concern for holding the appropriate parties responsible. There were no others wishing to speak and Mayor Newton closed the public hearing at 10:17 p.m.

This was a first reading; therefore, City Council did not take any action.

7. RESOLUTION(S): READING AND PUBLIC HEARING

7a Resolution R-18-4253

Denial of Oncor Electric Delivery Company LLC's application for approval of a distribution cost recovery factor (DCRF) seeking to increase electric distribution rates within the City

Mayor Newton read Resolution R-18-4253 in its entirety.

Assistant City Manager Adrienne Lothery presented this item and briefed the City Council.

Mayor Newton opened the public hearing at 10:28 p.m. There was no one present wishing to speak and Mayor Newton closed the public hearing at 10:28p.m.

Councilmember Dodson made a motion to approve Resolution R-18-4253, Mayor Pro Tem Lindamood seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

7b Resolution R-18-4254

Appointment of a Contracting Party Representative and Alternate Contracting Party Representative to represent the City of Colleyville at the Trinity River Authority's Tarrant County Water Supply Project Customer City meetings and an Operating Emergency Contact

Mayor Newton read Resolution R-18-4254 in its entirety.

Assistant City Manager Adrienne Lothery presented this item and briefed the City Council.

Mayor Newton opened the public hearing at 10:30 p.m. There was no one present wishing to speak and Mayor Newton closed the public hearing at 10:30 p.m.

Mayor Pro Tem Lindamood made a motion to approve Resolution R-18-4254, Councilmember Nakamura seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

7c Resolution R-18-4255

Appointment of a Contracting Party Representative, Alternate Contracting Party Representative to the Advisory Committee of the Trinity River Authority's Central Regional Wastewater System and an Operating Emergency Contact

Mayor Newton read Resolution R-18-4255 in its entirety.

Assistant City Manager Adrienne Lothery presented this item and briefed the City Council.

Mayor Newton opened the public hearing at 10:32 p.m. There was no one present wishing to speak and Mayor Newton closed the public hearing at 10:32 p.m.

Councilmember Wheat made a motion to approve Resolution R-18-4255, Councilmember Dodson seconded the motion.

The motion to approve carried with the following vote:

Aye: 7 – Mayor Richard Newton, Mayor Pro Tem Bobby Lindamood and Councilmembers Tammy Nakamura, Kathy Wheat, George Dodson, Nancy Coplen and Mike Taylor

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

Kathy Hadley, 204 N. Timberline, thanked Parks Manager Heather Dowell for the landscaping in the roundabouts; commented on the ditch at Jackson Road, sound mitigation, advised the sound quality of the rebroadcast of City Council meetings is very poor, and thanked the City Council for the good work they do.

9. REPORTS

Monthly Financial Report - March 2018

Assistant City Manager Adrienne Lothery presented the March financial report and answered questions of the City Council.

Library Board Minutes - February 12, 2018

Zoning Board of Adjustment Minutes - January 9, 2018

There was no discussion of the minutes.

10. ACTION/RESOLUTION: DISCUSSION AND CONSIDERATION OF A RESOLUTION RATIFYING COUNCIL AGENDA ACTION FOR APRIL 17, 2018 - READING AND PUBLIC HEARING - RESOLUTION R-18-4256

This resolution was not needed.

11. ADJOURNMENT

There being no further business before the City Council, Mayor Newton adjourned the City Council meeting at 10:48 p.m.

APPROVED BY A VOTE OF _ AYES, _ NAYS, AND _ ABSTENTIONS ON THIS THE 1ST DAY OF May 2018.

Minutes taken and prepared by:

*Christine Loven, TRMC
City Secretary*



City of Colleyville City Council Agenda Briefing

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

Agenda Number 5b

Agenda Date 05/01/2018

Number Resolution R-18-4258

Type Resolution

Department Public Works

Title

Approval to purchase a replacement aerial bucket truck in the amount of \$110,587.65 from Chastang Ford, an approved vendor, through the HGAC Cooperative Purchasing; approving the disposal of the unit being replaced, and authorizing the city manager to execute the purchase and disposal agreements upon receipt and acceptance of the vehicle

Strategic Plan

- 1.4 Communicate thoroughly and strategically
- 2.4 Demonstrate stewardship of public resources

Explanation

Reading and Public Hearing

This item seeks approval to purchase a replacement aerial bucket truck for the Department of Public Works at a total cost of \$110,587.65, and approval for the disposal of the 2001 Ford F550 aerial bucket truck once replaced.

The City of Colleyville maintains a fleet of over 130 vehicles and pieces of equipment. In order to maintain the City's fleet in an effective and efficient manner, the vehicles are replaced at established milestones. Criteria considered when determining the end of a vehicle's useful life includes, but is not limited to mileage, age, motor hours, past maintenance, and overall condition. In order to plan and forecast for the replacement of the vehicles in the fleet, the City maintains a City of Colleyville Equipment Replacement Program, attached for reference, which identifies the vehicle and the year the vehicle is expected to reach the end of its useful life and is recommended for replacement. The Equipment Replacement Program is updated each year and each vehicle is evaluated prior to being replaced to verify each piece of equipment is truly at the end of its useful life.

Five (5) vehicles and pieces of equipment were identified as possible replacement candidates during the Fiscal Year 2018. Staff reassessed these units and recommended all five (5) units for replacement, with the 2001 Ford F550 aerial bucket truck as one of the vehicles to be replaced.

In order to receive the most beneficial pricing for the vehicles, City staff has reviewed multiple available cooperative purchasing agreements. The table below shows the pricing available to the City of Colleyville through our existing agreements.

Purchasing Program	Vendor	Quote
HGAC Coop Purchasing	Sam Pack's Five Star	\$112,796.59
Buy Board Coop Purchasing	Grande Truck Center	\$112,138.69
<i>HGAC Coop Purchasing</i>	<i>Chastang Ford</i>	<i>\$110,587.65</i>

By utilizing this approach to compare multiple sources for the purchase of the new equipment, the City is able to take advantage of the best-identified pricing, which is with the vendor Chastang Ford through the HGAC Coop Purchasing for a total cost of \$110,587.65.

If approved, the new vehicle would be delivered by the end of the calendar year, at which time the 2001 aerial bucket truck will be considered obsolete and will be included in the next available auction. The next auction is likely to occur in October 2019.

Financial Impact

Funding for this replacement equipment is available in the Equipment Replacement Fund.

Recommendation

Approve

Attachments

1. Equipment replacement program
2. Chastang Quote
3. Grande Quote
4. Sam Pack Quote
5. Chastang CIQ
6. Chastang 1295

Equipment Replacement Program 2018

Estimated Year of Replacement	Asset Number	Asset Description	Model Year	Asset Make	In Service Date	Current Miles/Hours
2018	523	Truck light duty	2002	Ford F150	2002	93,067
	538*	Riding mower	2003	Toro 4500D	2003	3,179
	695	Truck aerial lift	2001	Ford F550 bucket truck	2002	104,916
	601	Street sweeper	2009	Elgin Whirlwind	2009	62,665
	601A	Sweeper rear engine	2009	John Deere	2009	9,260
	603	Flat bed dump truck	1998	GMC single axle dump	1998	67,562
2019	406	Fire Command #2	2005	Ford Excursion	2005	76,660
	674	Crack sealer	2004	Supershot 125DC	2004	2,408
2020	394	Truck medium duty	2000	Ford F350 DRW truck	2000	110,817
	526	Truck medium duty	2001	Ford F250 Super Cab truck	2001	81,030
	531	Grounds equipment	2005	IR 252 Carry All	2005	2,194
	552	Grounds equipment	2005	Toro Workman	2005	1,229
	585*	Truck medium duty	2000	Ford F350 DRW dump	2000	28,150
	672S	Street saw	2005	Target V465	2005	297
	685	Heavy equip. Mower	1990	Ford 3930	1990	1,304
	803	VAN	2008	Ford E350 T.V. van	2008	7,512
	807	Truck light duty	2013	Ford F150 Regular cab	2013	61,072
2021	408	Fire Investigation	2009	Ford Expedition	2009	73,191
	689	Heavy equip. Skid loader	2006	New Holland	2006	949
	813	Grounds equipment	2001	Kubota Zero turn mower	2001	767
2022	507	Passenger van	2010	Ford E350 15 person van	2009	13,799
	525	Truck medium duty	2001	Ford F250 Super Cab truck	2001	76,688
	546	Riding mower	2007	Toro 3100D 3 reel mower	2007	1,424
	692	Truck medium duty	2009	Ford F250 Crew Cab truck	2009	62,545
	891	Hybrid Car	2007	Toyota Pruis	2007	46,683
2023	556	Grounds equipment	2008	Toro Workman	2008	215
	561	Grounds equipment	2008	Smithco groom	2008	486
	613	Electric sand spreader	2013	Henderson 6.5 cu.yd.	2013	N/A
	661	Heavy equip. Back hoe	2008	Caterpillar 420E	2008	3,083
	707	Hybrid SUV	2008	Ford Escape	2008	22,051
	728	Truck light duty	2015	Ford F150	2015	18,248



Chastang Ford
6200 N. Loop East, Houston, Texas, 770261936
Office: 713-678-5000
Fax: 713-678-5001

Customer Proposal

Prepared by:

Ed Miller
Office: 713-678-5007
Email: emiller@chastangford.com

Date: 04/04/2018

Vehicle: 2019 F-550 Chassis XL
4x2 SD Super Cab 192" WB DRW

Quote ID: colly19x5g





Chastang Ford
6200 N. Loop East, Houston, Texas, 770261936
Office: 713-678-5000
Fax: 713-678-5001

2019 F-550 Chassis, SD Super Cab
4x2 SD Super Cab 192" WB DRW XL(X5G)
Price Level: 915 Quote ID: colly19x5g

Pricing - Single Vehicle

	MSRP
<i>Vehicle Pricing</i>	\$54,470.00
<i>Pre-Tax Adjustments</i>	
Description	
DISCOUNT AND CONCESSION	-\$9,771.00
Total	\$44,699.00

Customer Signature

Acceptance Date

Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing, availability or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information. | Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing, availability or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information.

UTILITY TRUCK EQUIPMENT MANUFACTURING

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821 ENTERPRISE, HEWITT, TEXAS 76643

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20-Feb-18

CONTACT Tim Mathis
COMPANY City of Colleyville
PHONE 817-503-1373
EMAIL tmathis@colleyville.com

QUOTE # 50975UTLI41ACityOfColleyvilleTimMathis

<u>Part Number</u>	<u>Qty</u>	<u>Product Description</u>	<u>Price</u>
UTLI41A	1	UTEM UTLI41A Insulated, Full Pressure, Articulated/Telescopic Aerial Device	-----
701066	1	Truck Mount Pedestal	-----
701045	1	Turret, Stowed Height 10ft. 4in. (3.14m)	-----
701046	1	Fiberglass Boom with Hydraulic Leveling	-----
701047	1	Steel Lower Boom	-----
701098	1	Hydraulic Rotator for End Mounted Platforms	-----
701120	1	Single Stick Control with End Mount Platform	-----
701055	1	"HM" Hydraulics	-----
701060	1	Manual 6-Spool Control Valve	-----
701068	1	540 Degree Non-Continuous Rotation	-----
702801	1	2017 Ford Chassis Pedestal Mount	-----
700535	1	350lb. (159kg) Platform Capacity	-----
501106	1	24x30x42 Fiberglass Basket W/ Left Hand Door	-----
624866	1	Soft Vinyl Basket Cover (Fits 24x30 Basket)	-----
701054	1	Emergency Lowering with "HM" Hydraulics	-----
500600	1	UTEM White Powder Coat	-----

ALL PRICES F.O.B. HEWITT, TEXAS

*Two complete sets of manuals and one safety harness and lanyard are provided with each unit.

*Quote Good For 60 Days

*Aerial Compliant W/ ANSI Standard A92.2-2015

Lift Total: \$25,575.00

Knapheide Service Body Model# 6132D54J

\$8,471.25

132"L x 94"W

54"W Loadspace

20"D Compartments

LED Light Kit (Including LED Back Up Lights)

Crane Reinforcement For Ventura ET8KX

Master Locking System

Wheel Chock Holders In Curbside Wheel Well

Treadplate Overlay On Compartment Tops

Installation

\$31,842.40

Install Aerial Mounting Hardware

Install Rear Underframe Torsion Bar For Ford F550

Prep & Install Service Body

Fabricate Tailshelf W/ Crosstube For Ventura Outriggers

Fabricate Arch Type Grab Handle

Fabricate ICC Bumper
Install Aerial
Fabricate Aerial Boom Rest
Install Bucket Support Tube
Install PTO & Pump
Wire PTO For Start/Stop
Wire DOT Light Kit
Install Venturo ET8KX Electric Crane (Powered By Group 31 Battery)
Install Venturo Manual Outrigger Set
Install Venturo Boom Rest
Install Battery Separator For Group 31 Battery Charging
ICC Towing Package
7-Way Trailer Plug
(Qty 2) 1/2" D-Rings
Receiver Tube, 10"
(Qty 2) Mud Flaps
(Qty 2) Wheel Chocks
Fire Extinguisher, 5#
NonSkid Body & Tailshelf Floor...& Compartment Tops
Back Up Alarm Installed
DOT Reflector Kit
110V Outlet Mounted @ Curbside Side Pack
1,800W Pure Sine Inverter
Group 8D Battery & Battery Box
Battery Separator Installed For Charging 8D Battery
Fabricate Sign Post Storage Box (Post To Be 12')
Fabricate Headache Rack
Fabricate Sloped Ladder Rack With Hold Down Latch On Driverside
(Qty 2) LED Amber Beacons Post Mounted
(Qty4) Amber/Blue LED Flashing Lights (Qty 2 Mounted @ Grill Guard...Qty 2 @ Rear)
(Qty 2) Amber/Blue Century Series LED Mini Lightbars (Mounted On Headache Rack)
Includes Labor To Install

Equipment Total: \$65,888.65

Thank You For The Opportunity To Quote.
Best Regards,

Jason Coats



Grande Truck Center
4562 IH 10 East, San Antonio, Texas, 782194205
Office: 210-661-4121 Fax: 210-666-7211

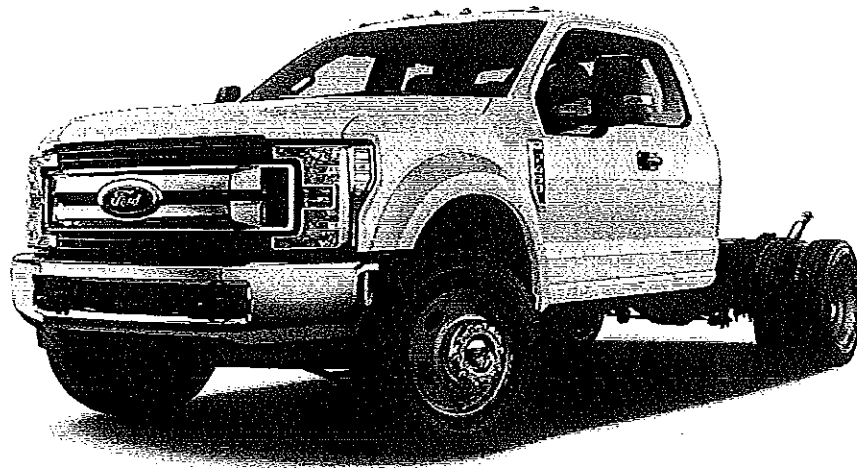
Customer Proposal

Prepared by:

ROCKY SHOFFSTALL
Office: 210-661-4121
Email: rshoffstall@grandetruck.com

Date: 10/23/2017 2019

Vehicle: 2018 F-550 Chassis XL
4x2 SD Super Cab 192" WB DRW



TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE

BUYBOARD

4/3/2018

PRODUCT PRICING BASED ON CONTRACT

Customer: City of Colleyville

Product Description: F550 Aerial

A: Base Price in Bid/Proposal Number 521-16 139 \$ 26,649.00

B: Published Options [Itemize each item below]

X5G Super cab 4X2	\$ 3,290.00	18B Running Boards	\$ 650.00
99T Diesel	\$ 9,980.00	425 50 State emission	\$ 575.00
X8L 4.88 L/S Axle	\$ 650.00	UTL141A Aerial	\$ 45,036.00
68M 19,500 GVWR	\$ 1,695.00	6132D Service Body	\$ 6,406.00
193W Wheelbase	\$ 825.00		\$ -
THB Traction Tires	\$ 475.00		\$ -
473 HD Front Susp	\$ 350.00		\$ -
41H Block Heater	\$ 350.00		\$ -
62R PTO Provision	\$ 575.00		\$ -
76C Back Up Alarm	\$ 395.00		\$ -

Subtotal Column 1: \$ 18,585.00

Subtotal Column 2: \$ 52,667.00

Published Options added to Base Price (Subtotal of "Col 1" + "Col 2") \$ 71,252.00

C: Subtotal of A + B => \$ 97,901.00

D: UnPublished Options %

Added equipment per cust spec	\$ 14,139.69	\$ -
2019 YM	\$ 400.00	\$ -
		\$ -
		\$ -
		\$ -

Subtotal Column 1: \$ 14,539.69

Subtotal Column 2: \$ -

Body \$ 14,539.69

E: Contract Pride Adjustment {If any, explain here} Discount \$ - \$ (302.00)

F: Total of C + D + E {Not including Buy Board Fee} => \$ 112,138.69

G: Quantity Ordered {Units x F} => # of Units 1 \$ 112,138.69

H: BUYBOARD Fee {From Fee Schedules, Table: } => @ % \$ 400.00

I: Non-Equipment Charges & Credits {ie: Ext. Warranty, Trade-In, Cost of Factory trips, etc.}

	\$ -
	\$ -

Subtotal of Non-Equipment Charges \$ -

J: TOTAL PURCHASE PRICE INCLUDING {G + H + I} => \$ 112,538.69

Grande Truck Center
PO Box 201210
San Antonio, Texas 78220

Rocky Shoffstall
PH 210-666-7112
FX 210-666-7216
800-779-7672 X112

UTILITY TRUCK EQUIPMENT MANUFACTURING

POST OFFICE BOX 9, HEWITT, TEXAS 76643

821 ENTERPRISE, HEWITT, TEXAS 76643

PH: 254-857-8813 FAX: 254-857-9253

www.UTEMBUCKETS.com

12-Apr-17

CONTACT Tim Mathis
COMPANY City of Colleyville
PHONE 817-503-1373
EMAIL tmathis@colleyville.com

QUOTE # 50612UTLI41ACityOfColleyvilleTimMathis

Part Number	Qty	Product Description	Price
UTLI41A	1	UTEM UTLI41A Insulated, Full Pressure, Articulated/Telescopic Aerial Device	----
701066	1	Truck Mount Pedestal	----
701045	1	Turret, Stowed Height 10ft. 4in. (3.14m)	----
701046	1	Fiberglass Boom with Hydraulic Leveling	----
701047	1	Steel Lower Boom	----
701098	1	Hydraulic Rotator for End Mounted Platforms	----
701120	1	Single Stick Control with End Mount Platform	----
701055	1	"HM" Hydraulics	----
701060	1	Manual 6-Spool Control Valve	----
701068	1	540 Degree Non-Continuous Rotation	----
702801	1	2017 Ford Chassis Pedestal Mount	----
700535	1	350lb. (159kg) Platform Capacity	----
501106	1	24x30x42 Fiberglass Basket W/ Left Hand Door	----
624866	1	Soft Vinyl Basket Cover (Fits 24x30 Basket)	----
701054	1	Emergency Lowering with "HM" Hydraulics	----
500600	1	UTEM White Powder Coat	----

ALL PRICES F.O.B. HEWITT, TEXAS

*Two complete sets of manuals and one safety harness and lanyard are provided with each unit.

*Quote Good For 60 Days

*Aerial Compliant W/ ANSI Standard A92.2-2015

Lift Total:

Knapheide Service Body Model# 6132D54J

132"L x 94"W

54"W Loadspace

20"D Compartments

LED Light Kit (Including LED Back Up Lights)

Crane Reinforcement For Ventura ET8KX

Master Locking System

Wheel Chock Holders In Curbside Wheel Well

Treadplate Overlay On Compartment Tops

Installation

Install Aerial Mounting Hardware

Install Rear Underframe Torsion Bar For Ford F550

Prep & Install Service Body

Fabricate Tailshelf W/ Crosstube For Ventura Outriggers

Fabricate Arch Type Grab Handle

Fabricate ICC Bumper
Install Aerial
Fabricate Aerial Boom Rest
Install Bucket Support Tube
Install PTO & Pump
Wire PTO For Start/Stop
Wire DOT Light Kit
Install Ventura ET8KX Electric Crane (Powered By Group 31 Battery)
Install Ventura Manual Outrigger Set
Install Ventura Boom Rest
Install Battery Separator For Group 31 Battery Charging
ICC Towing Package
7-Way Trailer Plug
(Qty 2) 1/2" D-Rings
Receiver Tube, 10"
(Qty 2) Mud Flaps
(Qty 2) Wheel Chocks
Fire Extinguisher, 5#
NonSkid Body & Tailshelf Floor...& Compartment Tops
Back Up Alarm Installed
DOT Reflector Kit
110V Outlet Mounted @ Curbside Side Pack
1,800W Pure Sine Inverter
Group 8D Battery & Battery Box
Battery Separator Installed For Charging 8D Battery
Fabricate Sign Post Storage Box (Post To Be 12")
Fabricate Headache Rack
Fabricate Sloped Ladder Rack With Hold Down Latch On Driverside
(Qty 2) LED Amber Beacons Post Mounted
(Qty 4) Amber/Blue LED Flashing Lights (Qty 2 Mounted @ Grill Guard...Qty 2 @ Rear)
(Qty 2) Amber/Blue Century Series LED Mini Lightbars (Mounted On Headache Rack)
Includes Labor To Install

Thank You For The Opportunity To Quote.
Best Regards,

Jason Coats

\$112,796.59

CONFLICT OF INTEREST QUESTIONNAIRE

For vendor doing business with local governmental entity

FORM CIQ

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. See Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

4/11/2018

1 Name of vendor who has a business relationship with local governmental entity.

CHASTANG FORD

2 ☐ Check this box if you are filing an update to a previously filed questionnaire. (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 Name of local government officer about whom the information is being disclosed.

N/A

Name of Officer

4 Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes

☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

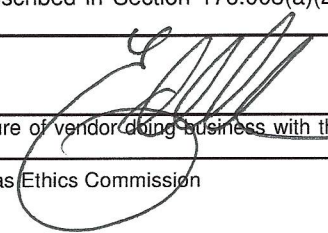
☐ Yes

☐ No

5 Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.

N/A

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 
Signature of vendor doing business with the governmental entity

4-11-18
Date

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

**OFFICE USE ONLY
CERTIFICATION OF FILING****1 Name of business entity filing form, and the city, state and country of the business entity's place of business.**

Chastang Ford
HOUSTON, TX United States

Certificate Number:
2018-337705

Date Filed:
04/11/2018

Date Acknowledged:
04/27/2018

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

CITY OF COLLEYVILLE

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

20185503
F550 CHASSIS

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary
	MILLER, EDWARD	PEARLAND, TX United States		X

5 Check only if there is NO Interested Party.☐**6 UNSWORN DECLARATION**

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20____.
(month) (year)

Signature of authorized agent of contracting business entity
(Declarant)

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

Certificate Number:
2018-337705

Date Filed:
04/11/2018

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Chastang Ford
HOUSTON, TX United States

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

CITY OF COLLEYVILLE

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

20185503
F550 CHASSIS

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary
	MILLER, EDWARD	PEARLAND, TX United States		X

5 Check only if there is NO Interested Party. ☐

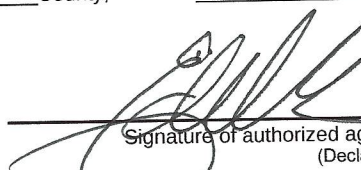
6 UNSWORN DECLARATION

My name is Edward M Miller, and my date of birth is 6-11-49.

My address is 3606 S. Peach Hollow Cir., Pearland, TX, 77584, USA.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20____.
(month) (year)



Signature of authorized agent of contracting business entity
(Declarant)



City of Colleyville City Council Agenda Briefing

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

Agenda Number 6a

Agenda Date 05/01/2018

Number Ordinance O-18-2041

Type Ordinance

Department City Manager

Title

Consideration of amending the City of Colleyville Code of Ordinances, Chapter 14 – Animals, by amending Section 14-1; by adding a definition for Domestic Animals; and by amending and restating Sections 14-18; 14-19; and 14-41; creating an offense for failure to remove domestic animal excreta from certain property; and providing for civil and criminal enforcement

Strategic Plan

2.1 Provide responsive, efficient city services

Explanation

Second Reading and Public Hearing

At the April 17, 2018 City Council Meeting, Councilmember Dodson questioned regulating the removal of dog waste only. Staff and the City Attorney have reviewed the Code of Ordinances and have provided the necessary updates to the ordinance to define a domestic animal and require the removal of domestic animal waste from certain property.

First Reading and Public Hearing

At the April 3, 2018 City Council Worksession a brief discussion was held regarding the lack of existing regulations for the disposal of pet waste. At City Council's direction, this item is being brought forward to incorporate these requirements into the City of Colleyville Code of Ordinances. Specifically, the proposed ordinance requires pet owners to dispose of their dog's waste on public and private property, other than specific exceptions described in the ordinance.

Financial Impact

There is no financial impact to the City.

Recommendation

Approve

Attachments

1. Ordinance O-18-2041

ORDINANCE O-18-2041

AN ORDINANCE AMENDING THE CITY OF COLLEYVILLE CODE OF ORDINANCES, CHAPTER 14 – ANIMALS, BY AMENDING SECTION 14-1, DEFINITIONS TO ADD A DEFINITION FOR DOMESTIC ANIMAL, AND AMENDING AND RESTATING SECTIONS 14-18; 14-19; AND 14-41; CREATING AN OFFENSE FOR FAILURE TO REMOVE DOMESTIC ANIMAL EXCRETA FROM CERTAIN PROPERTY; PROVIDING FOR CIVIL REMEDIES; PROVIDING FOR A CRIMINAL PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2000.00); PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has determined that it is necessary to regulate activities as provided for herein to safeguard the public; and

WHEREAS, all statutory and constitutional requirements for the passage of this ordinance have been adhered to, including but not limited to the Open Meetings Act; and

WHEREAS, the City Council determines that the passage of this ordinance is in the best interest of the health, safety, and welfare of the public.

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

Sec. 1. THAT all matters stated hereinabove are found to be true and correct and are incorporated herein by reference as if copied in their entirety.

Sec. 2. THAT Chapter 14-Animals, is hereby amended by amending Sec. 14-1, Definitions, which shall read as follows:

"Chapter 14 - ANIMALS, FOWL, INSECTS, AND REPTILES

Sec. 14-1. - Definitions.

...

Domestic Animal means any animal that lawfully may be kept as a pet or as livestock within the city so long as all of the required provisions of this Chapter are met, ownership or possession of said animal is not prohibited by any

international, federal, state or local law, and it is not a wild animal, as defined herein, including but not limited, to the following animals.

1. Amphibians: Any frogs or toads commonly kept as pets;
2. Birds: Any birds commonly kept as pets, or any bird kept for falconry purposes by a state and federally permitted falconer;
3. Fish: Any fish commonly kept as pets;
4. Mammals: Any mammals commonly kept as pets or livestock including, but not limited to, dogs, cats, pigs, ferrets, rabbits, guinea pigs, hamsters, hedgehogs, rats, mice, chinchillas, sugar gliders, horses, cows, alpacas, and llamas; and
5. Reptiles: Any non-venomous reptile that does not typically reach total lengths greater than eight (8) feet.

..."

Sec. 3. THAT Chapter 14-Animals, is hereby amended by amending and restating Sections 14-18, 14-19 and 14-41 in their entirety to read as follows:

"Chapter 14 - ANIMALS, FOWL, INSECTS, AND REPTILES

...

Sec. 14-18. – Public nuisances.

The following shall be considered a public nuisance and shall be unlawful:

- (a) No person shall willfully or knowingly keep or harbor on his premises or elsewhere, any animal, livestock, or fowl of any kind that makes or creates an unreasonable disturbance to the neighbors or the occupants of adjacent premises or persons living in the vicinity thereof. Unreasonable disturbance includes, but is not limited to, animal making or creating prolonged noises by howling, barking, bawling, or otherwise. A person is deemed to have knowledge that an animal under their control is making or creating an unreasonable disturbance if such person has been notified by the animal control officer or any peace officer of such disturbance and either (1) failed or refused to correct such disturbance; or (2) prevent its recurrence.

- (b) It shall be unlawful for any owner of any animal to maintain yards, pens, stables, sheds, coops, or other enclosures in which any animal is confined in such a manner as to give off odors offensive to persons of ordinary sensibilities residing in the vicinity, or to breed or attract flies, mosquitoes, or other noxious insects or rodents, or in any manner to endanger the public health, safety, or welfare, or to create a public nuisance.
- (c) Manure and droppings shall be removed from pens, stables, yards, coops, and other enclosures regularly and handled or disposed of in such a manner as to keep the premises free of any nuisance.
- (d) Mound storage of droppings of manure between such removals shall be permitted, only under such conditions as to protect against the breeding of flies, rodents, and to prevent the migration of fly larvae (maggots) into the surrounding soil.
- (e) The feeding of vegetables, meat scraps, or garbage to livestock shall be done only in impervious containers, or on an impervious platform.
- (f) Watering troughs or tanks shall be provided by the owner, which shall be equipped with adequate facilities for draining the overflow so as to prevent the breeding of flies, mosquitoes, or other insects.
- (g) No putrescible material shall be allowed to accumulate on the premises; and all such material used to feed which is unconsumed shall be removed and disposed of by sanitary means.
- (h) It shall be unlawful for any person to maintain any animal, which repeatedly trespasses on public property, attacks other animals, or causes damage to public or private property.
- (i) No person shall willfully or knowingly allow a stray animal to remain on his premises. Any person willfully or knowingly who feeds or waters stray animals, or in any way encourages a stray animal to remain on his property, shall be in violation of this chapter. All provisions of this chapter shall apply to that person.

Sec. 14-19. – Defecation of domesticated animal on public and private property.

- (a) An owner of a domesticated animal commits an offense if the owner knowingly permits, or by insufficient control allows, the domesticated animal to defecate in the city on private property or on property

located in a public place and fails to remove said excreta within a reasonable amount of time.

- (b) It is a defense to prosecution under Subsection (a) that:
 - (1) the property was owned, leased, or controlled by the owner of the domesticated animal;
 - (2) the owner or person in control of the property had given prior consent for the domesticated animal to defecate on the property; or
 - (3) the domesticated animal was a service animal being used in official law enforcement activities.
- (c) This section does not apply to a service animal that is specially trained to assist a person with a disability and that was in the custody or control of that disabled person at the time it defecated or was otherwise present on private property or on property located in a public place.

...

Sec. 14-41. - Violations; criminal and civil penalties; enforcement.

- (a) A person who violates a provision of this chapter, or who fails to perform an act required of the person by this chapter, commits an offense.
- (b) Each day that any violation of this chapter shall continue shall constitute a separate offense.
- (c) Unless specifically provided otherwise in this chapter, an offense under this chapter is punishable by a fine not to exceed:
 - (1) \$2,000 if the provision violated governs public health or sanitation;
 - (2) the amount fixed by state law if the violation is one for which the state has fixed a fine; or
 - (3) \$500 for all other offenses.

- (d) The city's animal control officer, licensed peace officer, or code enforcement official shall have the authority to enforce the provisions of this chapter, including the authority to issue citations for any violation of this chapter.
- (e) It shall be unlawful for any person to interfere with any person listed in Section 14-41(d) in the performance of his/her duties.
- (f) The city's animal control officer, license peace officer and/or code enforcement official shall have the right of ingress and egress on private property for the purpose of apprehending animals at large when necessary to protect the public health, safety and/or welfare.
- (g) Prosecution for an offense under Subsection (a) does not prevent the use of civil enforcement remedies or procedures applicable to the person charged with or the conduct involved in the offense.
- (h) In addition to imposing a criminal penalty, the city may, in accordance with Section 54.012(5) and (10) of the Texas Local Government Code, bring a civil action against a person violating a provision of this chapter. The civil action may include, but is not limited to, a suit to recover a civil penalty pursuant to Section 54.017 of the Texas Local Government Code not to exceed \$1,000 for each day or portion of a day during which each violation is committed, continued, or permitted.

..."

- Sec. 4. THAT all provisions of the ordinances of the City of Colleyville, Texas, in conflict with the provisions of this ordinance be and the same are hereby, repealed, and that all other provisions of the ordinances of the City of Colleyville not in conflict with the provisions of this ordinance shall remain in full force and effect.
- Sec. 5. THAT the meeting at which this ordinance was approved was in all things conducted in strict compliance with the Texas Open Meetings Act, Texas Government Code, Chapter 551.
- Sec. 6. THAT if any one or more sections or clauses of this ordinance is judged to be unconstitutional or invalid, such judgement shall not affect, impair or invalidate the remaining provisions of this

ordinance and the remaining provisions of the ordinance shall be interpreted as if the offending section or clause never existed.

- Sec. 7. THAT an offense committed before the effective date of this ordinance is governed by prior law and the provisions of the ordinances of the City of Colleyville, as amended, in effect when the offense was committed and the former law is continued in effect for this purpose.
- Sec. 8. THAT this ordinance shall become effective from and after its passage.

AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 17th day of April 2018.

The second reading and public hearing being conducted on the 1st day of May 2018.

APPROVED BY A VOTE OF ____ AYES, ____ NAYS, AND ____ ABSTENTIONS ON THIS THE 1ST DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 5, Nancy Coplen	_____
Place 3, Kathy Wheat	_____	Place 6, Mike Taylor	_____
Place 4, George Dodson	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM AND LEGALITY:

Whitt L. Wyatt
City Attorney



City of Colleyville City Council Agenda Briefing

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

Agenda Number 7a

Agenda Date 05/01/2018

Number Ordinance O-18-2042

Type Ordinance

Department Community Development

Title

Consideration of a zoning change from the AG Agricultural and R-40 Single Family Residential zoning districts to the R-30 Single Family Residential zoning district on Lot 2R, Block 1, of the Falcon Point Addition, located at 200 Bandit Trail, Case ZC18-005

Strategic Plan

There is no Strategic Plan connection for this item.

Explanation

First Reading and Public Hearing

Bryan and Jennifer Healey, the applicants, have submitted a request for a zoning change on Lot 2R, Block 1, of the Falcon Point Addition, being approximately 1.738 acres, and zoned AG Agricultural & R-40 Single Family Residential districts. The purpose is to rezone from the AG & R-40 districts to the R-30 district to allow for single-family residential development of 2 new lots.

Existing Conditions/Background: The subject property, 200 Bandit Trail, resides on the northwest corner of the Bandit Trail and John McCain intersection. The subject property has mostly R-40 zoning with a sliver of AG zoning along the northern property line. This lot currently has not been developed.

Proposed Zoning:

Request – The applicant requests to rezone the property from R-40 and AG to R-30 zoning. The applicant desires to create a 0.974 acre (appx. 42,000 sq ft) lot and a 0.764 acre (appx. 33,000 sq ft) lot for single family home construction. The minimum standards for the R-30 zoning district are as follows:

Minimum Lot Size	30,000 square feet.
Minimum Lot Width	125 feet
Minimum Lot Depth	125 feet
Front Building Line	35 feet
Side Building Line	10 feet
Rear Building Line	25 feet

Analysis: The requested R-30 zoning allows the applicant to create two residential lots. The R-30 zoning requires that the two proposed lots meet a higher standard than the minimum desired standards identified in the Destination Colleyville Comprehensive

Plan. The applicant could also continue with their desired development plan with R-30 zoning on the smaller lot and R-40 zoning on the larger lot.

Surrounding Development: Half of the surrounding area (within 1,000 feet) consists of R-20 Single-Family Residential zoning; with the remaining half consisting of a mix of lots with the PUD-R (Planned Unit Development – Residential), R-30, R-40, and AG zoning districts. Most of the surrounding lots have developed with single family homes. Roughly half of the lots with AG zoning do not meet the minimum requirements for that district and exist as legal non-conforming lots.

Comprehensive Plan: The City's comprehensive plan, *Destination Colleyville*, identifies the subject property for single-family residential development. The proposed R-30 zoning does not conflict with any portion of the comprehensive plan. The proposed R-30 zoning would exceed the minimum desired residential density of 1.8 units per acre.

Public Notification: Staff mailed notices to all property owners within 200 feet, as well as any Homeowners Associations within 500 feet of the subject property regarding this request. Grapevine-Colleyville ISD, where the subject property is located, was notified per State law. Notice was published in the *Fort Worth Star-Telegram* as required by State law and the Land Development Code. To date, staff has received a letter of opposition with signatures from six local residences.

Staff Recommendation: Staff recommends approval for the applicants request, based on the following findings:

1. The proposed zoning meets the intent of the residential designation assigned in the Destination Colleyville comprehensive plan.
2. The proposed zoning also exceeds the desired residential density of 1.8 residential units per acre identified in the Destination Colleyville comprehensive plan.
3. R-30 zoning is compatible with the variety of zoning districts within 1,000 feet of the subject property.

Planning and Zoning Commission Recommendation: The Planning and Zoning Commission recommended approval of R-40 zoning for the AG (Agricultural) area with an understanding that plat waivers for the associated Replat be approved on proposed Lot 2R2 at their April 9, 2018 meeting by a vote of 6-0.

Financial Impact

There is no financial impact to the City.

Recommendation

Approve

Attachments

1. Aerial Map

2. Zoning Map
3. Future Land Use Map
4. Zoning Exhibit
5. Notification Map
6. Notification List
7. Property Owner Notification Letter
8. Letters of Opposition
9. Ordinance O-18-2042

Aerial Map

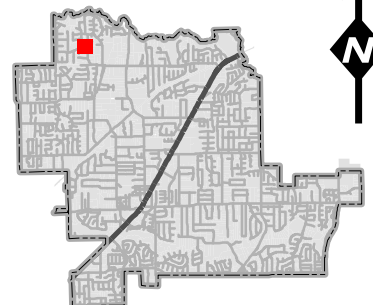


ZC18-005

200 Bandit Trail



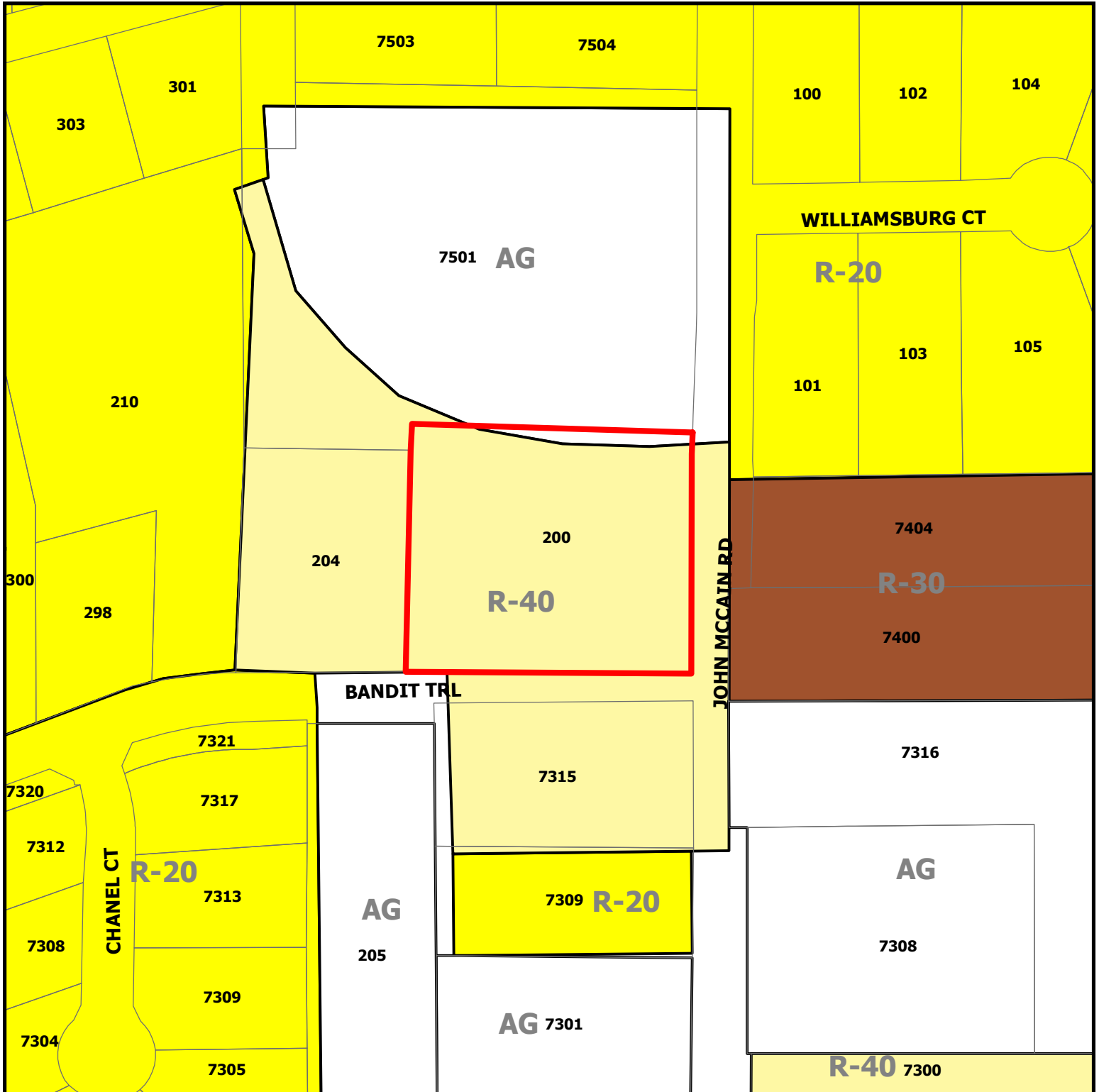
Subject Property



DISCLAIMER:

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

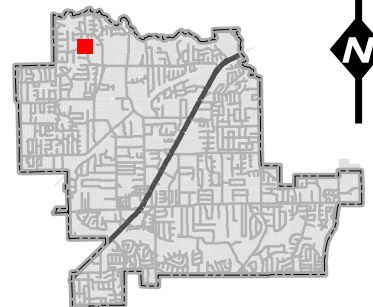
Zoning Map



ZC18-005
200 Bandit Trail

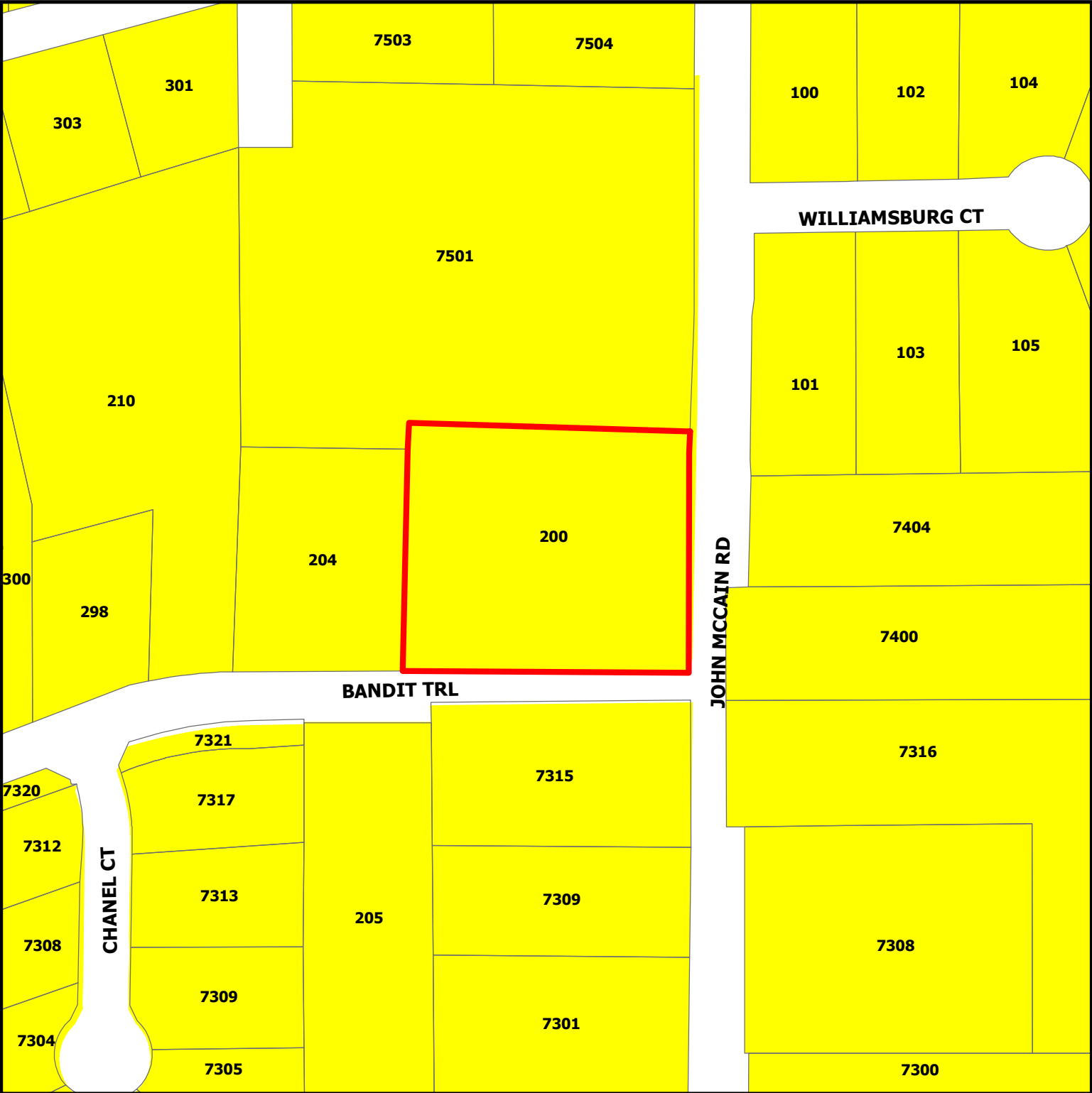


Subject Property



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Future Land Use Map



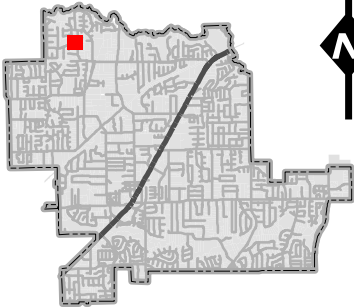
ZC18-005

200 Bandit Trail



Subject Property

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Zoning Exhibit

FIELD NOTE DESCRIPTION

ALL that certain tract or parcel of land situated in the M. M. FREEMAN SURVEY, ABSTRACT NO. 533 in the City of Colleyville, Tarrant County, Texas and being Lot 2R, Block 1, FALCON POINT ADDITION, to the City of Colleyville, Tarrant County, Texas according to the plat recorded in Cabinet A, Slide 10848, Plat Records, Tarrant County, Texas and also being that same tract as described in the Deed of Trust to Bryan P. Healey and Jennifer S. Healey as recorded in Instrument 0213007477, Deed Records, Tarrant County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2 inch steel rod found (CM) at the intersection of the westerly right-of-way line of John McCain Road (a variable width right-of-way) and the northerly right-of-way line of Bandit Trail (a variable width right-of-way);

THENCE North 89 degrees 37 minutes 02 seconds West with the southerly right-of-way line of said Bandit Trail, 310.60 feet to a 1/2 inch steel rod found (CH) for the southwest corner of said Lot 2R;

THENCE North 02 degrees 10 minutes 06 seconds East departing said southerly right-of-way line and with the westerly boundary line of said Lot 2R, 222.30 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the northeast corner of Lot 3, Block 1, Falcon Point Addition, an Addition to the City of Colleyville, Tarrant County, Texas as recorded in Cabinet A, Slide 1173 of said Plat Records;

THENCE North 02 degrees 36 minutes 24 seconds East continuing with said westerly boundary line, 27.98 feet to a 4" x 4" fence post found for the northwest corner of said Lot 2R;

THENCE South 88 degrees 37 minutes 34 seconds East with the northerly boundary line of said Lot 2R, 301.30 feet to a 5/8 inch steel rod found for the northeast corner of said Lot 2R, also being in the said westerly right-of-way line of John McCain Road;

THENCE South 01 degrees 36 minutes 15 seconds West with said westerly right-of-way line and with the easterly boundary line of said Lot 2R, 23.14 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found;

THENCE South 00 degrees 06 minutes 41 seconds East continuing with said westerly right-of-way line and said easterly boundary line of said Lot 2R, 221.82 feet to the PLACE OF BEGINNING and containing 1.738 acres of land, more or less.

Zoning Exhibit Showing

PROPOSED LOTS 2R1 AND 2R2, BLOCK 1, FALCON POINT ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas

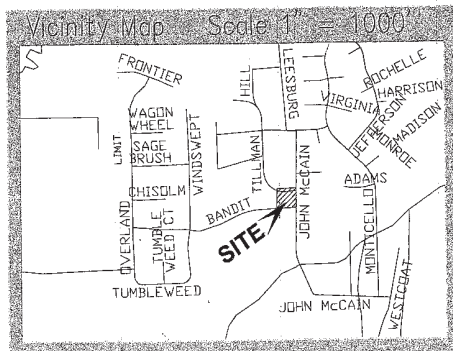
BEING A REPLAT OF LOT 2R, BLOCK 1, FALCON POINT ADDITION, AN ADDITION TO THE CITY OF COLLEYVILLE, TARRANT COUNTY, TEXAS AS RECORDED IN CABINET A, SLIDE 10848, PLAT RECORDS, TARRANT COUNTY, TEXAS.

SITUATED IN THE
M. M. FREEMAN SURVEY, ABSTRACT NO 533,
TARRANT COUNTY, TEXAS

CONTAINING - 1.738 ACRES - 75,698 SQ. FT. +/-
"ZONING EXHIBIT FOR ZONING CHANGE REQUEST FROM R-40 TO R-30"

CONTROL SOURCE

COORDINATE DATA AND BEARING SOURCE SHOWN HEREON IS BASED ON THE NATIONAL GEODETIC SURVEY - (GPS/GNIS) ONLINE POSITIONING USER SERVICE, NATIONAL CONTROL NETWORK DATA 1983. THIS DATA IS RELATIVE TO THE TEXAS COORDINATE SYSTEM, NAD 83, NORTH CENTRAL TEXAS ZONE, UTILIZING OPUS/GPS MONUMENTS NOS 4200, 4201 AND 4202 FOR BEARING CONTROL. COMBINED SCALE FACTOR IS 0.99994830 AND THE CONVERGENCE ANGLE IS +00 DEGREES 43 MINUTES 32.88 SECONDS. ALL DISTANCES AND COORDINATES SHOWN ARE BASED ON FEET - US DEFINITION.



NOTES

- 1) (CM) - REPRESENTS CONTROL MONUMENT
- 2) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR ABSTRACT OF THE PROPERTY.
- 3) THE SOLE PURPOSE OF THIS MINOR PLAT IS TO CREATE A NEW LOT.
- 4) THE MAINTENANCE OF ALL DRAINAGE AND UTILITY EASEMENTS LOCATED ON PRIVATE PROPERTY ARE THE RESPONSIBILITY OF THE PROPERTY OWNER.
- 5) TOPOGRAPHY BASED ON CITY OF COLLEYVILLE BENCHMARKS LIST.

LEGEND

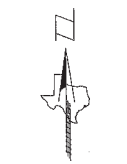
- FOUND STEEL ROD
- SET CAPPED STEEL ROD
- CROSS CUT IN CONCRETE
- FOUND STEEL PIPE
- FOUND BOREHOLE STAKE

OWNER / APPLICANT

LOT 2R
BRYAN P. AND JENNIFER S. HEALEY
1205 CORDILLERA TRACE
BOERNE, TEXAS 78005
ATTN: BRYAN HEALEY
682-888-6955
E-MAIL: bryanhealey@yahoo.com

SURVEYOR / PREPARER

PRISM SURVEYS, INC.
1533 BELL DRIVE
HURST, TEXAS 76053
817-540-8048 OR 817-268-2211
FAX: 817-268-1148
CONTACT: JOHN W. MORGAN
E-MAIL: john@prism-surveys.com

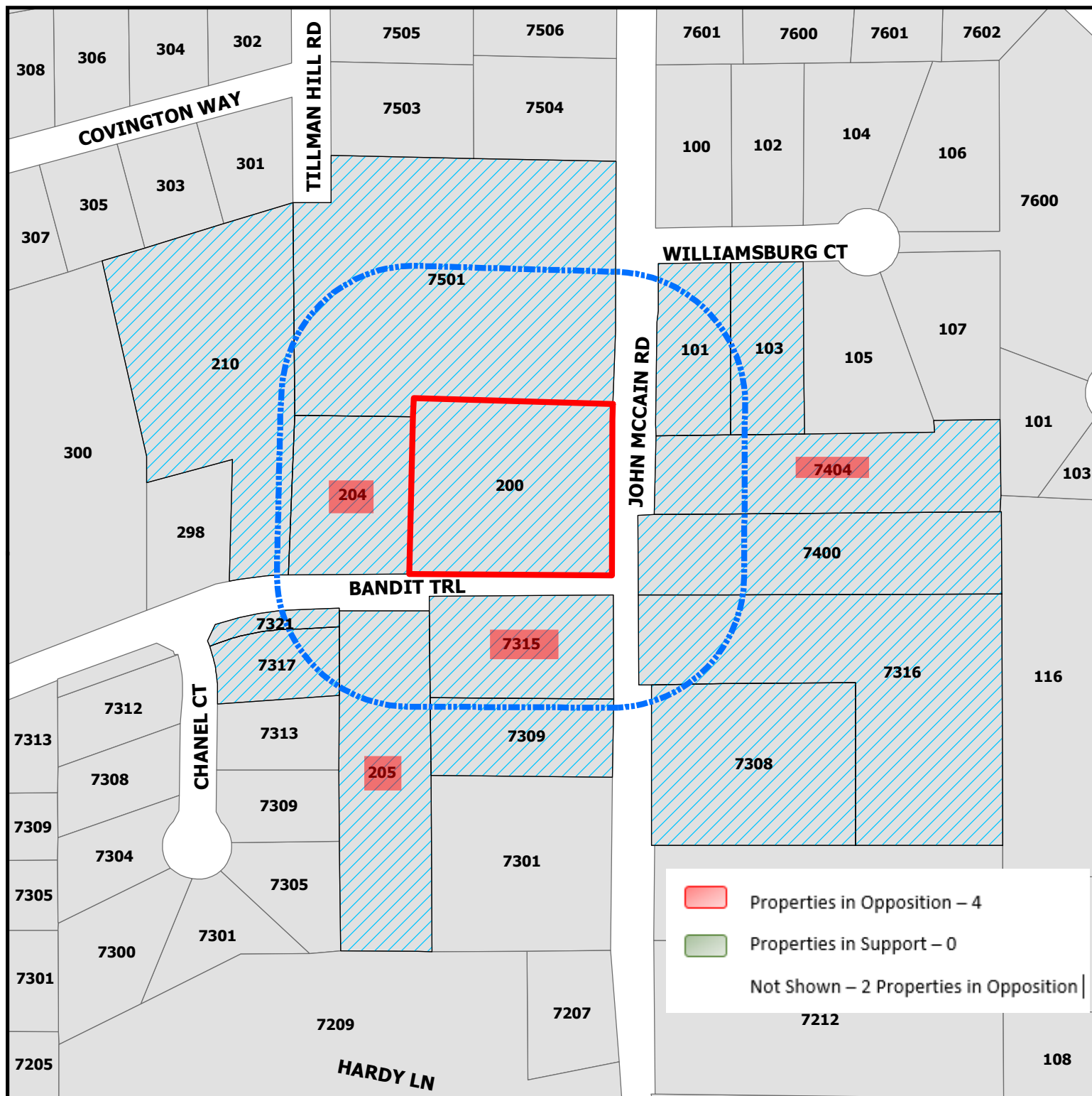


PRISM SURVEYS, INC.

SUCCESSORS TO MOAK SURVEYS, INC.

COMMERCIAL, RESIDENTIAL, BOUNDARY,
INVESTIGATIVE, TOPOGRAPHIC, TITLE
SURVEYS, PLATING AND
CONSTRUCTION STAKING
Firm No. 101325-00
3533 BELL DRIVE
HURST, TEXAS, 76053
(817) 540-8048 OR (817) 268-2211

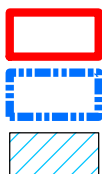
Notification Map



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ZC18-005

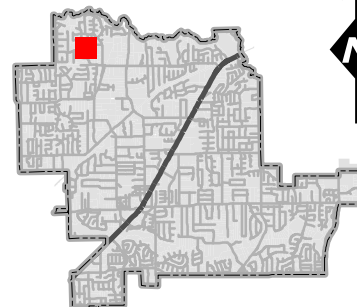
200 Bandit Trail



Subject Property

200ft Buffer

Properties within 200ft



Notification List

Owner Name	Owner Address	Owner City	Owner Zip	Situs Address
HBJ REVOCABLE TRUST	7501 TILLMAN HILL RD	COLLEYVILLE, TX	76034	200 BANDIT TR
COATES, JOHN M	7400 JOHN MCCAIN RD	COLLEYVILLE, TX	76034	7400 JOHN MCCAIN RD
EPPERSON, LARRY D	7308 JOHN MCCAIN RD	COLLEYVILLE, TX	76034	7316 JOHN MCCAIN RD
EPPERSON, LARRY ETAL ANN R	7308 JOHN MCCAIN RD	COLLEYVILLE, TX	76034	7308 JOHN MCCAIN RD
HAMILTON, BEVERLY	7404 JOHN MCCAIN RD	COLLEYVILLE, TX	76034	7404 JOHN MCCAIN RD
HBJ REVOCABLE TRUST	7501 TILMAN HILL RD	COLLEYVILLE, TX	76034	7501 TILLMAN HILL RD
CHAPMAN, MARK NOEL	103 WILLIAMSBURG CT	COLLEYVILLE, TX	76034	103 WILLIAMSBURG CT
MUHAMMAD, SURRIYA	210 BANDIT TR	COLLEYVILLE, TX	76034	210 BANDIT TR
RAGAN, THERON A	204 BANDIT TR	COLLEYVILLE, TX	76034	204 BANDIT TR
PARHAM, LANDON W	205 BANDIT TRL	COLLEYVILLE, TX	76034	205 BANDIT TR
SHAVER, SCOTT W	PO BOX 1967	COLLEYVILLE, TX	76034	7317 CHANEL CT
WALKER, GRADY M	PO BOX 1905	COLLEYVILLE, TX	76034	7309 JOHN MCCAIN RD
OLDT, GRETCHEN	101 WILLIAMSBURG CT	COLLEYVILLE, TX	76034	101 WILLIAMSBURG CT
DUPLANTIS, JOHN W	7315 JOHN MCCAIN RD	COLLEYVILLE, TX	76034	7315 JOHN MCCAIN RD
VISIONS SOUTHWEST 10 LP	PO BOX 1178	GRAPEVINE, TX	76099	7321 CHANEL CT
CHANEL COURT	7300 CHANEL COURT	COLLEYVILLE, TX	76034	COURTESY NOTICE
MONTICELLO ADDITION-COLLEYVLE	P.O. BOX 254	COLLEYVILLE, TX	76034	COURTESY NOTICE
GRAPEVINE-COLLEYVILLE ISD	3051 IRA E. WOODS AVENUE	GRAPEVINE, TX	76051	STATE REQUIRED
BRYAN AND JENNIFER HEALEY TRUSTEE	1205 CORDILLERA TRACE	BOERNE, TX	78006	APPLICANT



NOTICE OF PUBLIC HEARING

Zoning Case Number: ZC18-005
Applicant: Brian and Jennifer Healey
Owner: Brian and Jennifer Healey
Location: 200 Bandit Trail
Property Description: Lot 2R, Block 1, of the Falcon Point Addition
Present Zoning: R-40 Single Family Residential District
Request: Consideration of a zoning change from the R-40 Single Family Residential zoning district to the R-30 Single Family Residential zoning district. The purpose is to allow for single-family residential development of two new lots.

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

Planning and Zoning Commission Meeting: Monday, April 9, 2018 at 7:00 p.m.
City Council Meetings: Tuesday, May 1, 2018 & Tuesday, May 15, 2018 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas

This notice has been sent to all owners of real property within 200 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 500 feet. Approval by the Planning and Zoning Commission serves as a recommendation to the City Council and is not a final action on the request. Denial of the proposal by the Commission is final, unless the applicant submits a written notice of appeal within 10 days from the date of action by the Commission. If appealed, the request will be placed on the next available City Council agenda as listed above. Rezoning requests, zoning amendments and conditions recommended by the Commission for approval by the City Council may be more restrictive than those described in this notice.

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

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

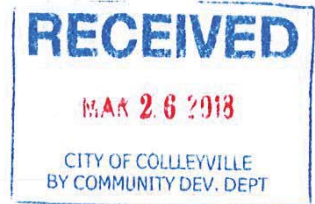
If the property owners of 20% or more of the land within the 200 foot notification area file a written protest prior to the public hearing, State law provides that the approval of the zoning change request shall require the approval of a super majority vote by City Council.

The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas. A brief project description can be found online on the Active Development Case map: <https://www.colleyville.com/zoning.html>. For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Felix Landry
Principal Planner
flandry@colleyville.com

Letters of Opposition

Date: March 26, 2018
To: City of Colleyville, Planning and Zoning Commission
Re: Request for Zoning Change 200 Bandit Trail



Regarding the proposed zoning change at 200 Bandit Trail, I/we believe the proposed change in zoning would not be in the overall best interest of the City of Colleyville nor the neighborhood that would be affected by such a change for the following reason:

Historical and Current "Theme" The Look and Feel of this Neighborhood

Historically – This prime section of Colleyville has been for the past 20 plus years an area of acre plus homes with abundant trees and a true country feel.

Homeowners historically and currently have chosen this hidden section of Colleyville for this very specific reason.

Currently – The homes immediately to the North, South, East and West all contain acre plus lots. Additionally, many homes in the immediate area also comprise acre or acre plus size lots several having AG status. (Photo attached)

Traffic Congestion

There is serious chronic bumper to bumper traffic congestion when you exit Bandit at Davis, the entire length of John McCain, Westcoat and McDonald School Road. Police are called currently to direct traffic. We do not need to add to this problem without corrective action taken first.

The Toll Brother development behind Monticello has cars entering on John McCain, Bandit and White Chapel is another high-density development that added over 100 homes and 200+ cars compounding this traffic problem.

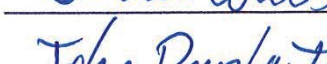
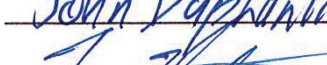
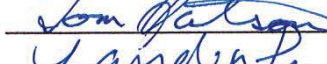
Unacceptable Zoning Approved by Previous Administration

The start of Bandit Road to the first cross street of Windswept Trail is only ¼ mile long. Previous administration pushed through two high density high end home developments adding 29 homes. The result has been flooding issues that are still not fully resolved and seriously compromised the country open feel we all moved here and cherish.

The Look and Feel of Colleyville

The historic and current theme and feel of Colleyville with residents and I believe the council is to keep an open, relaxed, country and upscale "look and feel." Upholding the current R-40 Zoning status will help accomplish this goal.

For the above reason we are asking the Planning and Zoning Commission of Colleyville to maintain the R-40 Zoning at 200 Bandit Trail.

- Robert and Lyn Smullin | 7301 Windswept Trail | 
-  Cindy Ragan 204 Bandit Trail, Colleyville, TX
-  Derrin Coates 7400 John McCain Colleyville, TX
-  John Pappant's 7315 John McCain Rd. Colleyville, TX
-  Tom Watson 7209 OVERLAND TRL COLLEYVILLE, TX
-  Landan Farlam 205 Bandit Trl Colleyville TX

Letters of Opposition

3/26/2018

Lot zoning at Bandit and John McCain - robertsmullin@gmail.com - Gmail

Gmail

COMPOSE

Inbox (6,344)

Starred

Important

Sent Mail

More labels



Robert



No Hangouts contacts

[Find someone](#)

Lot zoning at Bandit and John McCain

Inbox x



Lauryn Parham <laurynlp@gmail.com>

to me

To whom this may concern at City of Colleyville,

We live at 205 Bandit Trail across from the proposed zoning change property at the cc lots that make this part of Colleyville so unique. Our wish is that you would consider zc feel of the surrounding homes. We all have at least 1-2 acres surrounding our homes, like the city logo displays the rail fence and horses. Thank you for your consideration.

Landon & Lauren Parham
205 Bandit Trail
Colleyville TX



Click here to [Reply](#) or [Forward](#)

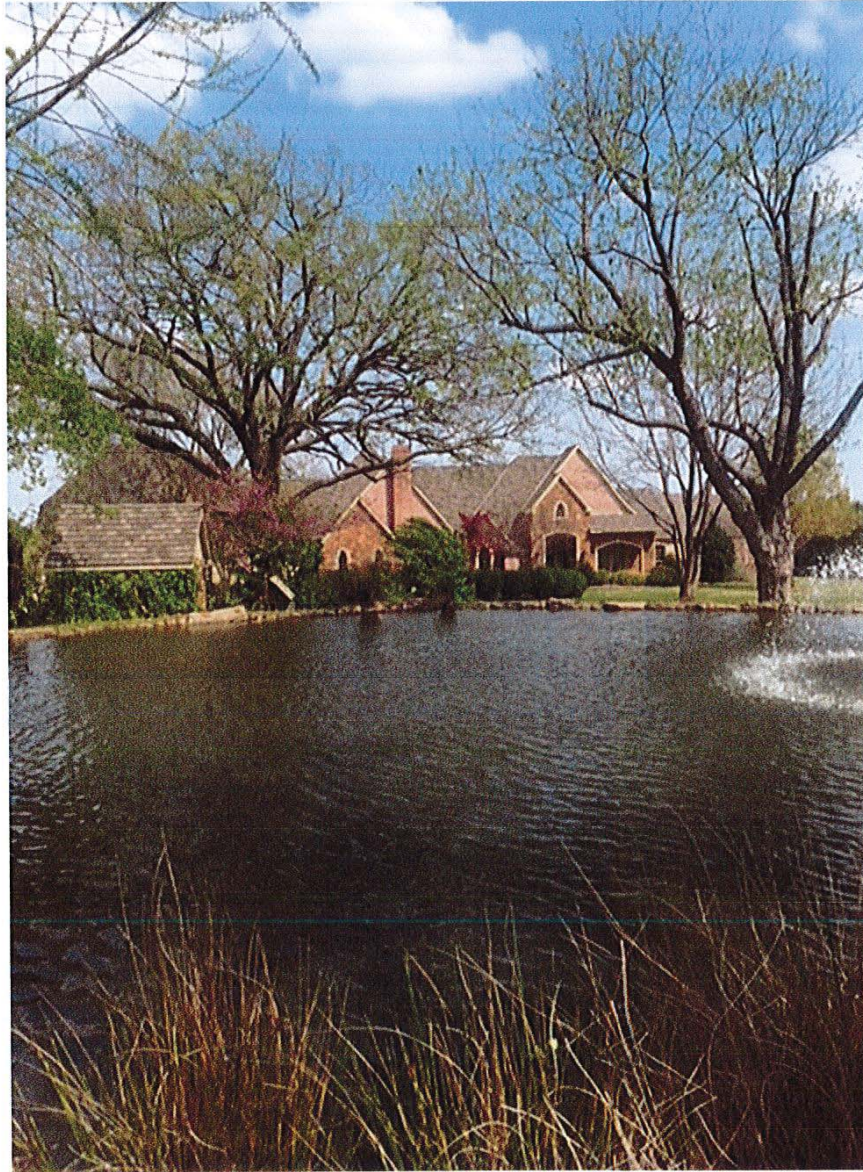
3.96 GB (26%) of 15 GB used
[Manage](#)

[Terms](#) - [Privacy](#)

Letters of Opposition



Letters of Opposition



Letters of Opposition



Letters of Opposition



ORDINANCE O-18-2042

AMENDING THE ZONING ORDINANCE AND THE OFFICIAL ZONING MAP OF THE CITY OF COLLEYVILLE, TEXAS, BY CHANGING THE ZONING ON 1.738 ACRES, LOT 2R, BLOCK 1, OF THE FALCON POINT ADDITION, LOCATED AT 200 BANDIT TRAIL, FROM THE AG AGRICULTURAL AND R-40 SINGLE FAMILY RESIDENTIAL DISTRICTS TO THE R-30 SINGLE FAMILY RESIDENTIAL DISTRICT; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has received an application for rezoning under Case ZC18-005; 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; and 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 changing the zoning on 1.738 acres, Lot 2R, Block 1, of the Falcon Point Addition, located at 200 Bandit Trail, from the AG Agricultural and R-40 Single Family Residential districts to the R-30 Single Family Residential district, as depicted in the attached Exhibit "A" and Exhibit "B".
- Sec. 3. THAT the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Colleyville as heretofore amended, and as amended herein.
- Sec. 4. THAT any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Colleyville, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense.
- Sec. 5. THAT if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.

Sec. 6. THAT in addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.

Sec. 7. THAT 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 1st day of May 2018.

The second reading and public hearing being conducted on the 15th day of May 2018.

PASSED AND APPROVED BY A VOTE OF ____ AYES, ____ NAYS, AND ____ ABSTENTIONS ON THIS THE 15TH DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 5, Nancy Coplen	_____
Place 2, Kathy Wheat	_____	Place 6, Mike Taylor	_____
Place 4, George Dodson	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM AND LEGALITY:

Whitt L.
Wyatt City
Attorney

Exhibit "A"- Zoning Map

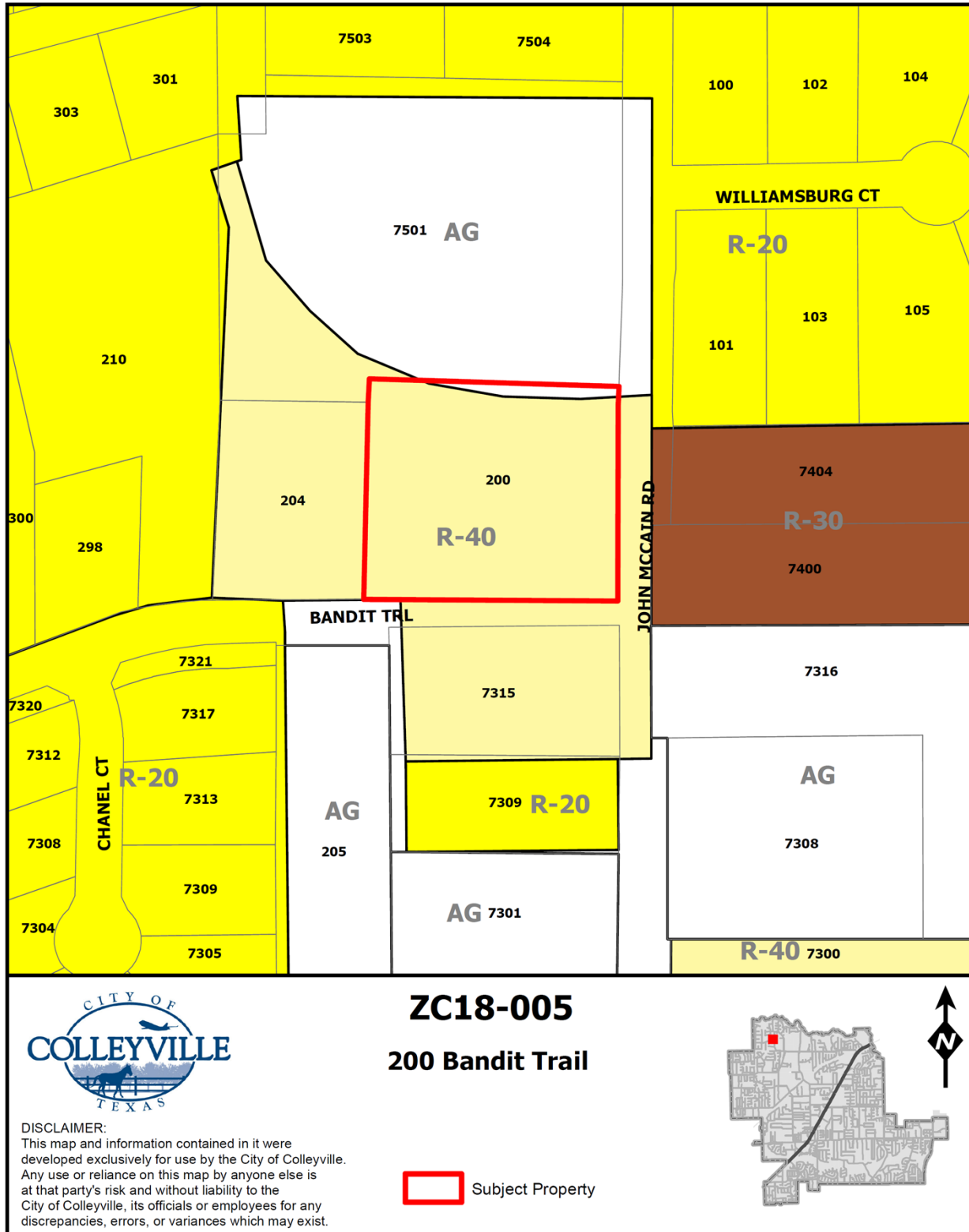


Exhibit "B"- Metes & Bounds Description

FIELD NOTE DESCRIPTION

ALL that certain tract or parcel of land situated in the M. M. FREEMAN SURVEY, ABSTRACT NO. 533 in the City of Colleyville, Tarrant County, Texas and being Lot 2R, Block 1, FALCON POINT ADDITION, to the City of Colleyville, Tarrant County, Texas according to the plat recorded in Cabinet A, Slide 10848, Plat Records, Tarrant County, Texas and also being that same tract as described in the Deed of Trust to Bryan P. Healey and Jennifer S. Healey as recorded in Instrument D213007477, Deed Records, Tarrant County, Texas and being more particularly described by metes and bounds as follows:

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THENCE North 89 degrees 37 minutes 02 seconds West with the southerly right-of-way line of said Bandit Trail, 310.69 feet to a 1/2 inch steel rod found (CM) for the southwest corner of said Lot 2R;

THENCE North 02 degrees 10 minutes 06 seconds East departing said southerly right-of-way line and with the westerly boundary line of said Lot 2R, 222.30 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the northeast corner of Lot 3, Block 1, Falcon Point Addition, an Addition to the City of Colleyville, Tarrant County, Texas as recorded in Cabinet A, Slide 4173 of said Plat Records;

THENCE North 02 degrees 36 minutes 24 seconds East continuing with said westerly boundary line, 27.98 feet to a 4"x 4" fence post found for the northwest corner of said Lot 2R;

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THENCE South 01 degrees 36 minutes 15 seconds West with said westerly right-of-way line and with the easterly boundary line of said Lot 2R, 23.14 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found;

THENCE South 00 degrees 06 minutes 41 seconds East continuing with said westerly right-of-way line and said easterly boundary line of said Lot 2R, 221.82 feet to the PLACE OF BEGINNING and containing 1.738 acres of land, more or less.



City of Colleyville City Council Agenda Briefing

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

Agenda Number 7b

Agenda Date 05/01/2018

Number Ordinance O-18-2043

Type Ordinance

Department Community Development

Title

Consideration of a zoning change from the AG Agricultural zoning district to the R-20 Single Family Residential zoning district on Tract 1R09, Abstract 1619, in the S C H Witten Survey, located at 2313 Hall Johnson Road, Case ZC18-007

Strategic Plan

There is no Strategic Plan connection for this item.

Explanation

First Reading and Public Hearing

Randy Primrose, the applicant, has submitted a request for a zoning change on Tract 1R09, Abstract 1619, in the S C H Whitten Survey, being approximately 0.96 acres, and zoned AG Agricultural. The purpose is to rezone from AG to R-20 Single Family Residential in order for demolition of the current home to allow for the construction of a new single-family residential home.

Existing Conditions/Background: The subject property, 2313 Hall Johnson Road, resides on the south side of Hall Johnson Road between Amador Trail and Sycamore Drive. The subject property currently has AG zoning and a single-family residence. The applicant has proposed the zoning change in order to get the property platted, so they can build a new residence.

Proposed Zoning:

Request – The applicant requests to rezone the property from the AG district to R-20 zoning district. The subject property covers approximately one acre, but due to its narrow width requires R-20 zoning for compliance. The minimum standards for the R-20 zoning district are as follows:

Minimum Lot Size	20,000 square feet.
Minimum Lot Width	100 feet
Front Building Line	30 feet
Side Building Line	10 feet
Rear Building Line	25 feet

Analysis: The requested R-20 zoning allows the applicant to create a single residential lot. The applicant requests the zoning change in order to plat the property, so they can demolish the existing house and construct a new single family residence.

Surrounding Development: Most of the surrounding area maintains R-20 zoning or PUD-R (Planned Unit Development – Residential) zoning with standards for R-20 or smaller lots. One parcel with AG zoning resides directly to the south. To the east, a parcel with CC-1 zoning resides at the corner of Amador Trail and Hall Johnson Road. The CC-1 property has an existing office use.

Comprehensive Plan: The City's comprehensive plan, *Destination Colleyville*, identifies the subject property for single-family residential development. The proposed R-20 zoning does not conflict with any portion of the comprehensive plan. The proposed R-20 zoning facilitates the minimum desired residential density of 1.8 units per acre.

Public Notification: Staff-mailed notices to all property owners within 200 feet, as well as any Homeowners Associations within 500 feet of the subject property regarding this request. Grapevine-Colleyville ISD, where the subject property is located, was notified per State law. Notice was published in the *Fort Worth Star-Telegram* as required by State law and the Land Development Code. To date, staff has received a letter of opposition with signatures from six local residences.

Staff Recommendation: Staff recommends approval for the applicants request based on the following findings:

1. The proposed zoning meets the intent of the residential designation assigned in the Destination Colleyville comprehensive plan.
2. R-20 zoning is compatible with the zoning districts surrounding the subject property.

Planning and Zoning Commission Recommendation: The Planning and Zoning Commission recommended approval at their April 9, 2018 meeting by a vote of 6-0.

Financial Impact

There is no financial impact to the City.

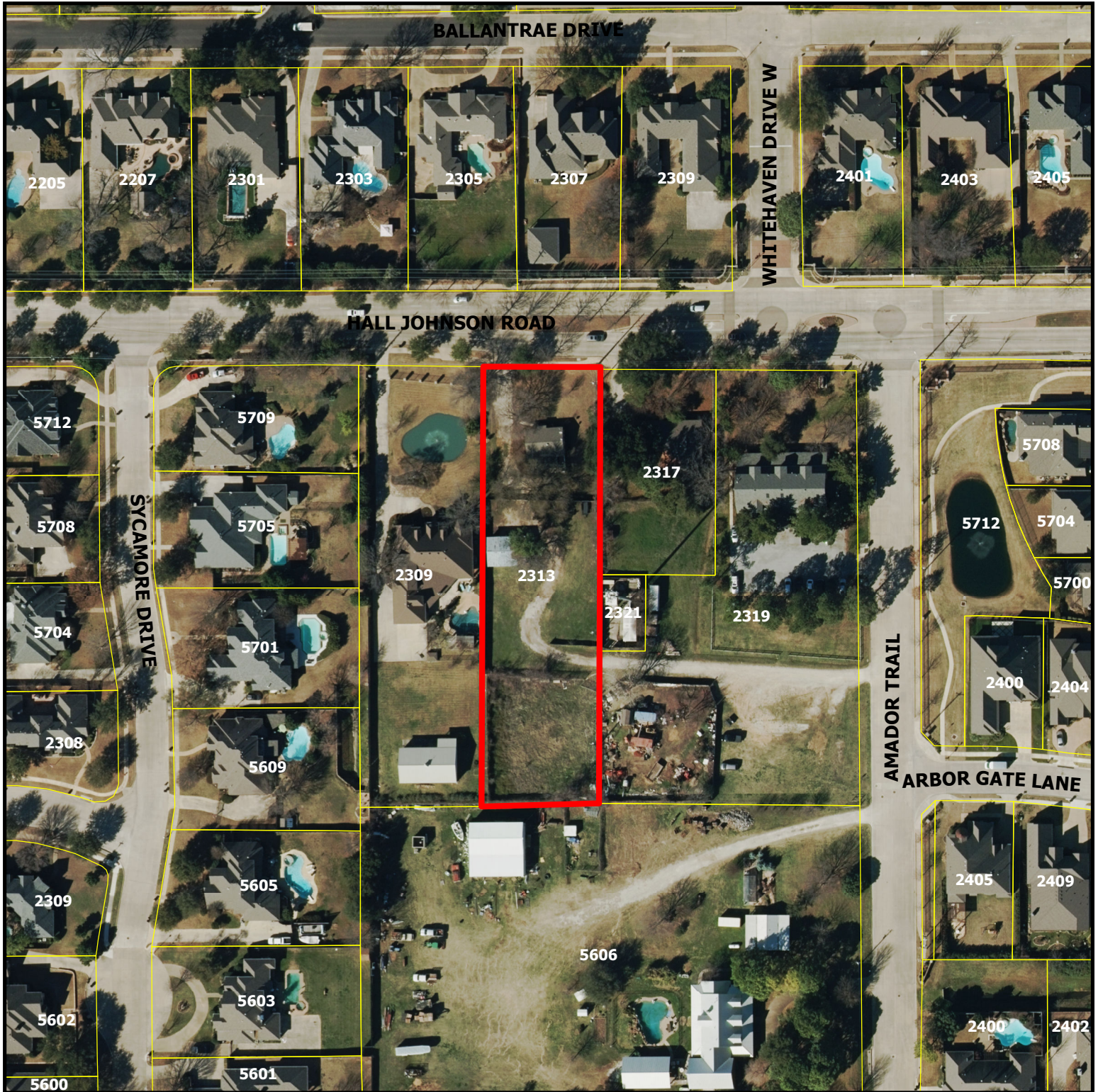
Recommendation

Approve

Attachments

1. Aerial Map
2. Zoning Map
3. Future Land Use Map
4. Zoning Exhibit
5. Notification Map
6. Notification List
7. Property Owner Notification Letter
8. Ordinance O-18-2043

Aerial Map

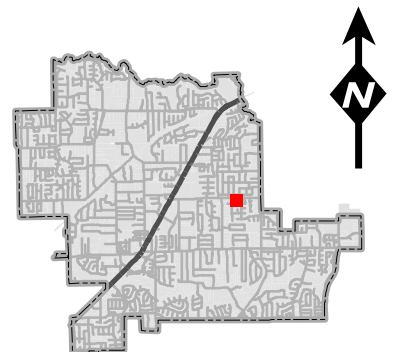


ZC18-007

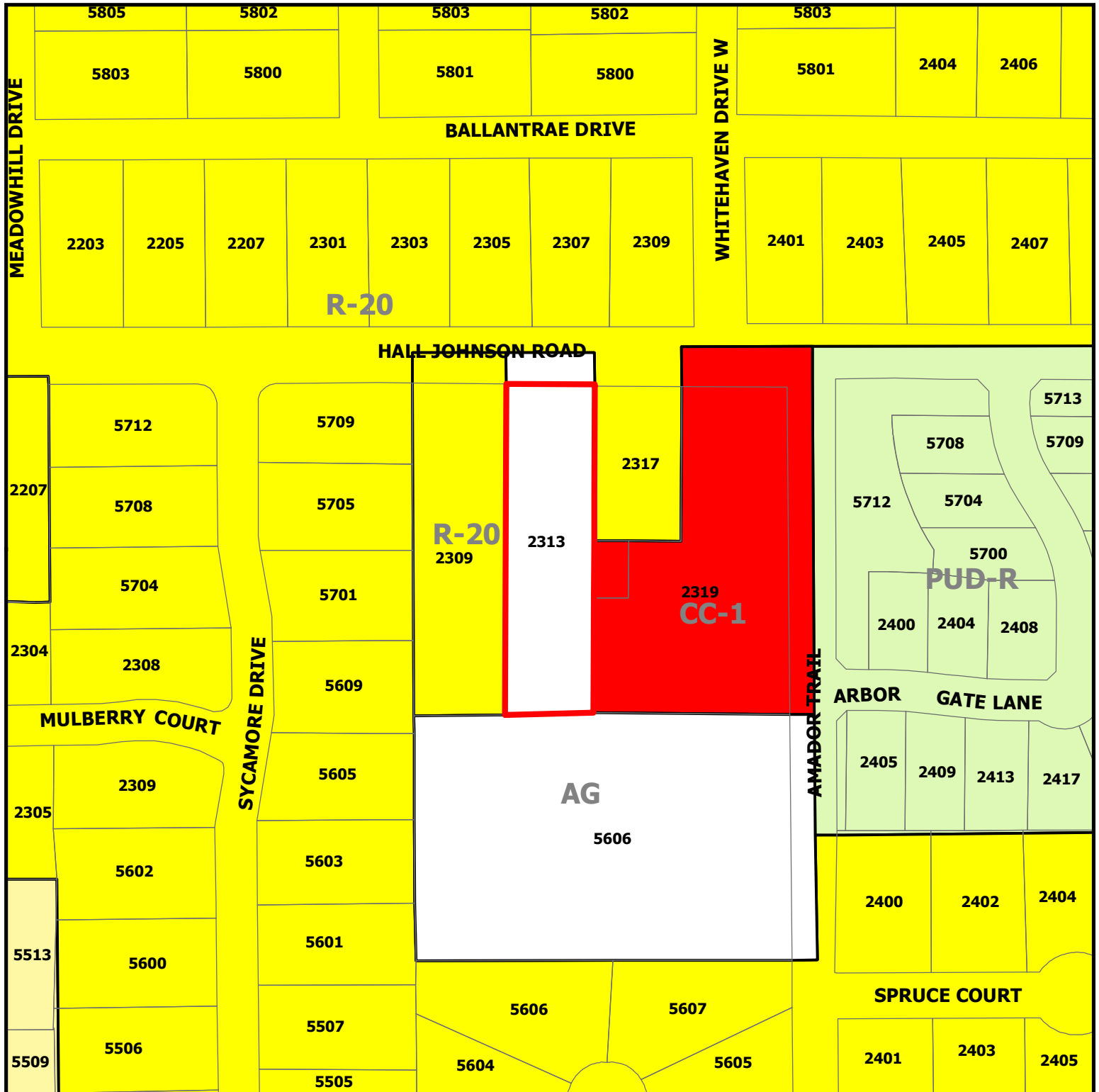
2313 Hall Johnson Road

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 Subject Property



Zoning Map

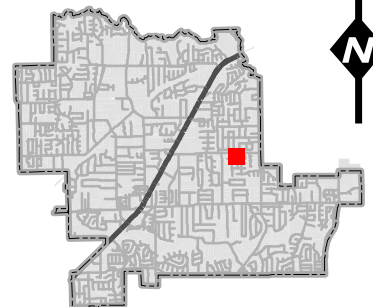


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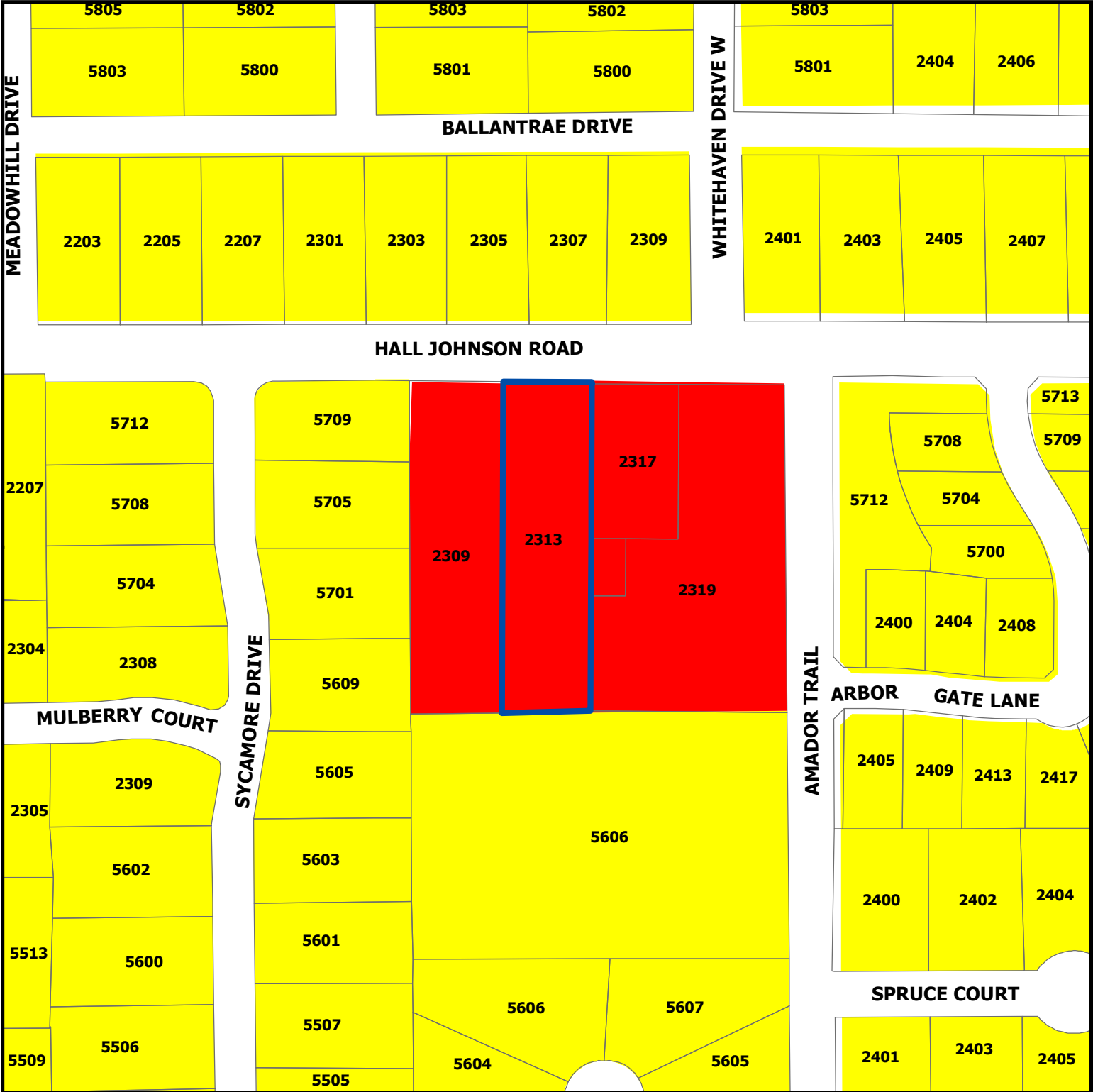
2313 Hall Johnson Road

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 Subject Property



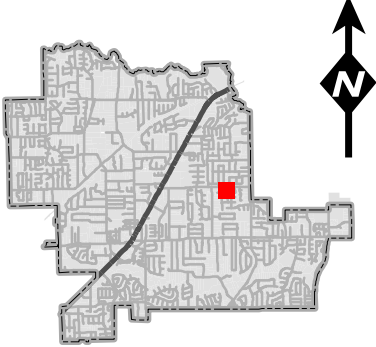
Future Land Use Map



ZC18-007

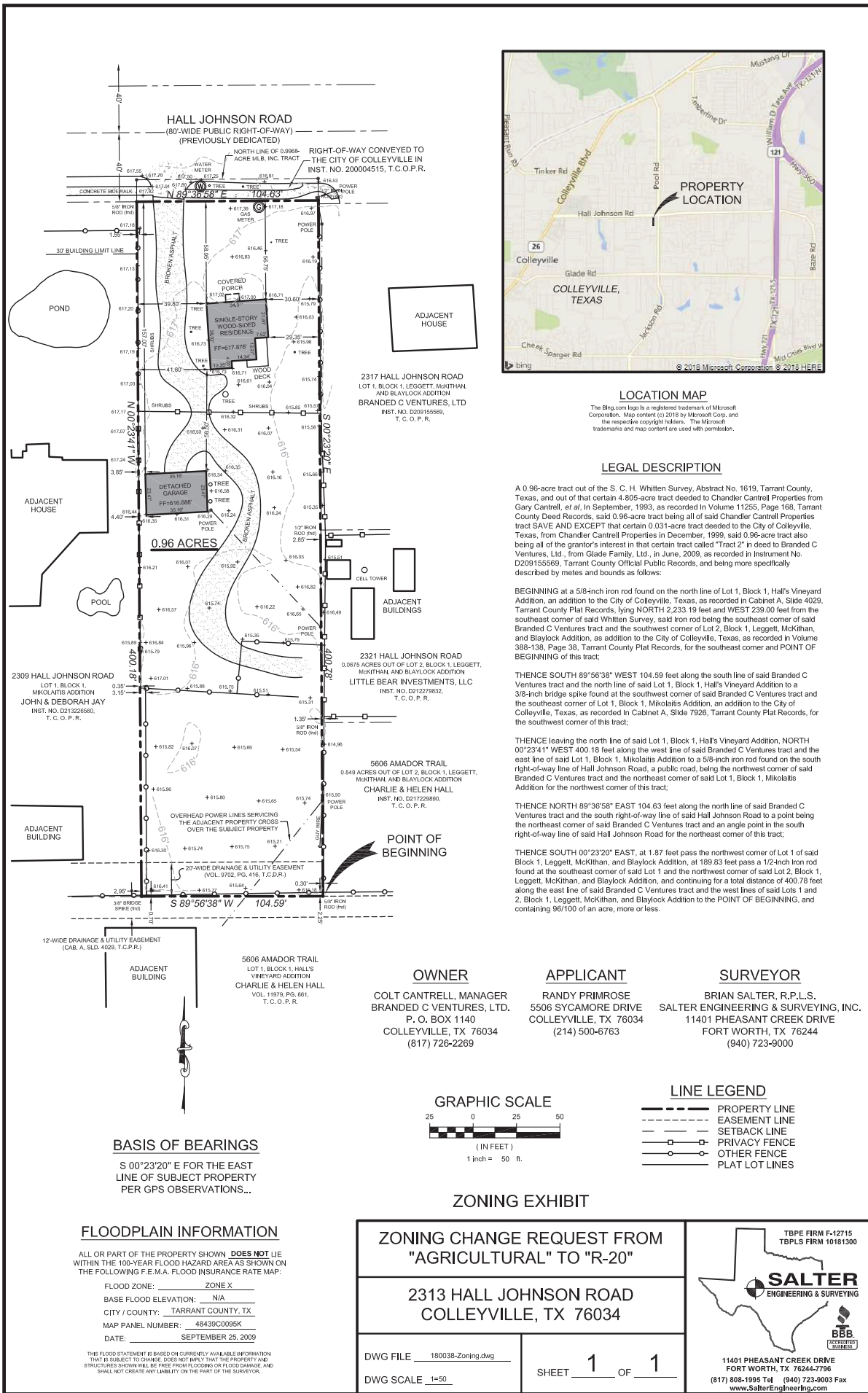
2313 Hall Johnson Road

- Subject Property
- Residential
- Commercial

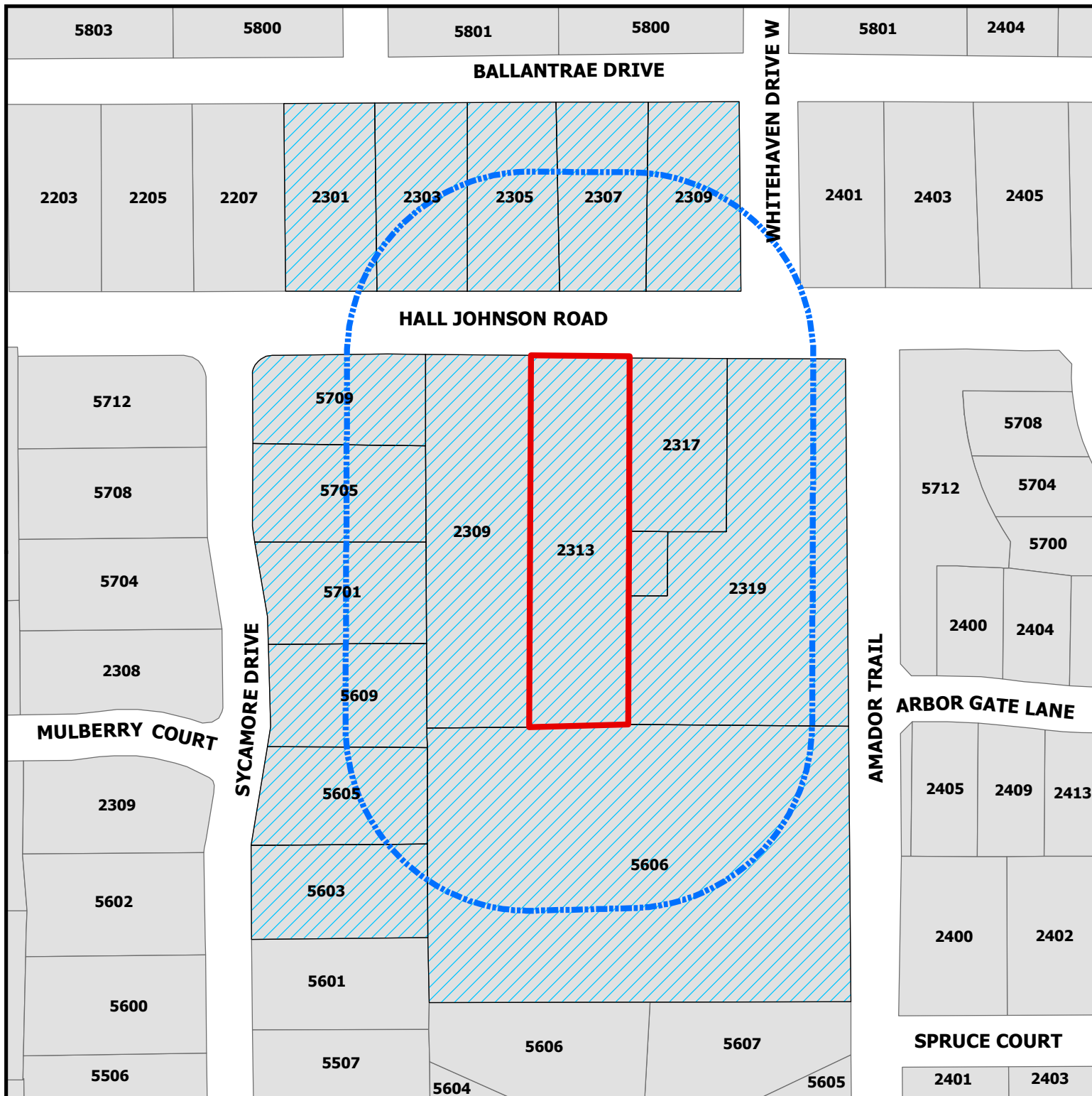


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Zoning Exhibit



Notification Map

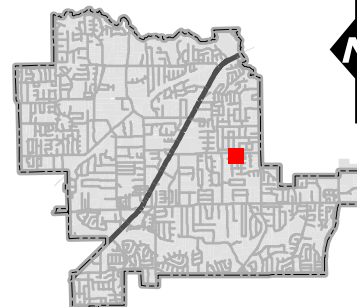


ZC18-007

2313 Hall Johnson Road

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-  Subject Property
-  200ft Buffer
-  Properties within 200ft



Notification List

Owner Name	Owner Address	Owner City	Owner Zip	Situs Address
SHARP, JOHN R	5605 SYCAMORE DR	COLLEYVILLE, TX	76034	5605 SYCAMORE DR
KELLY, IAN	2301 BALLANTRAE DR	COLLEYVILLE, TX	76034	2301 BALLANTRAE DR
PHELAN, A J	2307 BALLANTRAE DR	COLLEYVILLE, TX	76034	2307 BALLANTRAE DR
ZHU, JUN	5705 SYCAMORE DR	COLLEYVILLE, TX	76034	5705 SYCAMORE DR
JAY, JOHN	2309 HALL JOHNSON RD	COLLEYVILLE, TX	76034	2309 HALL JOHNSON RD
NORTHEAST PROPERTIES INC	PO BOX 611	COLLEYVILLE, TX	76034	2319 HALL JOHNSON RD
BROWN, LARRY	5603 SYCAMORE DR	COLLEYVILLE, TX	76034	5603 SYCAMORE DR
PARHAM, THOMAS C	2305 BALLANTRAE DR	COLLEYVILLE, TX	76034	2305 BALLANTRAE DR
HALL, CHARLIE W	4200 GLADE RD	COLLEYVILLE, TX	76034	5606 AMADOR TR
ROLAND, ANTHONY J	2309 BALLANTRAE DR	COLLEYVILLE, TX	76034	2309 BALLANTRAE DR
BRANDED C VENTURES LTD	4117 LAMPTON CT	ROANOKE, TX	76262	2313 HALL JOHNSON RD
WATSON, BRANDON	5609 SYCAMORE DR	COLLEYVILLE, TX	76034	5609 SYCAMORE DR
BRANDED C VENTURES LTD	4117 LAMPTON CT	ROANOKE, TX	76262	2317 HALL JOHNSON RD
LITTLE BEAR INVESTMENTS INC	PO BOX 611	COLLEYVILLE, TX	76034	2321 HALL JOHNSON RD
ISBELL, ROGER K	5701 SYCAMORE DR	COLLEYVILLE, TX	76034	5701 SYCAMORE DR
ASGHAR, PAMELA	5709 SYCAMORE DR	COLLEYVILLE, TX	76034	5709 SYCAMORE DR
VAN OVER, JAMES L	2303 BALLANTRAE DR	COLLEYVILLE, TX	76034	2303 BALLANTRAE DR
ARBOR ESTATES	5506 SYCAMORE DRIVE	COLLEYVILLE, TX	76034	COURTESY NOTICE
ARBOR ESTATES II	5506 SYCAMORE DRIVE	COLLEYVILLE, TX	76034	COURTESY NOTICE
ENCLAVE AT ARBOR ESTATES, THE	P.O. BOX 1824	COLLEYVILLE, TX	76034	COURTESY NOTICE
HIGHLAND MEADOWS ADDN	2101 HIGH GATE DRIVE	COLLEYVILLE, TX	76034	COURTESY NOTICE
GRAPEVINE COLLEYVILLE ISD	3051 IRA E. WOODS AVENUE	GRAPEVINE, TX	76051	STATE REQUIRED
PRIMROSE, RANDY	5506 SYCAMORE DRIVE	COLLEYVILLE, TX	76034	APPLICANT



NOTICE OF PUBLIC HEARING

Zoning Case Number: ZC18-007
Owner: Branded C Ventures, LTD
Applicant: Randy Primrose
Location: 2313 Hall Johnson Road
Property Description: Tract 1R09, Abstract 1619, in the S C H Whitten Survey
Present Zoning: AG Agricultural District
Request: Consideration of a zoning change from the AG Agricultural zoning district to the R-20 Single Family Residential zoning district. The purpose is to allow for the demolition of the current home and construction of a new single-family residential home.

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

Planning and Zoning Commission Meeting: Monday, April 9, 2018 at 7:00 p.m.
City Council Meetings: Tuesday, May 1, 2018 & Tuesday, May 15, 2018 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas

This notice has been sent to all owners of real property within 200 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 500 feet. Approval by the Planning and Zoning Commission serves as a recommendation to the City Council and is not a final action on the request. Denial of the proposal by the Commission is final, unless the applicant submits a written notice of appeal within 10 days from the date of action by the Commission. If appealed, the request will be placed on the next available City Council agenda as listed above. Rezoning requests, zoning amendments and conditions recommended by the Commission for approval by the City Council may be more restrictive than those described in this notice.

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

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

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

The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas. A brief project description can be found online on the Active Development Case map: <https://www.colleyville.com/zoning.html>. For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Felix Landry
Principal Planner
flandry@colleyville.com

ORDINANCE O-18-2043

AMENDING THE ZONING ORDINANCE AND THE OFFICIAL ZONING MAP OF THE CITY OF COLLEYVILLE, TEXAS, BY CHANGING THE ZONING ON 0.96 ACRES, TRACT 1R09, ABSTRACT 1619, IN THE S C H WHITTEN SURVEY LOCATED AT 2313 HALL JOHNSON ROAD, FROM THE AG AGRICULTURAL DISTRICT TO THE R-20 SINGLE FAMILY RESIDENTIAL DISTRICT; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00); AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Colleyville has received an application for rezoning under Case ZC18-007; 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; and to secure safety from fire, panic, and other dangers; to promote health and 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 changing the zoning on 0.96 acres, Tract 1R09, Abstract 1619, in the S C H Whitten Survey, located at 2313 Hall Johnson Road, from the AG Agricultural district to the R-20 Single Family Residential district, as depicted in the attached Exhibit "A" and Exhibit "B".
- Sec. 3. THAT the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Colleyville as heretofore amended, and as amended herein.
- Sec. 4. THAT any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Colleyville, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense.
- Sec. 5. THAT if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof, other than that portion so decided to be invalid or unconstitutional.

Sec. 6. THAT in addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.

Sec. 7. THAT 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 1st day of May 2018.

The second reading and public hearing being conducted on the 15th day of May 2018.

PASSED AND APPROVED BY A VOTE OF ____ AYES, ____ NAYS, AND ____ ABSTENTIONS ON THIS THE 15TH DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 5, Nancy Coplen	_____
Place 2, Kathy Wheat	_____	Place 6, Mike Taylor	_____
Place 4, George Dodson	_____		

ATTEST:

CITY OF COLLEYVILLE

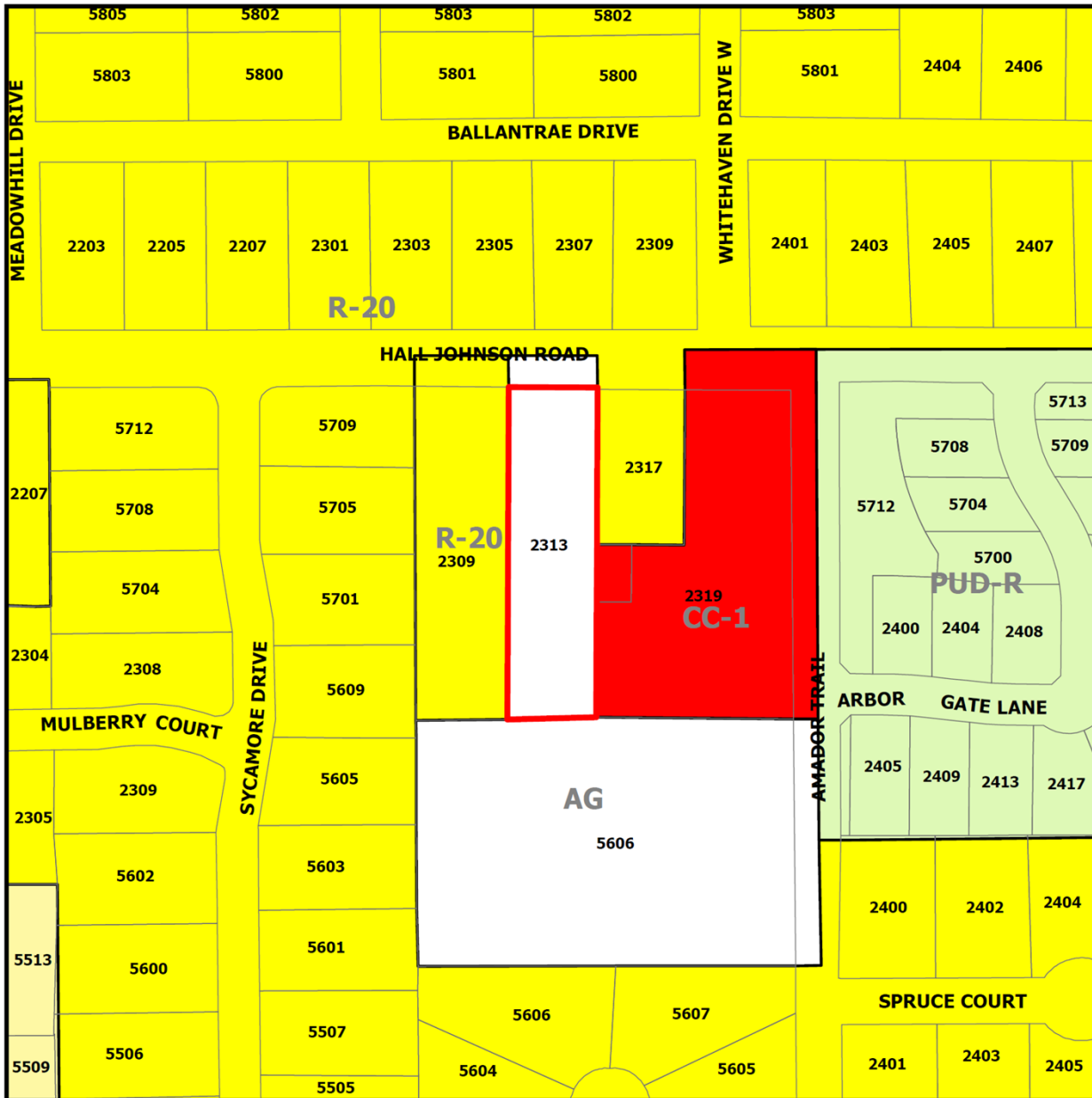
Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

APPROVED AS TO FORM AND LEGALITY:

Whitt L. Wyatt
City Attorney

Exhibit "A"- Zoning Map



ZC18-007

2313 Hall Johnson Road

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 Subject Property



Exhibit "B"- Metes & Bounds Description

A 0.96-acre tract out of the S. C. H. Whitten Survey, Abstract No. 1619, Tarrant County, Texas, and out of that certain 4.805-acre tract deeded to Chandler Cantrell Properties from Gary Cantrell, *et al*, in September, 1993, as recorded in Volume 11255, Page 168, Tarrant County Deed Records, said 0.96-acre tract being all of said Chandler Cantrell Properties tract SAVE AND EXCEPT that certain 0.031-acre tract deeded to the City of Colleyville, Texas, from Chandler Cantrell Properties in December, 1999, said 0.96-acre tract also being all of the grantor's interest in that certain tract called "Tract 2" in deed to Branded C Ventures, Ltd., from Glade Family, Ltd., in June, 2009, as recorded in Instrument No. D209155569, Tarrant County Official Public Records, and being more specifically described by metes and bounds as follows:

BEGINNING at a 5/8-inch iron rod found on the north line of Lot 1, Block 1, Hall's Vineyard Addition, an addition to the City of Colleyville, Texas, as recorded in Cabinet A, Slide 4029, Tarrant County Plat Records, lying NORTH 2,233.19 feet and WEST 239.00 feet from the southeast corner of said Whitten Survey, said iron rod being the southeast corner of said Branded C Ventures tract and the southwest corner of Lot 2, Block 1, Leggett, McKithan, and Blaylock Addition, as addition to the City of Colleyville, Texas, as recorded in Volume 388-138, Page 38, Tarrant County Plat Records, for the southeast corner and POINT OF BEGINNING of this tract;

THENCE SOUTH 89°56'38" WEST 104.59 feet along the south line of said Branded C Ventures tract and the north line of said Lot 1, Block 1, Hall's Vineyard Addition to a 3/8-inch bridge spike found at the southwest corner of said Branded C Ventures tract and the southeast corner of Lot 1, Block 1, Mikolaitis Addition, an addition to the City of Colleyville, Texas, as recorded in Cabinet A, Slide 7926, Tarrant County Plat Records, for the southwest corner of this tract;

THENCE leaving the north line of said Lot 1, Block 1, Hall's Vineyard Addition, NORTH 00°23'41" WEST 400.18 feet along the west line of said Branded C Ventures tract and the east line of said Lot 1, Block 1, Mikolaitis Addition to a 5/8-inch iron rod found on the south right-of-way line of Hall Johnson Road, a public road, being the northwest corner of said Branded C Ventures tract and the northeast corner of said Lot 1, Block 1, Mikolaitis Addition for the northwest corner of this tract;

THENCE NORTH 89°36'58" EAST 104.63 feet along the north line of said Branded C Ventures tract and the south right-of-way line of said Hall Johnson Road to a point being the northeast corner of said Branded C Ventures tract and an angle point in the south right-of-way line of said Hall Johnson Road for the northeast corner of this tract;

THENCE SOUTH 00°23'20" EAST, at 1.87 feet pass the northwest corner of Lot 1 of said Block 1, Leggett, McKithan, and Blaylock Addition, at 189.83 feet pass a 1/2-inch iron rod found at the southeast corner of said Lot 1 and the northwest corner of said Lot 2, Block 1, Leggett, McKithan, and Blaylock Addition, and continuing for a total distance of 400.78 feet along the east line of said Branded C Ventures tract and the west lines of said Lots 1 and 2, Block 1, Leggett, McKithan, and Blaylock Addition to the POINT OF BEGINNING, and containing 96/100 of an acre, more or less.



City of Colleyville City Council Agenda Briefing

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

Agenda Number 8a

Agenda Date 05/01/2018

Number Resolution R-18-4259

Type Resolution

Department Community Development

Title

Consideration for approval of a Site Plan for athletic fields on Lot 1R, Block 1, of the Covenant Christian Academy Addition, located at 901 Cheek-Sparger Road, Case SP18-001

Strategic Plan

There is no Strategic Plan connection for this item.

Explanation

Reading and Public Hearing

Clint Wofford, the applicant, have submitted a Site and Landscape Plan for Lot 1R, Block 1, of Covenant Christian Academy Addition, being approximately 18.84 acres, and zoned PUD-C Planned Unit Development - Commercial. The request is to allow for the construction of an athletic field, which includes a football/soccer field and a baseball field.

The currently approved PUD-C ordinance (O-13-1876) requires that the improvements for the athletic fields shall be submitted as part of Site Plan that is approved by the City Council after recommendation by the Planning and Zoning Commission:

"Prior to construction, the baseball stadium, baseball lighting, parking garage, expansion to the existing football/ soccer field shown above and football/ soccer field lighting shall require the approval of a detailed site plan and building elevations. The detailed site plan submission shall, at a minimum, meet the requirements of Section 3. 23 3. 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 City Council upon the recommendation of the Planning and Zoning Commission."

This site plan will finalize development plans for property at 901 Cheek-Sparger Road, as previously approved for a football/soccer field and a baseball field. This site plan allows for the development of the subject property in accordance with the previously adopted PUD-C ordinance and approved conceptual site plan.

Existing Conditions/Background: The subject property is currently developed with an existing church and private school, auxiliary buildings, and a soccer/football field.

The applicant proposes to construct the remaining improvements planned for the site. Those improvements include upgrading the soccer/football field and constructing a new baseball field.

Proposed Zoning Change:

Request –Site plan approval for development consistent with the adopted Planned Unit Development-Commercial (PUD-C) ordinance.

Purpose: The purpose of a Planned Unit Development (PUD) is to provide for greater flexibility and discretion in the approval of residential, non-residential and mixed use developments by encouraging creative, efficient and aesthetically desirable residential and commercial projects that are superior to what could be accomplished in other zoning districts, through the use of increased open spaces, greenbelts, or by providing enhanced amenities or features within the development that will be of special benefit to the property owners or to the community.

Ordinance – Section 3.23, in the Schedule of District Regulations in the Land Development Code, establishes the following regulations for the Planned Unit Development - Commercial (PUD-C) district:

Minimum Lot Area:	7,200 square feet
Maximum Lot Area:	N/A
Minimum Lot Width:	70 feet
Minimum Lot Depth:	115 feet
Minimum Front Yard Setback:	40 feet
Minimum Side Yard Setbacks:	10 feet
Minimum Rear Yard Setback:	25 feet
Maximum Lot Coverage:	50 percent

Analysis – The proposed site plan meets all of the written requirements described in the PUD-C ordinance. The proposed site plan deviates slightly from the conceptual site plan in the following manner:

1. The fire lane has moved from the west side of the football field, adjacent to the residences, to the east side between the elementary building and the east bleachers next to the football field. This moves the field and the west side bleachers closer to the masonry wall screening the adjacent residences. This replaces the previous 5-foot planting strip and 24-foot fire lane, with a 25-foot landscape buffer along the majority of the west side and some bleachers. The bleachers move closer to the property line but maintain a 10- foot separation.
2. The underground parking initially proposed to go under the baseball field has been removed.
3. The parking to the east side of the baseball field has been removed and replaced with landscaping and a new structure to upgrade the existing weight room.

Surrounding Development: The subject property resides to the south of Cheek-

Sparger Road and west of Wayne Drive. The property across Wayne Drive to the east also has PUD-C zoning designation, while the property to the north across Cheek-Sparger Road has PUD-R zoning. All of the surrounding property has PUD-R, PUD-C, or CC-1 zoning. Property to the west and south consists of residential properties in the City of Bedford.

Comprehensive Plan: The City's comprehensive plan, *Destination Colleyville*, designates the subject property for institutional use. The proposed site plan complies with the land use designation stated in the comprehensive plan and with the guidelines outlined in the adopted PUD-C ordinance.

Fees: The site plan approval process does not require parkland dedication fees. Impact Fees are required per Chapter 13 (Impact Fees) of the Land Development Code and are due prior to the issuance of a Building Permit, if applicable.

Tree Preservation: This site plan includes an approved tree preservation plan and an approved landscape plan.

Public Notification: The site plan approval process does not require public notification.

Staff Recommendation: Staff recommends approval of the proposed site plan based on the following findings:

- The proposed site plan complies with the Future Land Use Plan and stated goals described in the *Destination Colleyville* Plan.
- The proposed site plan complies with the development regulations outlined in the adopted PUD-C ordinances.
- The minor changes illustrated in the proposed site plan improve upon the conceptual site plan by:
 - Increasing the landscaped area along the western boundary.
 - Moving the fire lane with its daily traffic away from the residences to the west.
 - Better utilizing existing parking.

Planning and Zoning Commission Recommendation: The Planning and Zoning Commission recommended approval of Phase 1 (Football/Soccer Field) at their April 9, 2018 meeting by a vote of 5-0 with the following conditions:

- A living screen be installed between the bleachers and the wall along the western property line;
- Phase 2 (Baseball Field) be tabled to the May 14th meeting

Financial Impact

There is no financial impact to the City.

Recommendation

Approve

Attachments

1. Aerial Map
2. Zoning Map
3. Future Land Use Map
4. Site Plan
5. CCA - O-09-1725
6. CCA - O-13-1876
7. Notification Map
8. Notification List
9. Property Owner Notification Letter
10. Resolution R-18-4259

Aerial Map



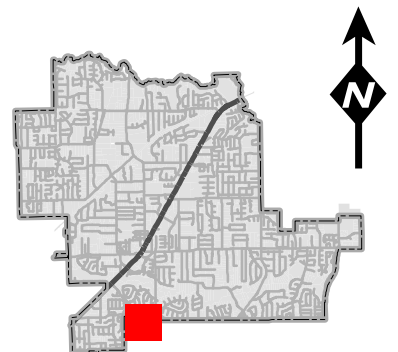
SP18-001

901 Cheek-Sparger Road

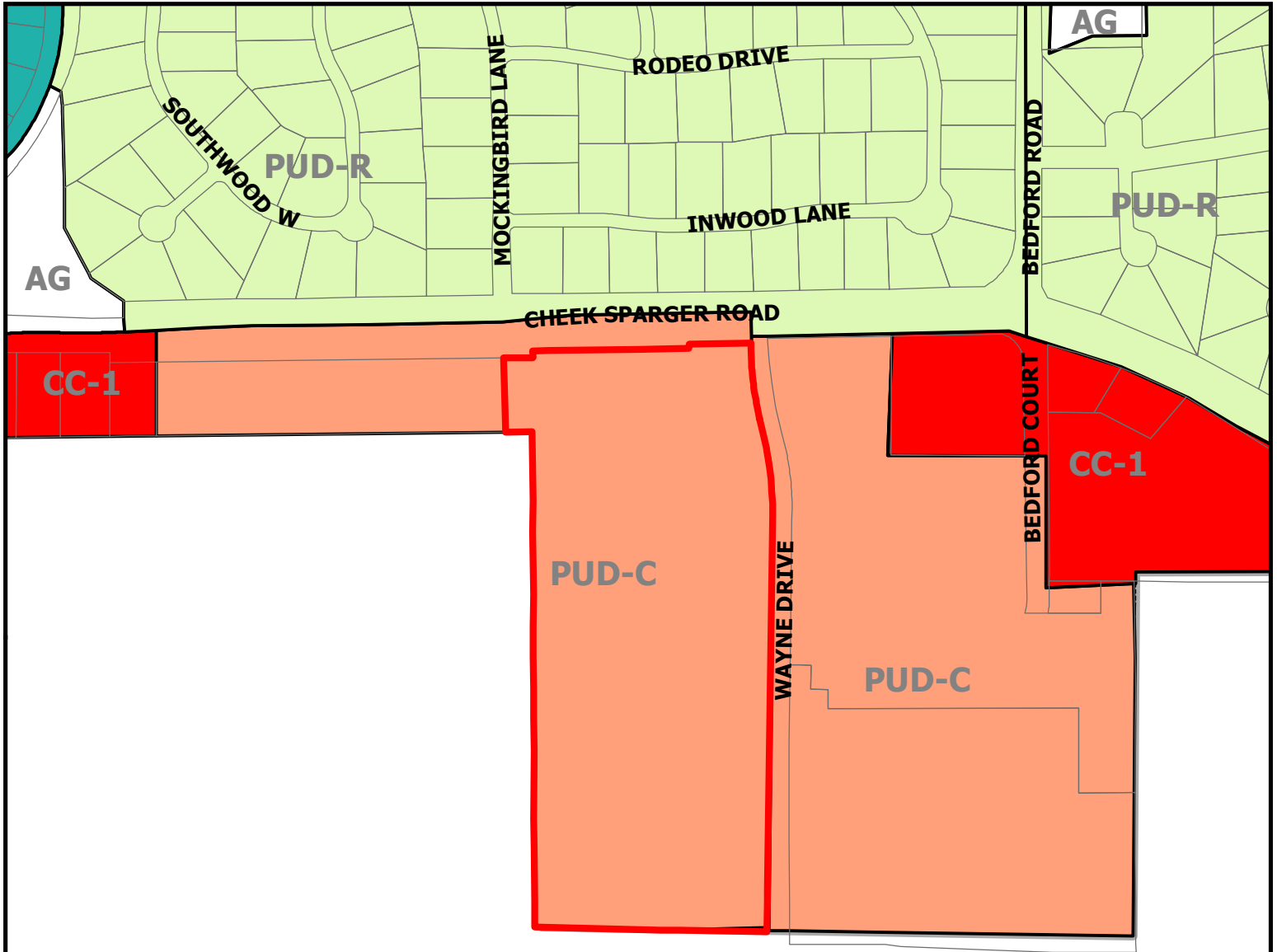
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 Subject Property



Zoning Map



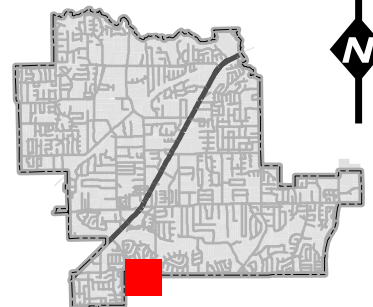
SP18-001

901 Cheek-Sparger Road

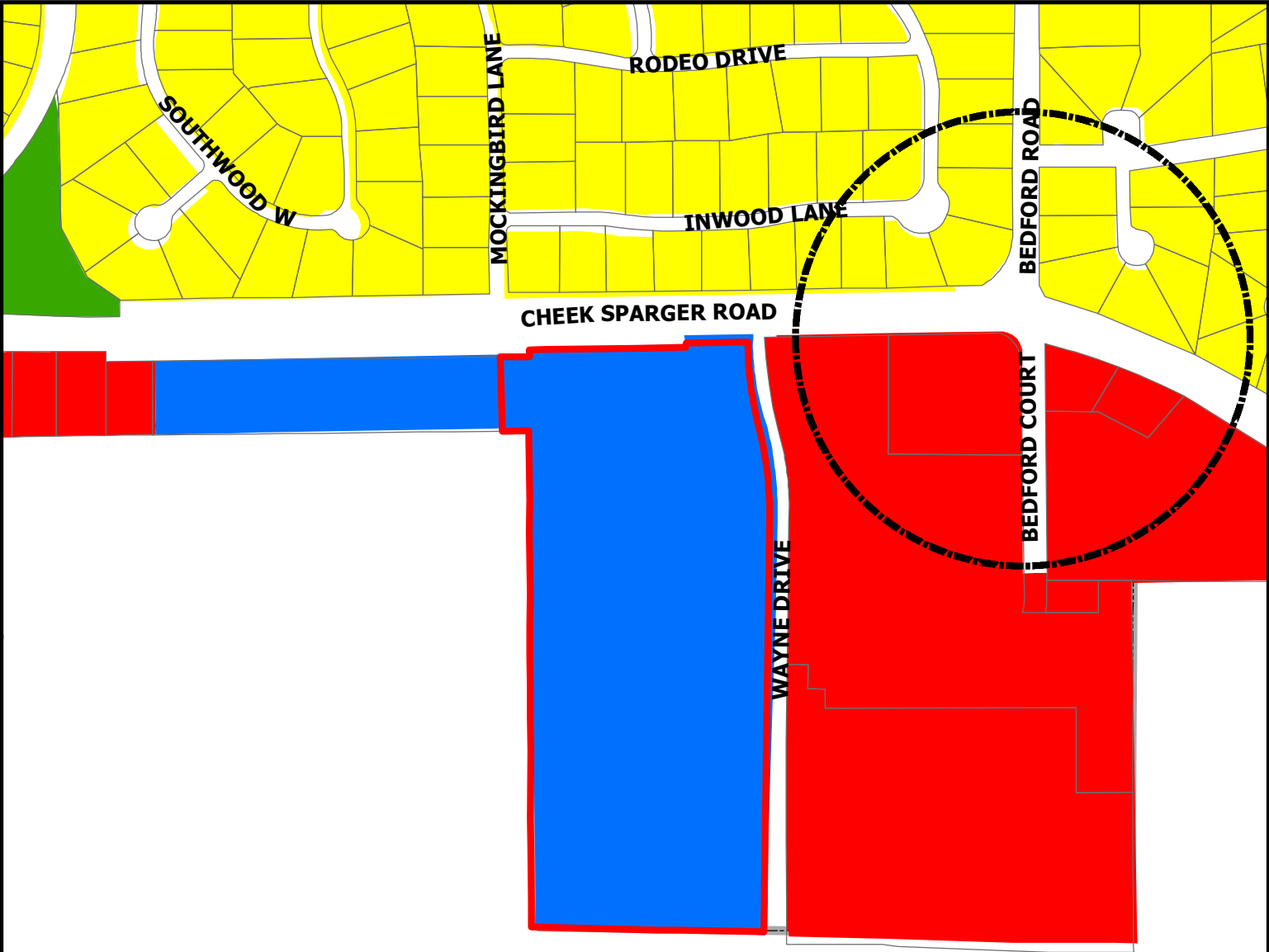
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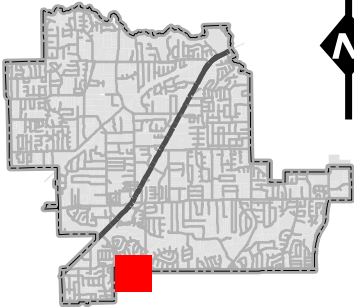
Future Land Use Map



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SP18-001 901 Cheek-Sparger Road

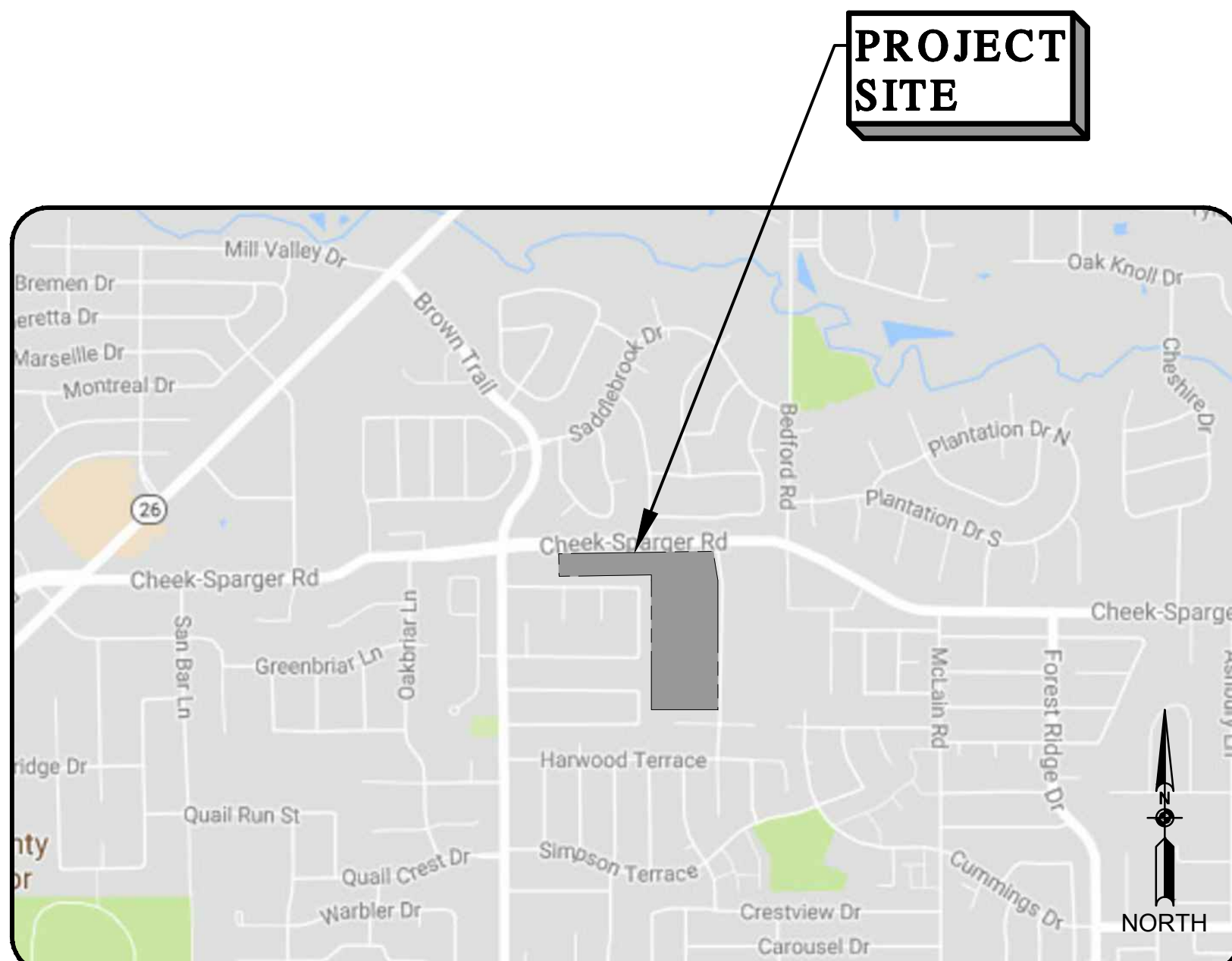
-  Subject Property
-  Sales_Tax_Preferred_Intersection
-  Residential
-  Commercial
-  Institutional
-  Open Space; Parks



COVENANT CHRISTIAN ACADEMY

ATHLETIC IMPROVEMENTS FOOTBALL / SOCCER PACKAGE

901 CHEEK SPARGER RD.
CITY OF COLLEYVILLE, TEXAS 76034
(817) 281-4333



LEGAL DESCRIPTION:
REPLAT SHOWING LOT 1R, BLOCK 1, COVENANT CHRISTIAN ACADEMY
ADDITION, AN ADDITION TO THE CITY OF COLLEYVILLE, TARRANT COUNTY,
TEXAS. (INST# D216247196) (18.804 ACRES)

SITE PLAN & LANDSCAPE PLAN SUBMITTAL PHASE 1

INDEX OF DRAWINGS	
	COVER
	PLAT
L1.00	OVERALL SITE PLAN
L1.01	EX. CONDITIONS, REMOVAL & EROSION CONTROL LAYOUT
L1.02	EROSION CONTROL DETAILS
L2.01	SITE PLAN
L3.01	GRADING LAYOUT
L4.01	PAVING & JOINTING LAYOUT
L5.01	TREE SURVEY PLAN PHASE I
L5.02	TREE SURVEY PLAN PHASE I
L5.03	TREE SURVEY PLAN PHASE I
L5.04	TREE PRESERVATION PLAN PHASE I
L5.05	TREE TABLE PHASE I
L5.06	PLANTING LAYOUT
L5.07	TREE PRESERVATION LIST PHASE I
L6.01	SITE DETAILS
L6.02	SITE DETAILS
CI.00	EXISTING DRAINAGE AREA MAP - FIELD
CI.01	PROPOSED DRAINAGE AREA MAP - FIELD
CI.02	STORM DRAIN LAYOUT
EH	HORIZONTAL FOOT CANDLE CALCULATIONS
EV	VERTICAL FOOT CANDLE CALCULATIONS

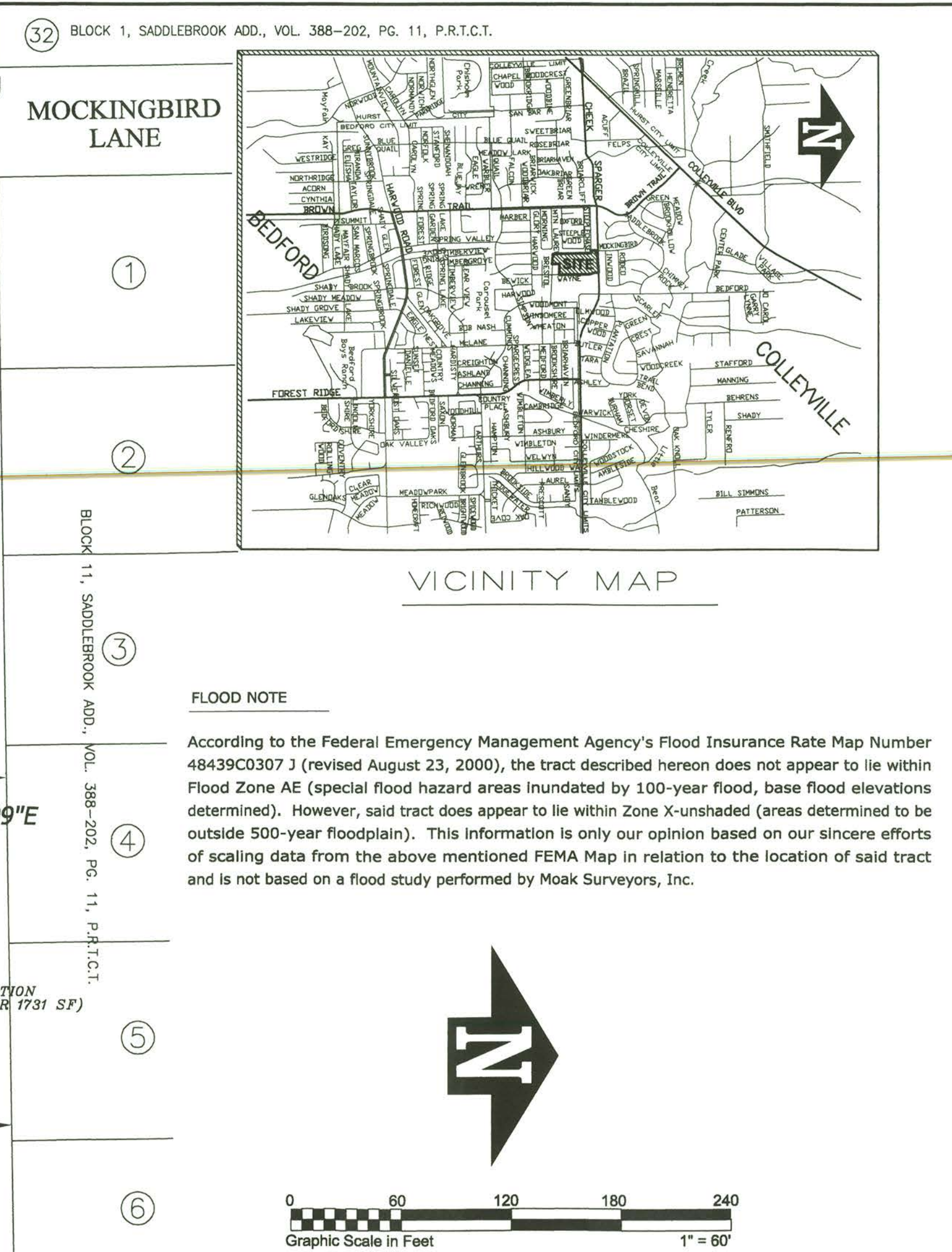
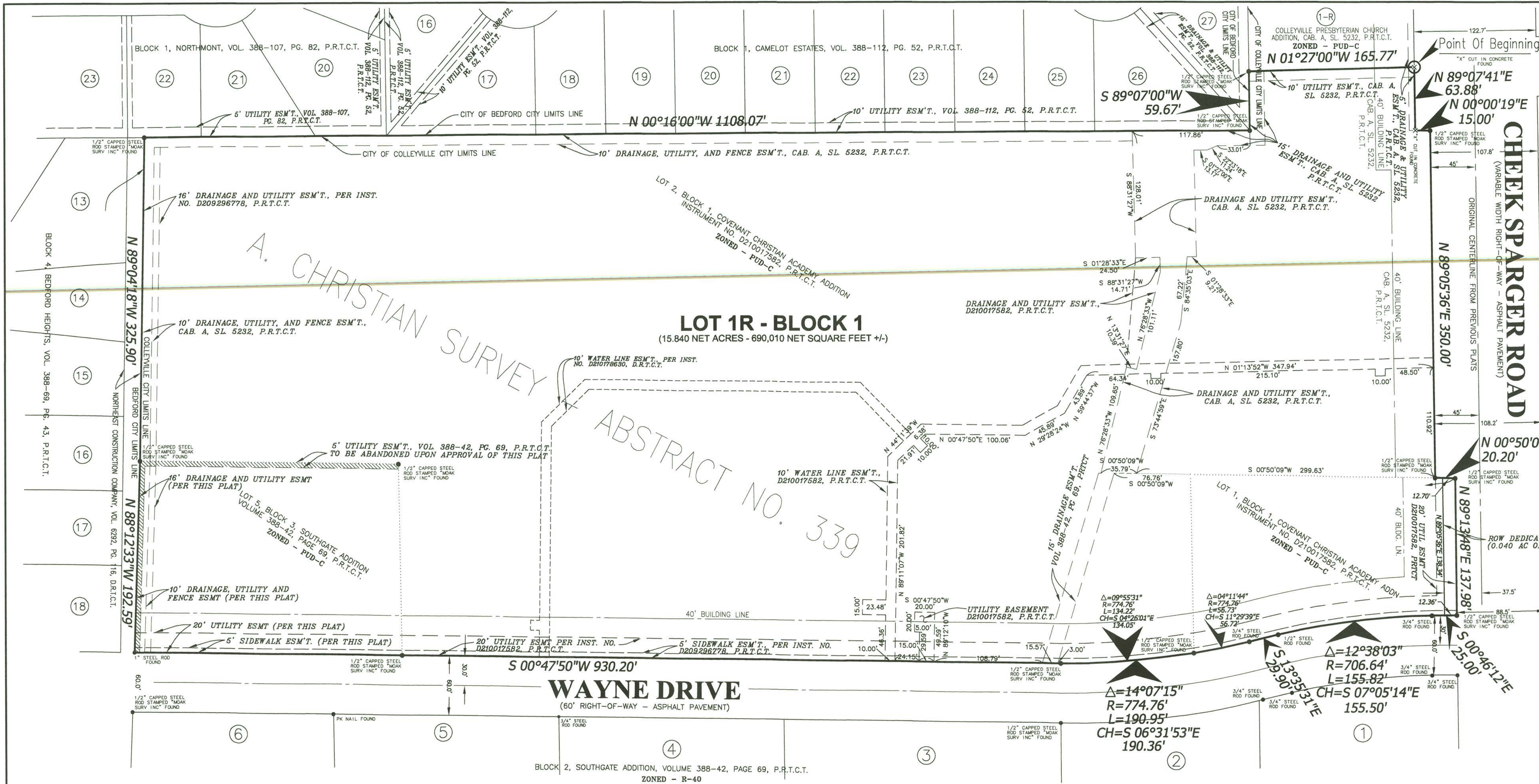


MARCH 16, 2018



PROPERTY OWNER:
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD
(817) 281-4333

ARCHITECT:
GAYLEN HOWARD LAING ARCHITECT
1300 W. RANDOL MILL RD. SUITE 100
ARLINGTON, TX 76012
(817) 801-7200



STATE OF TEXAS
DEDICATION CERTIFICATE
COUNTY OF TARRANT

WHEREAS, Colleyville Covenant Christian Academy, is the owner of a tract of land situated in the A. CHRISTIAN SURVEY, ABSTRACT NO. 339, Tarrant County, Texas, and being part of Instrument No. D210017582 and D210034793, Deed Records, Tarrant County, Texas and also being more particularly described as follows:

ALL of that certain tract or parcel of land situated in the A. CHRISTIAN SURVEY, ABSTRACT NO. 339, Tarrant County, Texas and being Lots 1 and 2, Block 1, COVENANT CHRISTIAN ACADEMY ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas as recorded in Instrument No. D210017582, Plat Records, Tarrant County, Texas and Lot 5, Block 3, SOUTHGATE ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas as recorded in Volume 388-42, Page 69, Plat Records, Tarrant County, Texas and also being more particularly described by metes and bounds as follows:

BEGINNING at an "X" cut in concrete found for the northwest corner of said Lot 2, being the Northeast corner of Lot 1-R, COLLEYVILLE PRESBYTERIAN CHURCH ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas as recorded in Cabinet A, Slide 5232, said Plat Records, also being in the apparently southerly right-of-way line of Cheek Sparger Road (a variable width right-of-way);

THENCE North 89 degrees 07 minutes 41 seconds East with said right-of-way line, 63.88 feet to an "X" cut in concrete found;

THENCE North 00 degrees 00 minutes 19 seconds East continuing with said right-of-way, 15.00 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found;

THENCE North 89 degrees 05 minutes 36 seconds East continuing with said right-of-way line, 350.00 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the northeast corner of said Lot 2, also being in the westerly boundary line of said Lot 1;

THENCE North 00 degrees 50 minutes 09 seconds East continuing with said right-of-way line and said westerly boundary line, 20.20 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the northwest corner of said Lot 1;

THENCE North 89 degrees 13 minutes 48 seconds East continuing with said right-of-way line, 137.98 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the northeast corner of said Lot 1 and being at the intersection of said southerly right-of-way line and the westerly right-of-way line of Wayne Drive (a 60 foot right-of-way);

THENCE South 00 degrees 12 seconds East with said westerly right-of-way line, 25.00 feet to a 3/4 inch steel rod found for the beginning of a curve to the left, from which the center bears North 89 degrees 13 minutes 48 seconds East, at 706.64 feet;

THENCE southeasterly continuing with said right-of-way line and said curve to the left, having an arc length of 155.82 feet, a central angle of 12 degrees 38 minutes 03 seconds and chord bearing of South 07 degrees 05 minutes 14 seconds East, at 155.50 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found;

THENCE South 13 degrees 35 minutes 31 seconds East continuing with said right-of-way line, 29.90 feet to a 3/4 inch steel rod found for the beginning of a curve to the right, from which the center bears South 76 degrees 24 minutes 29 seconds West, at 774.76 feet;

THENCE southeasterly continuing with said right-of-way line and said curve to the right, having an arc length of 190.95 feet, a central angle of 14 degrees 07 minutes 16 seconds and chord bearing of South 06 degrees 31 minutes 53 seconds East, at 190.46 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found;

THENCE South 00 degrees 47 minutes 50 seconds West continuing with said westerly right-of-way line, 930.20 feet to a 1 inch steel rod found for the southeast corner of said Lot 5;

THENCE North 88 degrees 12 minutes 33 seconds West departing said westerly right-of-way line and with the south boundary line of said Lot 5, 192.59 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the southwest corner of said Lot 5 and the most southerly southeast corner of said Lot 2;

THENCE North 89 degrees 04 minutes 18 seconds West with the south boundary line of said Lot 2, 325.90 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the southwest corner of said Lot 2, also being in the easterly boundary line of Block 1, Northmont, an Addition to the City of Bedford, Tarrant County, Texas as recorded in Volume 388-107, Page 82, said Plat Records;

THENCE North 00 degrees 16 minutes 00 seconds West with the westerly boundary line of said Lot 2, 1108.07 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the northeast corner of Lot 27, Block 1, Camelot Estates, an Addition to the City of Bedford, Tarrant County, Texas as recorded in Volume 388-112, Page 52, said Plat Records;

THENCE South 89 degrees 07 minutes 00 seconds West with the northerly boundary line of said Lot 27, 59.67 feet to a 1/2 inch capped steel rod stamped "MOAK SURV INC" found for the southeast corner of said Lot 1-R;

THENCE North 01 degrees 27 minutes 00 seconds West with the easterly boundary line of said Lot 1-R, 165.77 feet to the place of beginning and containing 15.880 acres of land, more or less.

NOW THEREFORE, KNOW ALL PERSONS BY THESE PRESENTS:

That, Colleyville Covenant Christian Academy, do hereby adopt this plat designating the hereinabove described property as LOT 1R, BLOCK 1, COVENANT CHRISTIAN ACADEMY ADDITION, an Addition to the City of Colleyville, Tarrant County, Texas and do hereby dedicate fee simple to the public use forever all streets, rights-of-ways and alleys shown hereon, and do hereby reserve the easements on this plat for the mutual use and accommodation of all public utilities desiring to use or using the same. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs or other improvements or growths in which any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of these easements, and any public utility shall at all times have the right of ingress and egress to and from and upon the said easement for the purpose of constructing, reconstructing, inspecting, and patrolling, without the necessity at any time of procuring the permission of anyone. This plat approved subject to all platting ordinances, rules, regulations, and resolutions of the City of Colleyville, Texas.

Witness my hand this 13 day of OCT, 2016

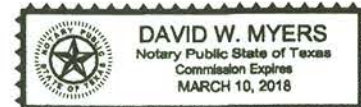
Adam Harvell
Authorized Agent for
Colleyville Covenant Christian Academy

STATE OF TEXAS
COUNTY OF TARRANT

Before me, the undersigned Notary Public in and for said County and State on this day personally appeared Adam Harvell, Authorized Agent for Colleyville Covenant Christian Academy, 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 13 day of OCT, 2016

Notary Public in and for the State of Texas



Utility Easement:

Any public utility, including the City of Colleyville, shall have the right to move and keep moved all or part of any building, fences, shrubs, other growths or improvements which in any way endanger or interfere with the construction, maintenance, or efficiency of its respective systems on any of the easements shown on the plat; and any public utility, including the City of Colleyville, shall have the right at all times of ingress and egress to and from and upon said easements for the purpose of construction, reconstruction, inspection, patrolling, maintaining and adding to or removing all or part of its respective systems without the necessity at any time of procuring the permission of anyone.

Drainage Easement Restriction:

No construction or filling, without the written approval of the City of Colleyville shall be allowed within a drainage easement, an then only after detailed engineering plans and studies show that no flooding will result, that no obstruction to the natural flow of water will result, and subject to all owners of the property affected by such construction becoming a party to the request. Where construction is permitted, all finished floor elevations shall be a minimum of two feet above the 100-year flood elevation.

Compliance with the provisions of the city's Storm Drainage Policy does not relieve a person of the responsibility of complying with all other applicable laws, including, but not limited to, Texas Water Code.

The maintenance of all easements located in the private property are the responsibility of the property owner.

NOTES:

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR ABSTRACT OF THE PROPERTY.

ALL BOUNDARY CORNERS SHOWN HEREON ARE 1/2 INCH CAPPED STEEL RODS STAMPED "MOAK SURV INC" UNLESS NOTED OTHERWISE.

THE BASIS OF THE BEARINGS SHOWN HEREON IS THE TEXAS COORDINATE SYSTEM NAD83 - NC ZONE (GRID) RELATIVE TO VARIOUS GOVERNMENT MONUMENTS AND PUBLICATIONS.

OWNER/APPLICANT

COLLEYVILLE COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER ROAD
COLLEYVILLE, TEXAS, 76034
ADAM HARVELL, AGENT
817-281-4333

Planning and Zoning Commission Approval
WHEREAS The Planning & Zoning Commission of the City of Colleyville, Texas voted affirmatively on this 11 day of July, 2016 to approve this plat.
Chairman, Planning & Zoning Commission
Attest: Secretary, Planning & Zoning Commission

REPLAT SHOWING LOT 1R, BLOCK 1, COVENANT CHRISTIAN ACADEMY ADDITION, AN ADDITION TO THE CITY OF COLLEYVILLE, TARRANT COUNTY, TEXAS

BEING A REPLAT OF LOTS 1 AND 2, BLOCK 1, COVENANT CHRISTIAN ACADEMY ADDITION TO THE CITY OF COLLEYVILLE RECORDED IN INSTRUMENT NO. D210017582, PLAT RECORDS, TARRANT COUNTY, TEXAS AND LOT 5, BLOCK 3, SOUTHGATE ADDITION TO THE CITY OF COLLEYVILLE RECORDED IN VOLUME 388-42, PAGE 69, PLAT RECORDS, TARRANT COUTY, TEXAS SITUATED IN THE A. CHRISTIAN SURVEY, ABSTRACT NO. 339,

15.880 GROSS ACRES - ZONED PUD-C
(15.840 NET ACRES)

I, David W. Myers, a Registered Professional Land Surveyor of the State of Texas hereby certify that this plat represents a careful and accurate survey made on the ground under my supervision and all required monuments and markers shown actually exist or will be installed in accordance with the provisions of the City of Colleyville Land Development Code and the location, size and type of material are accurately shown on the plat.

Scale 1" = 60'

LEGEND
● FOUND STEEL ROD
○ SET CAPPED STEEL ROD
□ CROSS CUT IN CONCRETE
— FOUND STEEL PIPE
— FOUND BOIS D'ARC STAKE
— OVERHEAD UTILITY LINE
— CENTERLINE FENCE

David W. Myers, R.P.L.S. No. 4565

Moak Surveyors, Inc.
LICENSED STATE AND REGISTERED PROFESSIONAL LAND SURVEYORS
Texas · New Mexico · Arizona · Nevada
1105 Cheek Sparger Road, Colleyville, Texas 76034
Metro 817-268-2211 · Fax 817-282-0401
www.moaksurveyors.com
Date February 1, 2016 Job # 16-003R

Revised 6-16-16 Per City Comments
Revised 3-28-16 Per City Comments
Revised 3-23-16 Per City Comments
Revised 2-26-16 Per City Comments

COORDINATE FILE: 06-065.CRD

This plat filed in Instrument No. D210247196, Plat Records, Tarrant County, Texas

Filed 10/21/16



Schrickel, Rollins and Associates, Inc.
Landscape Architecture - Civil Engineering - Planning
1161 Corporate Drive West Suite 200
Arlington, Texas 76006
Phone: 817.649.3216
Metro: 817.640.8212
Fax: 817.649.7645

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/16/2018

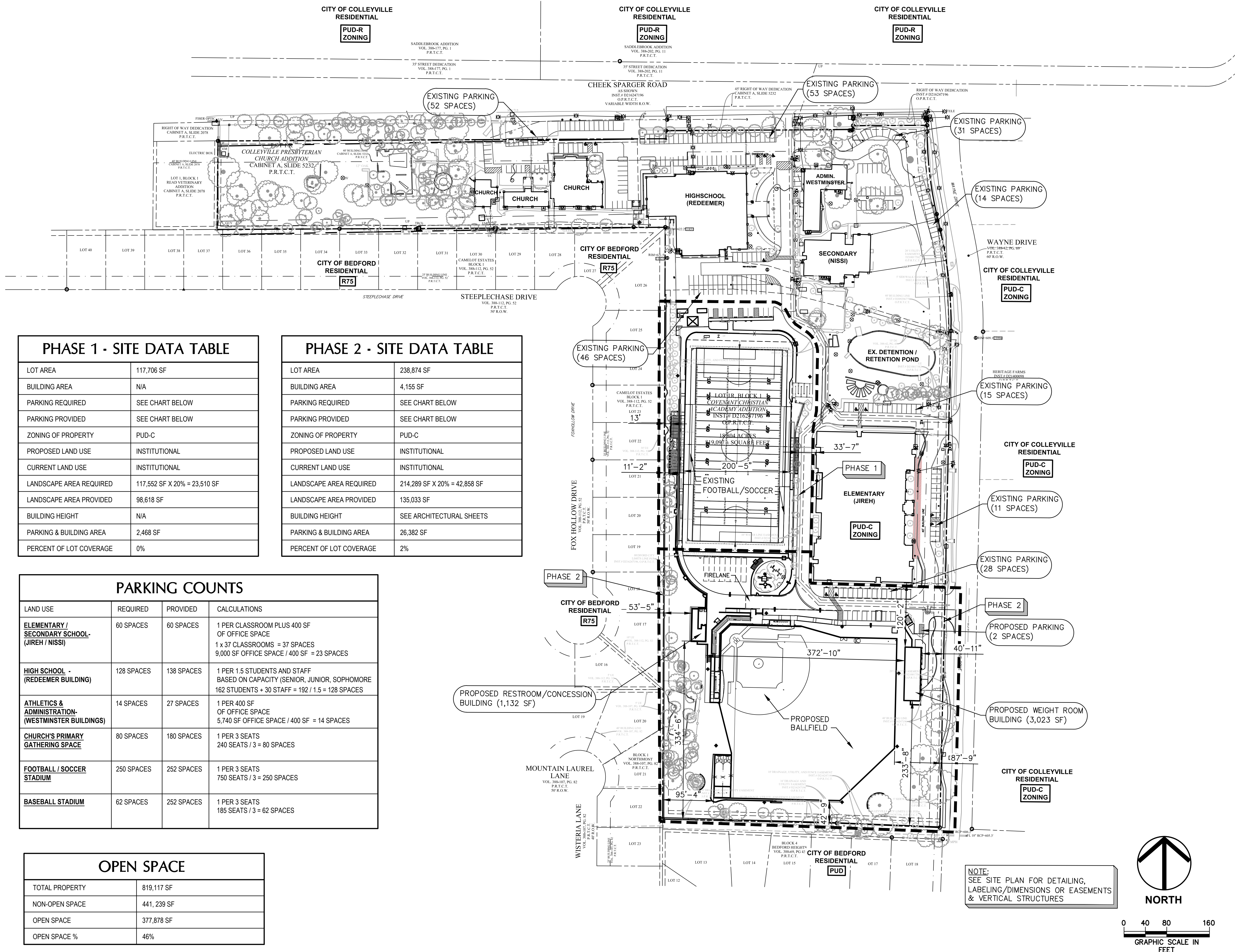
DATE: MARCH 16, 2018
REVISED:
STATUS: SITE PLAN SUBMITTAL
DESIGN BY: CW
DRAWN BY: CW
JOB NO. 5372
PROJECT NAME:
FOOTBALL/SOCCER FIELD PACKAGE

OVERALL
SITE PLAN

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.

L1.00



PHASE 1 - SITE DATA TABLE

LOT AREA	117,706 SF
BUILDING AREA	N/A
PARKING REQUIRED	SEE CHART BELOW
PARKING PROVIDED	SEE CHART BELOW
ZONING OF PROPERTY	PUD-C
PROPOSED LAND USE	INSTITUTIONAL
CURRENT LAND USE	INSTITUTIONAL
LANDSCAPE AREA REQUIRED	117,552 SF X 20% = 23,510 SF
LANDSCAPE AREA PROVIDED	98,618 SF
BUILDING HEIGHT	N/A
PARKING & BUILDING AREA	2,468 SF
PERCENT OF LOT COVERAGE	0%

PHASE 2 - SITE DATA TABLE

LOT AREA	238,874 SF
BUILDING AREA	4,155 SF
PARKING REQUIRED	SEE CHART BELOW
PARKING PROVIDED	SEE CHART BELOW
ZONING OF PROPERTY	PUD-C
PROPOSED LAND USE	INSTITUTIONAL
CURRENT LAND USE	INSTITUTIONAL
LANDSCAPE AREA REQUIRED	214,289 SF X 20% = 42,858 SF
LANDSCAPE AREA PROVIDED	135,033 SF
BUILDING HEIGHT	SEE ARCHITECTURAL SHEETS
PARKING & BUILDING AREA	26,382 SF
PERCENT OF LOT COVERAGE	2%

PARKING COUNTS

LAND USE	REQUIRED	PROVIDED	CALCULATIONS
ELEMENTARY / SECONDARY SCHOOL- (JIREH / NISSI)	60 SPACES	60 SPACES	1 PER CLASSROOM PLUS 400 SF OF OFFICE SPACE 1 x 37 CLASSROOMS = 37 SPACES 9,000 SF OFFICE SPACE / 400 SF = 23 SPACES
HIGH SCHOOL - (REDEEMER BUILDING)	128 SPACES	138 SPACES	1 PER 1.5 STUDENTS AND STAFF BASED ON CAPACITY (SENIOR, JUNIOR, SOPHOMORE) 162 STUDENTS + 30 STAFF = 192 / 1.5 = 128 SPACES
ATHLETICS & ADMINISTRATION- (WESTMINSTER BUILDINGS)	14 SPACES	27 SPACES	1 PER 400 SF OF OFFICE SPACE 5,740 SF OFFICE SPACE / 400 SF = 14 SPACES
CHURCH'S PRIMARY GATHERING SPACE	80 SPACES	180 SPACES	1 PER 3 SEATS 240 SEATS / 3 = 80 SPACES
FOOTBALL / SOCCER STADIUM	250 SPACES	252 SPACES	1 PER 3 SEATS 750 SEATS / 3 = 250 SPACES
BASEBALL STADIUM	62 SPACES	252 SPACES	1 PER 3 SEATS 185 SEATS / 3 = 62 SPACES

OPEN SPACE

TOTAL PROPERTY	819,117 SF
NON-OPEN SPACE	441,239 SF
OPEN SPACE	377,878 SF
OPEN SPACE %	46%



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FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/15/2018

DATE: MARCH 15, 2018

REVISED:

STATUS: SITE PLAN SUBMITTAL

DESIGN BY: CW

DRAWN BY: CW

JOB NO. 5372

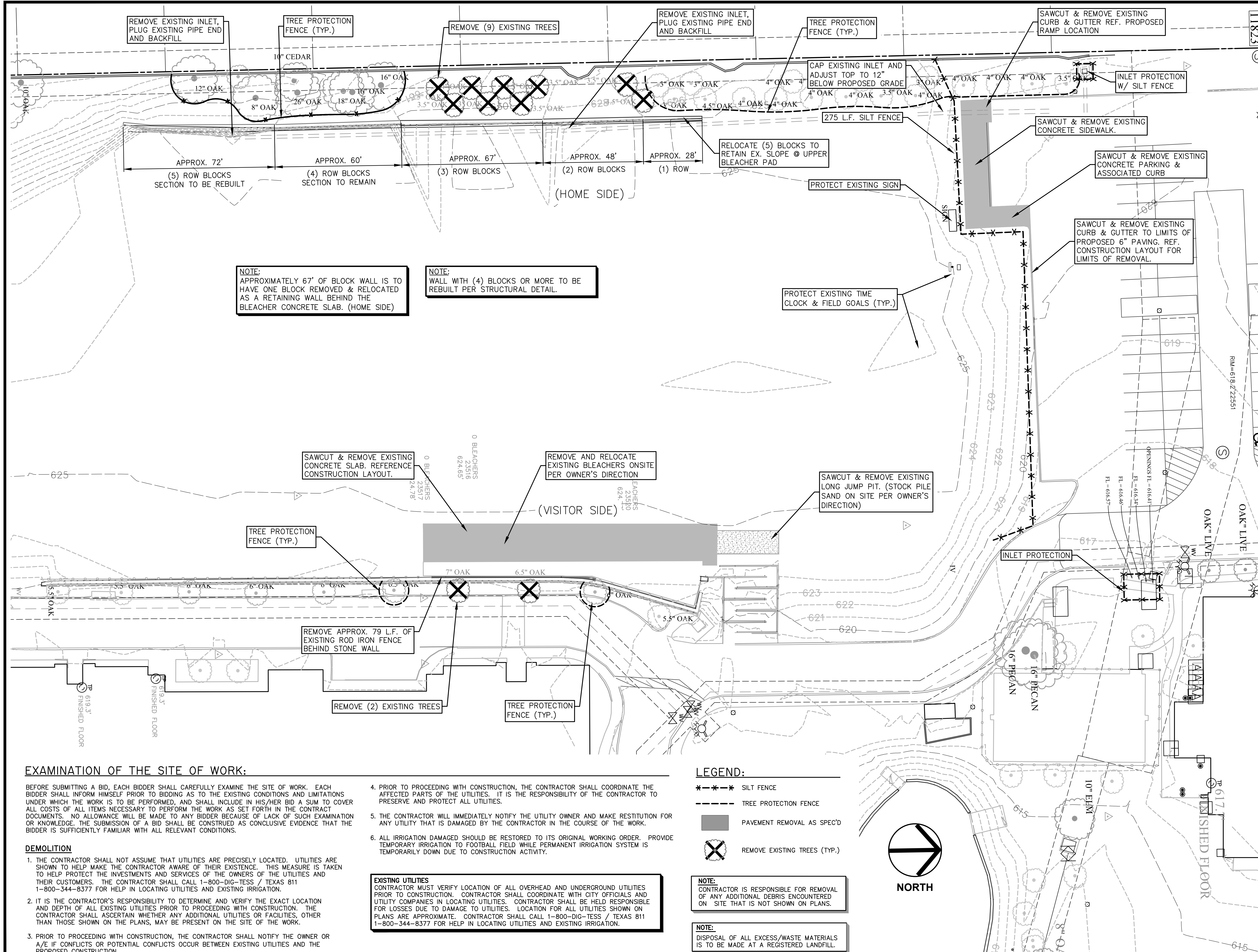
PROJECT NAME:
INTERIM FIELD PACKAGE

EX. CONDITIONS,
REMOVAL &
EROSION
CONTROL LAYOUT

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.

L1.01



EXAMINATION OF THE SITE OF WORK:

BEFORE SUBMITTING A BID, EACH BIDDER SHALL CAREFULLY EXAMINE THE SITE OF WORK. EACH BIDDER SHALL INFORM HIMSELF PRIOR TO BIDDING AS TO THE EXISTING CONDITIONS AND LIMITATIONS UNDER WHICH THE WORK IS TO BE PERFORMED, AND SHALL INCLUDE IN HIS/HER BID A SUM TO COVER ALL COSTS OF ALL ITEMS NECESSARY TO PERFORM THE WORK AS SET FORTH IN THE CONTRACT DOCUMENTS. NO ALLOWANCE WILL BE MADE TO ANY BIDDER BECAUSE OF LACK OF SUCH EXAMINATION OR KNOWLEDGE. THE SUBMISSION OF A BID SHALL BE CONSTRUED AS CONCLUSIVE EVIDENCE THAT THE BIDDER IS SUFFICIENTLY FAMILIAR WITH ALL RELEVANT CONDITIONS.

DEMOLITION

1. THE CONTRACTOR SHALL NOT ASSUME THAT UTILITIES ARE PRECISELY LOCATED. UTILITIES ARE SHOWN TO HELP MAKE THE CONTRACTOR AWARE OF THEIR EXISTENCE. THIS MEASURE IS TAKEN TO HELP PROTECT THE INVESTMENTS AND SERVICES OF THE OWNERS OF THE UTILITIES AND THEIR CUSTOMERS. THE CONTRACTOR SHALL CALL 1-800-DIG-TESS / TEXAS 811 1-800-344-8377 FOR HELP IN LOCATING UTILITIES AND EXISTING IRRIGATION.
2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE AND VERIFY THE EXACT LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO PROCEEDING WITH CONSTRUCTION. THE CONTRACTOR SHALL ASCERTAIN WHETHER ANY ADDITIONAL UTILITIES OR FACILITIES, OTHER THAN THOSE SHOWN ON THE PLANS, MAY BE PRESENT ON THE SITE OF THE WORK.
3. PRIOR TO PROCEEDING WITH CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE OWNER OR A/E IF CONFLICTS OR POTENTIAL CONFLICTS OCCUR BETWEEN EXISTING UTILITIES AND THE PROPOSED CONSTRUCTION.

4. PRIOR TO PROCEEDING WITH CONSTRUCTION, THE CONTRACTOR SHALL COORDINATE THE AFFECTED PARTS OF THE UTILITIES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO PRESERVE AND PROTECT ALL UTILITIES.
5. THE CONTRACTOR WILL IMMEDIATELY NOTIFY THE UTILITY OWNER AND MAKE RESTITUTION FOR ANY UTILITY THAT IS DAMAGED BY THE CONTRACTOR IN THE COURSE OF THE WORK.
6. ALL IRRIGATION DAMAGED SHOULD BE RESTORED TO ITS ORIGINAL WORKING ORDER. PROVIDE TEMPORARY IRRIGATION TO FOOTBALL FIELD WHILE PERMANENT IRRIGATION SYSTEM IS TEMPORARILY DOWN DUE TO CONSTRUCTION ACTIVITY.

EXISTING UTILITIES

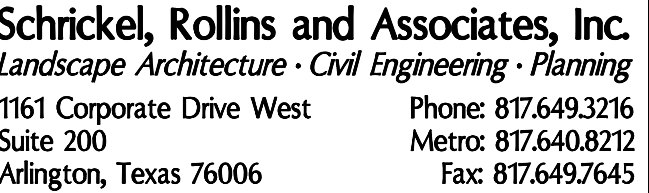
CONTRACTOR MUST VERIFY LOCATION OF ALL OVERHEAD AND UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH CITY OFFICIALS AND UTILITY COMPANIES IN LOCATING UTILITIES. CONTRACTOR SHALL BE HELD RESPONSIBLE FOR LOSSES DUE TO DAMAGE TO UTILITIES. LOCATION FOR ALL UTILITIES SHOWN ON PLANS ARE APPROXIMATE. CONTRACTOR SHALL CALL 1-800-DIG-TESS / TEXAS 811 1-800-344-8377 FOR HELP IN LOCATING UTILITIES AND EXISTING IRRIGATION.

LEGEND:

- SILT FENCE
- TREE PROTECTION FENCE
- PAVEMENT REMOVAL AS SPEC'D
- REMOVE EXISTING TREES (TYP.)

NOTE:
CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF ANY ADDITIONAL DEBRIS ENCOUNTERED ON SITE THAT IS NOT SHOWN ON PLANS.

NOTE:
DISPOSAL OF ALL EXCESS/WASTE MATERIALS IS TO BE MADE AT A REGISTERED LANDFILL.



COVENANT CHRISTIAN ACADEMY

COLLEYVILLE, TEXAS 76034



DATE: MARCH 16, 2018

REVISÉ:

STATUS: SITE PLAN SUBMITTAL

DESIGN BY: CW

DRAWN BY: CW

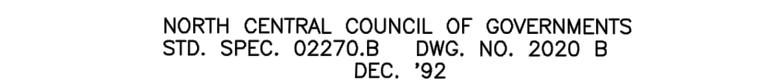
JOB NO. 5372

PROJECT NAME:
FOOTBALL/SOCCER FIELD PACKAGE

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

A diagram of a resistor, represented by a rectangle, with current I flowing from left to right. The current is indicated by arrows pointing into and out of the resistor.

L1.02



MAINTENANCE:

ALL EROSION AND SEDIMENT CONTROLS WILL BE MAINTAINED IN GOOD WORKING ORDER. IF A REPAIR IS NECESSARY, IT WILL BE DONE AT THE EARLIEST DATE POSSIBLE, BUT NO LATER THAN 7 CALENDAR DAYS AFTER THE SURROUNDING EXPOSED GROUND HAS DRIED SUFFICIENTLY TO PREVENT FURTHER DAMAGE FROM HEAVY EQUIPMENT. THE AREAS ADJACENT TO CREEKS AND DRAINAGE WAYS SHALL HAVE PRIORITY FOLLOWED BY DEVICES PROTECTION STORM SEWER INLETS.

INSPECTION:

AN INSPECTION WILL BE PERFORMED BY THE CONTRACTOR EVERY WEEK AS WELL AS AFTER EVERY HALF-INCH OR MORE OF RAIN (AS RECORDED ON A NON-FREEZING RAIN GAUGE TO BE LOCATED AT THE PROJECT SITE). AN INSPECTION AND MAINTENANCE REPORT WILL BE MADE PER EACH INSPECTION. BASED ON THE INSPECTION RESULT, THE CONTROLS SHALL BE REVISED PER THE INSPECTION REPORT.

WASTE MATERIALS:

ALL WASTE MATERIALS WILL BE COLLECTED AND STORED IN A SECURELY LIDDED METAL DUMPSTER. THE DUMPSTER WILL MEET ALL STATE AND LOCAL CITY SOLID WASTE MANAGEMENT REGULATIONS. ALL TRASH AND CONSTRUCTION DEBRIS FROM THE SITE, WITH THE EXCEPTION OF TREES AND BRUSH, WILL BE DEPOSITED IN THE DUMPSTER. THE DUMPSTER WILL BE EMPTIED AS NECESSARY OR AS REQUIRED BY LOCAL REGULATIONS, AND THE TRASH WILL BE HAULED TO A LOCAL DUMP. NO CONSTRUCTION WASTE MATERIAL WILL BE BURNED ON SITE.

HAZARDOUS WASTE (INCLUDING SPILL REPORTING):

AT A MINIMUM, ANY PRODUCTS IN THE FOLLOWING CATEGORIES ARE CONSIDERED TO BE HAZARDOUS: PAINTS, ACIDS FOR CLEANING MASONRY SURFACES, CLEANING SOLVENTS, ASPHALT PRODUCTS, CHEMICAL ADDITIVES FOR SOIL STABILIZATION, OR CONCRETE CURING COMPOUNDS AND ADDITIVES, IN THE EVENT OF A SPILL WHICH MAY BE HAZARDOUS, THE SPILL COORDINATOR (GENERAL CONTRACTOR) SHOULD BE CONTACTED IMMEDIATELY. NONE OF THESE MATERIALS SHALL BE BURNED ON SITE.

SANITARY WASTE:

ALL SANITARY WASTE WILL BE COLLECTED FROM THE PORTABLE UNITS AS NECESSARY OR AS REQUIRED BY LOCAL REGULATION BY A LICENSED WASTE MANAGEMENT CONTRACTOR.

OFFSITE VEHICLE TRACKING:

STABILIZED CONSTRUCTION EXITS WILL BE INSTALLED AT ALL LOCATIONS USED AS EXITS FROM EXPOSED SOIL. CONTRACTOR(S) AND OWNER/DEVELOPER ARE RESPONSIBLE FOR PREVENTING THE FLOW OR OFF-SITE TRACKING OF SEDIMENT AND OTHER POLLUTANTS FROM LEAVING THE SITE.

GENERAL CONTROLS:

1. PERIMETER EROSION CONTROL MEASURES AND CONSTRUCTION EXIT WILL BE IN PLACE BEFORE STARTING SOIL DISTURBING ACTIVITIES.
2. TO PREVENT ENTRY OF SEDIMENT INTO PROPOSED STORM SEWERS DURING CONSTRUCTION, PIPE SEDIMENT FILTER OR SEDIMENT BARRIER WILL BE INSTALLED AT THE END OF EACH WORK DAY.
3. A PIT OR WASH BASIN ON-SITE FOR "WASH OUT" OF CONCRETE TRUCKS WILL BE CONSTRUCTED IF NEEDED.
4. A BERM OR OTHER SPILL PROTECTION MEASURE WILL BE CONSTRUCTED FOR ANY TEMPORARY FUEL STORAGE TANK(S) ON SITE; HOWEVER, NONE ARE ANTICIPATED.
5. IF PUMPS ARE USED TO REMOVE WATER FROM EXCAVATED AREAS, THE DISCHARGE WILL BE FILTERED TO REMOVE SEDIMENT AND OTHER POLLUTANTS BEFORE THE WATER LEAVES THE SITE.
6. TO PREVENT DAMAGE TO VEGETATION IN DOWNSTREAM WATER COURSES, LIME STABILIZATION OPERATIONS WILL BE LIMITED TO THAT WHICH CAN BE MIXED AND COMPACTED BY THE END OF EACH WORK DAY SINCE A SILT FENCE IS NOT EFFECTIVE IN FILTERING LIME SINCE THE GRAIN SIZE IS SIGNIFICANTLY SMALLER THAN THE OPENING IN THE FABRIC.
7. VEHICLE PARKING AREAS, STAGING AREAS, STOCKPILES, SPOILS, ETC. WILL BE LOCATED SUCH THAT THEY WILL NOT ADVERSELY AFFECT STORM WATER QUALITY. OTHERWISE, COVERING OR ENCIRCLING THE AREAS WITH PROTECTIVE MEASURES WILL BE INSTALLED.
8. ALL SURFACE AREAS DISTURBED BY VEHICLES AND CONSTRUCTION ACTIVITY WITHIN OR ADJACENT TO THIS PROPERTY WILL BE PERMANENTLY STABILIZED. THIS INCLUDES SWALES, SLOPES AND DRAINAGE OUTFALL LOCATIONS THAT ARE EXPOSED BY CONSTRUCTION ACTIVITY. STABILIZATION IS OBTAINED WHEN THE SITE IS COVERED WITH IMPERVIOUS STRUCTURES, PAVING OR A UNIFORM PERENNIAL VEGETATIVE COVER. THE PERENNIAL VEGETATION MUST HAVE A COVERAGE DENSITY OF AT LEAST 70 PERCENT. STABILIZATION OF ALL DISTURBED AREA WILL BE ACCOMPLISHED BEFORE TERMINATION MAINTENANCE AND REMOVAL OF EROSION CONTROL MEASURES.
9. SURFACE STABILIZATION MEASURES WILL BE INITIATED WITHIN 14 DAYS IN ANY AREA WHERE CONSTRUCTION ACTIVITY TEMPORARILY CEASES FOR A PERIOD OF 21 DAYS OR MORE.
10. ALLOWABLE NON STORM WATER DISCHARGES MAY INCLUDE FLUSHING OF WATER LINES DURING THEIR CONSTRUCTION, ADDITION OF WATER TO DIRT FILL AREAS TO ACHIEVE COMPACTION AND FOR DUST CONTROL, AND USE OF WATER FOR LIME STABILIZATION, THE STORM WATER CONTROLS PROPOSED FOR THIS PROJECT SHOULD ADEQUATELY PREVENT POLLUTION FROM THESE SOURCES.
11. SEDIMENT DISCHARGED OR TRACKED TO PAVEMENT OUTSIDE THE PERIMETER SILT BARRIER SHALL BE CLEANED UP DAILY. CLEANING PAVEMENT BY WASHING SEDIMENT OR OTHER POLLUTANTS INTO THE STORM DRAIN SYSTEM IS PROHIBITED AND SUBJECT TO CITATION.
12. INLET FILTERS ARE TO REMAIN IN PLACE AND BE MAINTAINED UNTIL ALL DISTURBED AREA DRAINING TO THE INLET HAS BEEN STABILIZED BY PAVEMENT, STRUCTURES OR VEGETATION.



Schrickel, Rollins and Associates, Inc.
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Fax: 817.649.7645

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/16/2018

DATE: MARCH 16, 2018

REVISED:

STATUS: SITE PLAN SUBMITTAL

DESIGN BY: CW

DRAWN BY: CW

JOB NO. 5372

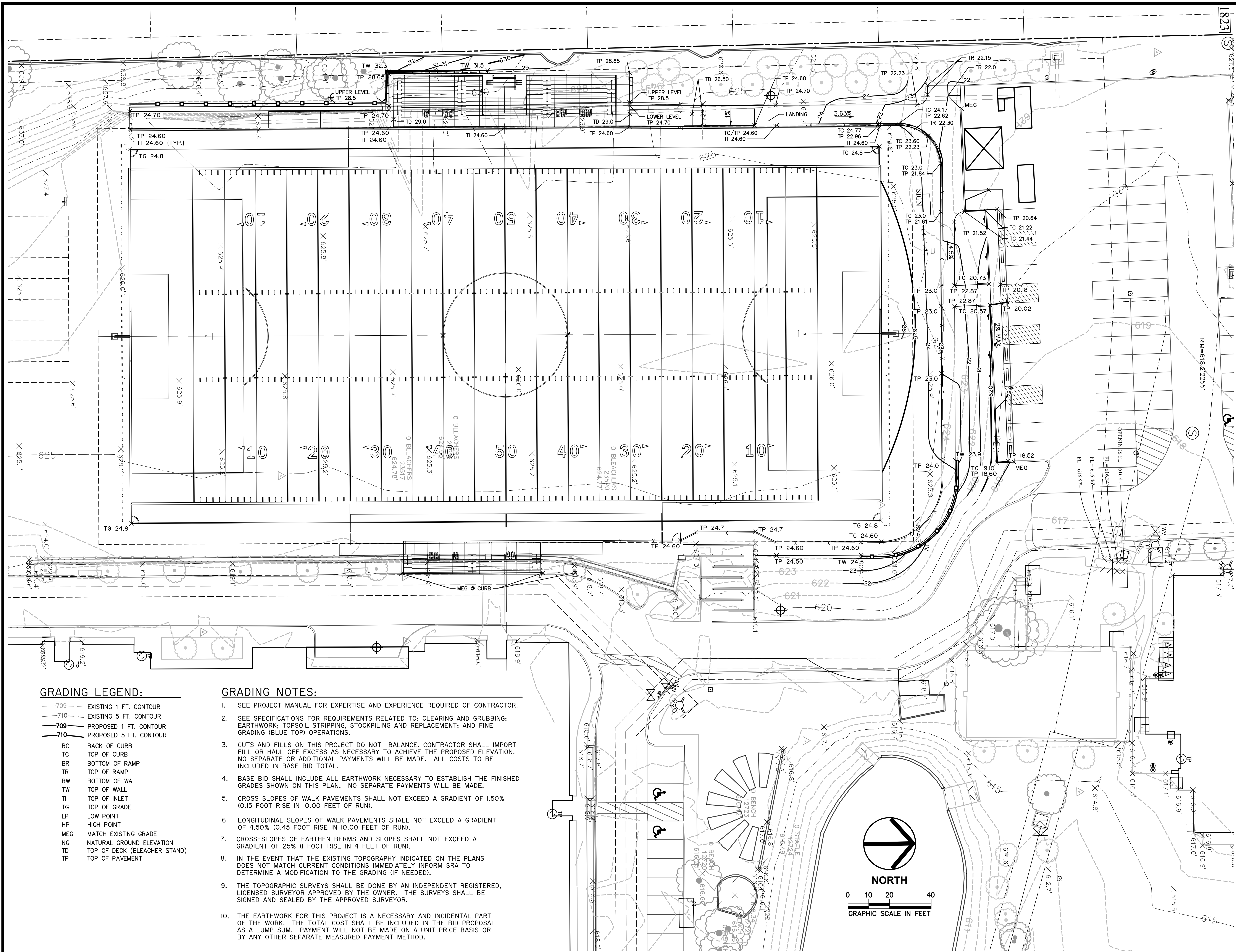
PROJECT NAME:
FOOTBALL/SOCCER FIELD PACKAGE

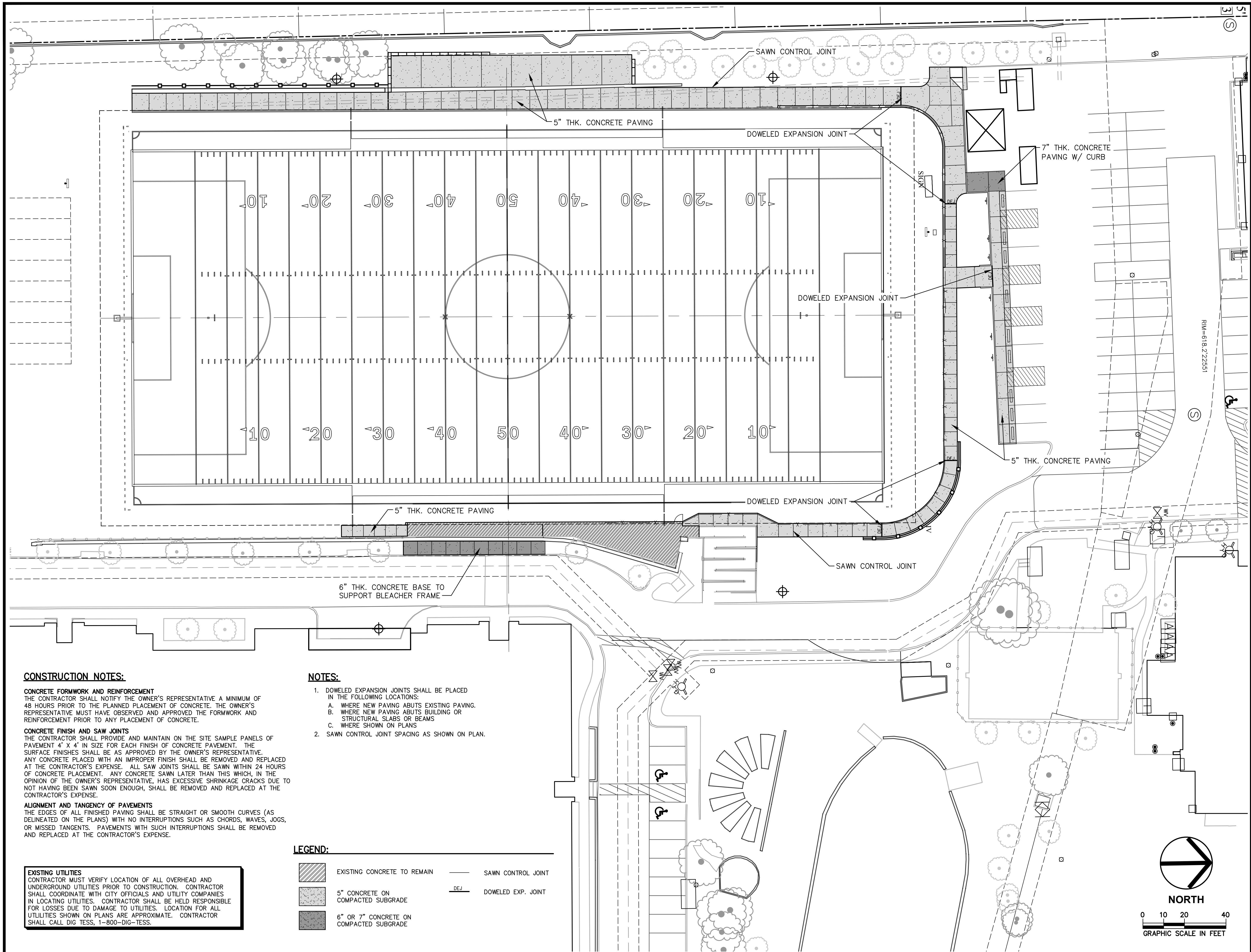
GRADING
LAYOUT

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.

L3.01





Schrickel, Rollins and Associates, Inc.
Landscape Architecture - Civil Engineering - Planning
1161 Corporate Drive West Suite 200
Arlington, Texas 76006
Phone: 817.649.3216
Metro: 817.640.8212
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FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
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DATE:	MARCH 16, 2018
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PAVING & JOINTING
LAYOUT

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

1" = 1"

SHEET NO.

L4.01

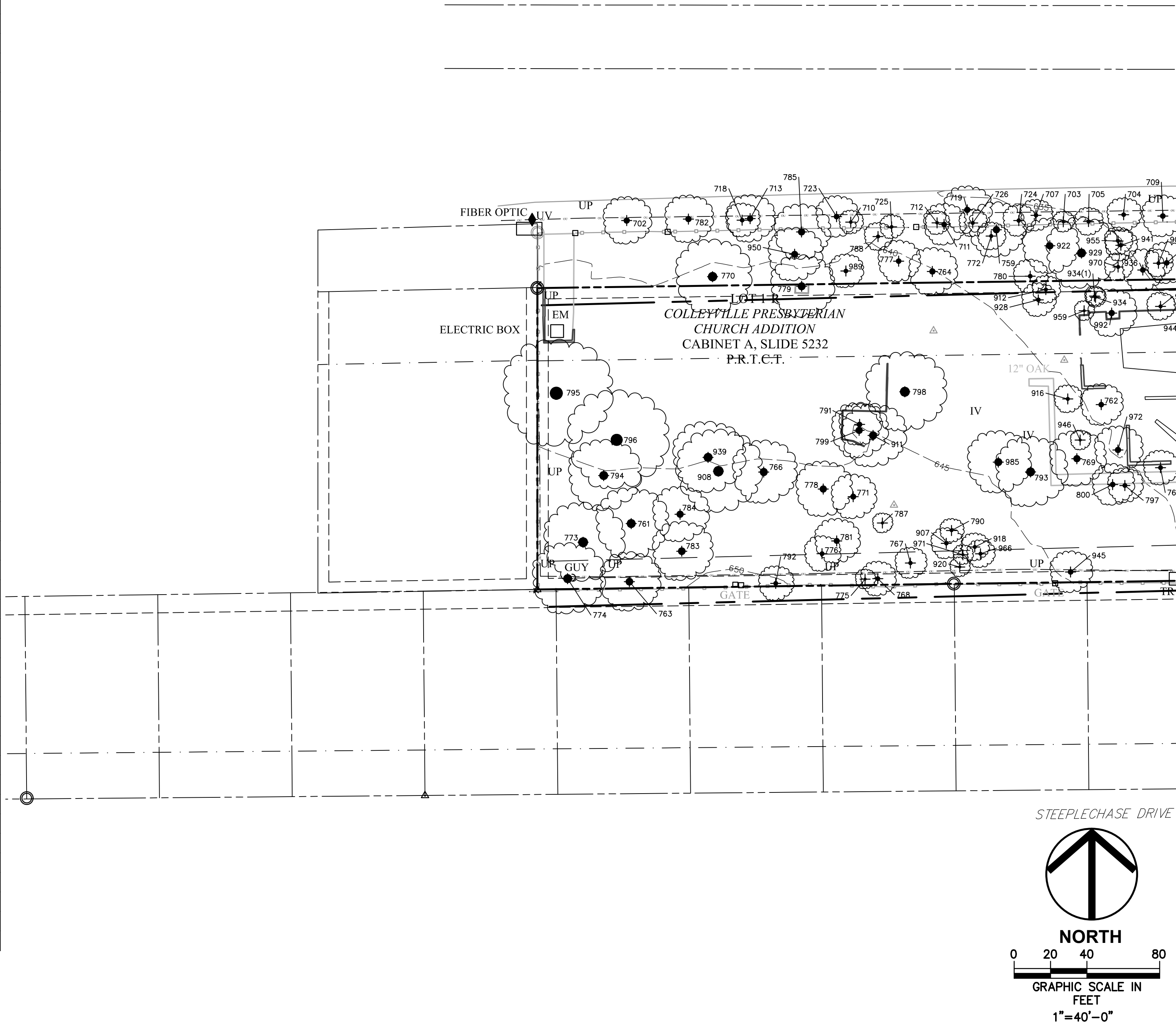
Tree #	Caliper	Common Name
196	6.5"	POST OAK
197	7"	POST OAK
601	8"	POST OAK
602	14"	PINE
604	18"	PINE
605	8"	PINE
606	10"	PINE
608	16"	PINE
610	16"	PINE
611	14"	PINE
612	12"	PINE
613	10"	ELM
614	14"	PINE
615	16"	PINE
619	12"	POST OAK
621	10"	PINE
622	10"	PINE
624	7"	PINE
625	18"	PINE
626	12"	POST OAK
631	16"	POST OAK
632	12"	PINE
633	14"	PINE
634	14"	PINE
638	32"	POST OAK
639	26"	PECAN
640	12"	PINE
642	8"	PECAN
646	6"	PECAN
650	8"	PINE
651	26"	POST OAK
654	20"	PINE
656	16"	PECAN
657	8"	PINE
658	30"	POST OAK
659	36"	POST OAK
661	30"	PECAN
662	28"	PINE
663	6"	PINE
665	18"	PECAN
667	30"	POST OAK
668	28"	POST OAK
701	10"	POST OAK
702	14"	POST OAK
703	6"	POST OAK
704	10"	POST OAK
705	8"	POST OAK
706	17"	POST OAK
707	9"	POST OAK
708	11"	POST OAK
709	12"	POST OAK
710	7"	POST OAK
711	12"	POST OAK
712	6"	POST OAK
713	14"	POST OAK
714	8"	POST OAK
715	10"	POST OAK
716	22"	POST OAK
717	20"	POST OAK
718	10"	POST OAK
719	14"	POST OAK
720	12"	POST OAK
721	7"	POST OAK
722	10"	POST OAK
723	12"	POST OAK
724	9"	POST OAK
725	7"	POST OAK
726	8"	POST OAK
727	12"	POST OAK
728	8"	POST OAK
729	14"	POST OAK
730	18"	LIVE OAK
731	8"	POST OAK
732	12"	POST OAK
733	10"	POST OAK
734	12"	POST OAK
737	8"	LIVE OAK
738	28"	POST OAK
739	24"	POST OAK

740	6"	POST OAK
741	6"	POST OAK
742	8"	POST OAK
743	14"	POST OAK
744	21"	PECAN
745	7"	ELM
746	18"	PECAN
747	34"	PECAN
748	10"	PECAN
749	18"	PECAN
750	16"	PINE
751	12"	PINE
752	54"	POST OAK
753	7"	POST OAK
754	8"	POST OAK
755	12"	POST OAK
756	10"	ELM
757	8"	POST OAK
758	12"	POST OAK
759	16"	POST OAK
760	14"	POST OAK
761	20"	POST OAK
762	12"	POST OAK
763	17"	POST OAK
764	14"	POST OAK
765	10"	POST OAK
766	18"	POST OAK
767	9"	POST OAK
768	10"	POST OAK
769	16"	POST OAK
770	22"	POST OAK
771	16"	POST OAK
772	8"	POST OAK
773	22"	POST OAK
774	20"	POST OAK
775	6"	POST OAK
776	10"	POST OAK
777	12"	POST OAK
778	20"	POST OAK
779	18"	POST OAK
780	10"	POST OAK
781	13"	POST OAK
782	14"	POST OAK
783	17"	POST OAK
784	16"	POST OAK
785	16"	POST OAK
786	8"	LIVE OAK
787	6"	POST OAK
788	8"	POST OAK
789	10"	POST OAK
790	7"	POST OAK
791	12"	POST OAK
792	10"	POST OAK
793	20"	POST OAK
794	20"	POST OAK
795	30"	POST OAK
796	28"	POST OAK
797	10"	POST OAK
798	22"	POST OAK
799	16"	POST OAK
800	12"	POST OAK
901	8"	POST OAK
902	8"	POST OAK
903	10"	POST OAK
904	24"	PECAN
905	20"	POST OAK
906	12"	POST OAK
907	9"	POST OAK
908	24"	POST OAK
909	6"	CEDAR
910	6"	POST OAK
911	18"	POST OAK
912	8"	POST OAK
913	10"	POST OAK
914	30"	POST OAK
915	12"	POST OAK
916	12"	POST OAK
917	18"	POST OAK
918	8"	POST OAK
919	14"	PINE
920	6"	POST OAK

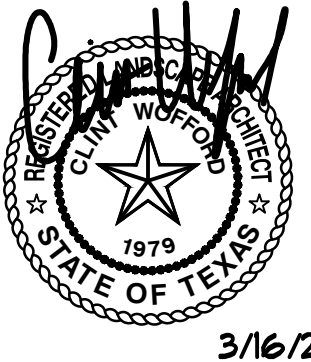
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922	16"	POST OAK
923	8"	POST OAK
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927	16"	POST OAK
928	6"	POST OAK
929	20"	POST OAK
930	14"	POST OAK
931	8"	POST OAK
932	20"	POST OAK
933	18"	POST OAK
934	8"	POST OAK
935	16"	PECAN
936	12"	POST OAK
937	16"	POST OAK
938	10"	POST OAK
939	20"	POST OAK
940	27"	POST OAK
941	9"	POST OAK
942	6"	POST OAK
943	16"	POST OAK
944	8"	POST OAK
945	12"	POST OAK
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979	10"	POST OAK
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985	18"	POST OAK
986	34"	POST OAK
987	14"	POST OAK
988	26"	ELM
989	10"	POST OAK
990	16"	POST OAK
991	20"	POST OAK
992	14"	POST OAK
993	30"	ELM
994	12"	PINE
995	14"	POST OAK
996	12"	POST OAK
997	8"	POST OAK
998	8"	POST OAK
999	12"	POST OAK
1000	8"	POST OAK
4488	6"	ELM

4489	7"	POST OAK
4490	6"	POST OAK
4493	12"	POST OAK
4494	6"	POST OAK
4495	7"	POST OAK
4496	6"	POST OAK
4497	6.5"	POST OAK
4498	6"	POST OAK
4499	6"	POST OAK
4500	6"	POST OAK
4501	12"	LIVE OAK
4502	8"	LIVE OAK
4503	6"	BALD CYPRESS
4504	6"	LIVE OAK
4505	7"	LIVE OAK
4506	12"	POST OAK
4524	10"	POST OAK
4525	16"	POST OAK
4526	18"	POST OAK
4527	8"	POST OAK
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4535	16"	POST OAK
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4576	16"	POST OAK
4577	8"	POST OAK
4578	20"	POST OAK
4579	16"	POST OAK
4580	10"	POST OAK
4581	18"	POST OAK
4582	26"	POST OAK
4587	12"	POST OAK
4991	12"	POST OAK
4992	10"	POST OAK

4993	10"	POST OAK
934(1)	8"	POST OAK



FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME:	FOOTBALL/SOCCER FIELD PACKAGE



Schrickel, Rollins and Associates, Inc.
Landscape Architecture - Civil Engineering - Planning
1161 Corporate Drive West Suite 200
Arlington, Texas 76006
Phone: 817.649.3216
Metro: 817.640.8212
Fax: 817.649.7645

Electrical Engineer
YAGGI ENGINEERING, INC.
5840 W. 1-20, Suite 270
Arlington, Texas 76017
817.483.2373 FAX 817.483.4233
Architect
CHLA INC.
1300 W. Randol Mill R., Suite 100.
Arlington, Texas 76012
817.801.7200 FAX 817.801.7208

BASEBALL FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD. COLLEYVILLE, TEXAS 76034



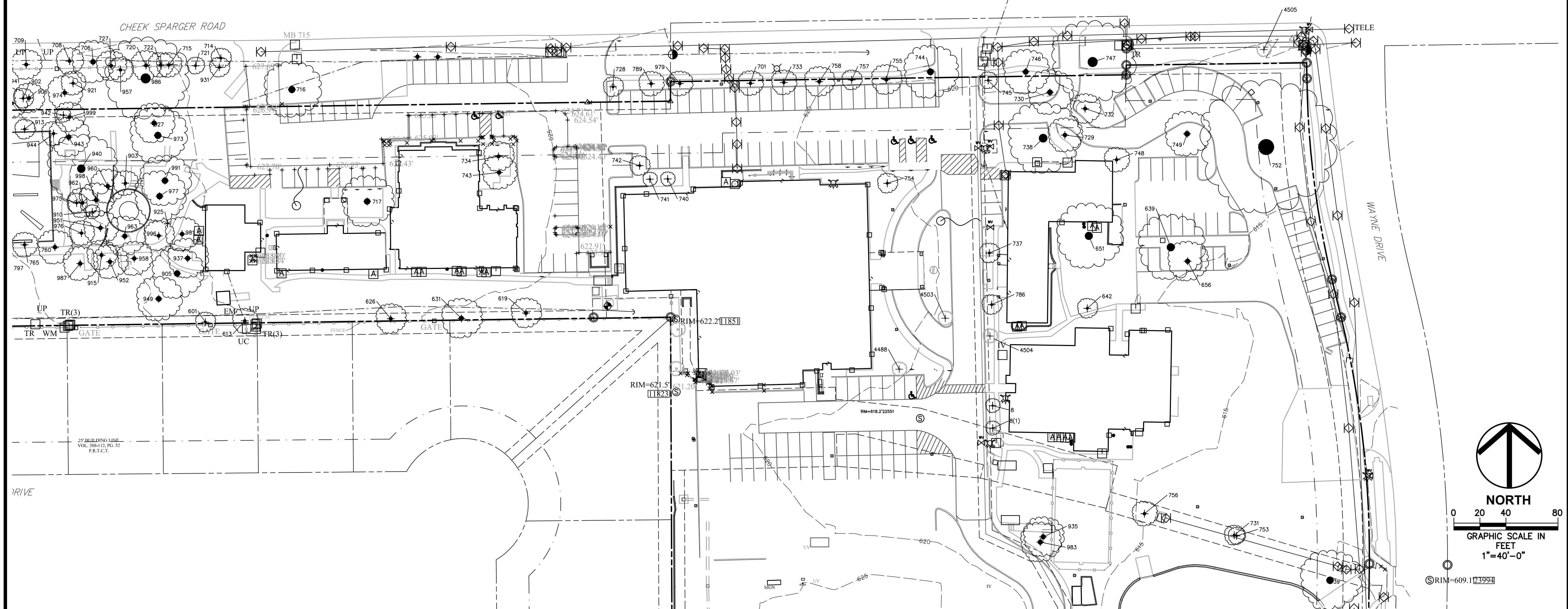
DATE:	MARCH 16, 2018
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STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME:	BASEBALL PACKAGE

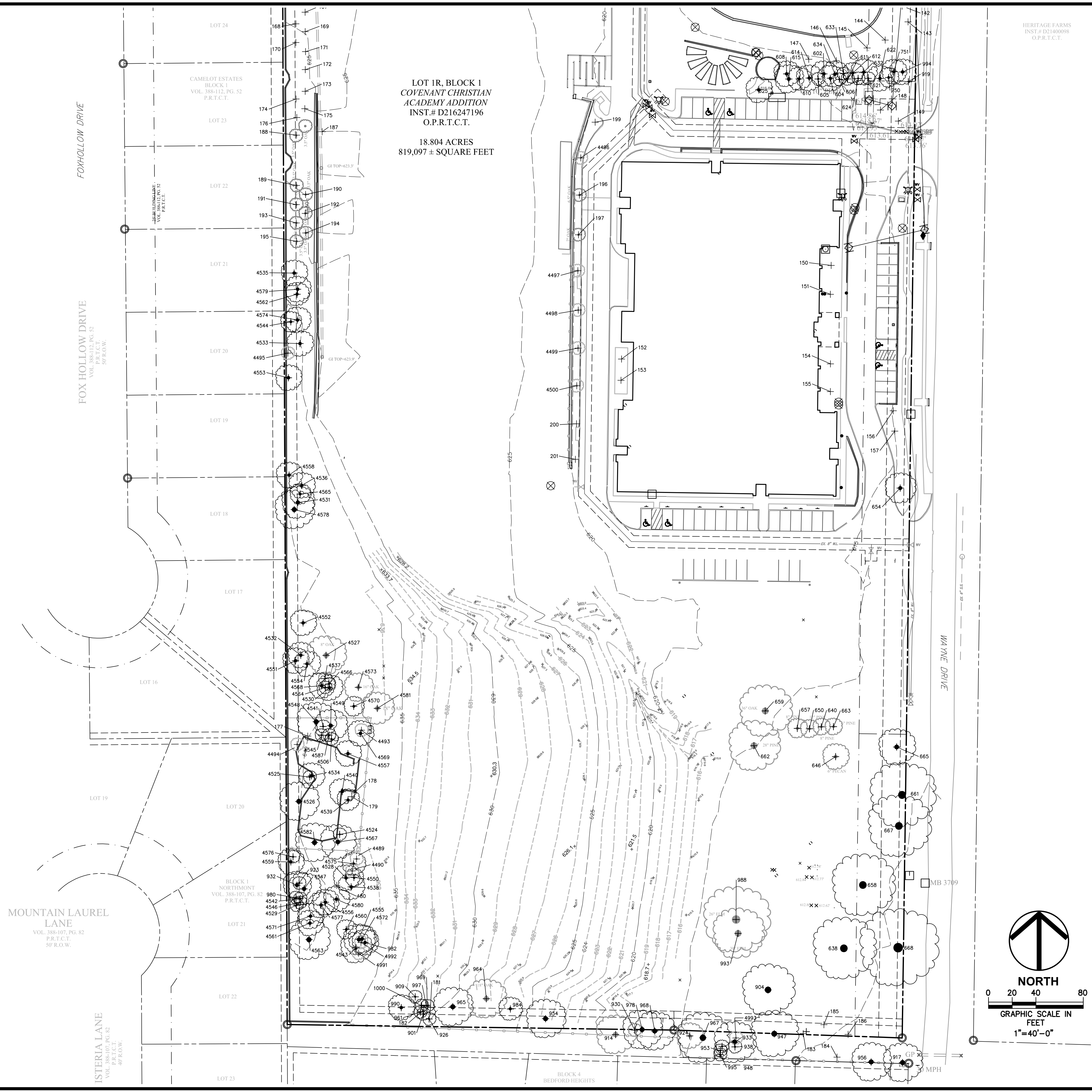
TREE SURVEY PLAN
PHASE 1

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.

L5.02





HERITAGE FARMS
INST. # D21400098
O.P.R.T.C.T.

SRA
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PROJECT NAME:	INTERIM FIELD PACKAGE

TREE SURVEY PLAN
PHASE 1

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.
L5.03



Schrickel, Rollins and Associates, Inc.
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FOOTBALL / SOCCER FIELD PACKAGE
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901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/16/2018

DATE: MARCH 16, 2018

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STATUS: SITE PLAN SUBMITTAL

DESIGN BY: CW

DRAWN BY: CW

JOB NO. 5372

PROJECT NAME:
FOOTBALL/SOCCER FIELD PACKAGE

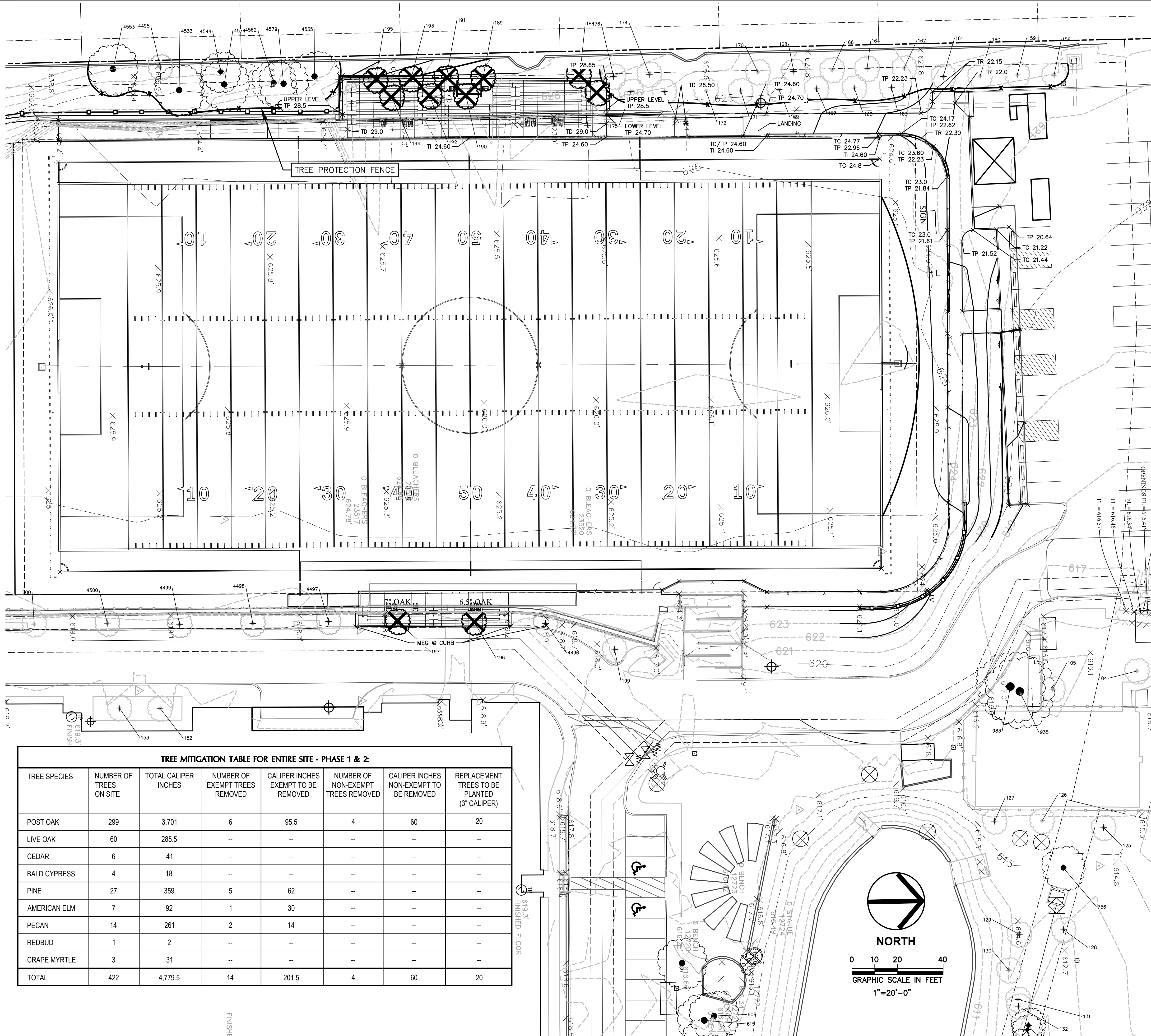
TREE
PRESERVATION
- LANDSCAPE PLAN
PHASE 1

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

1"=20'-0"

SHEET NO.

L5.04



TREE MITIGATION TABLE FOR ENTIRE SITE - PHASE 1 & 2

TREE SPECIES	NUMBER OF TREES ON SITE	TOTAL CALIPER INCHES	NUMBER OF EXEMPT TREES REMOVED	CALIPER INCHES EXEMPT TO BE REMOVED	NUMBER OF NON-EXEMPT TREES REMOVED	CALIPER INCHES NON-EXEMPT TO BE REMOVED	REPLACEMENT TREES TO BE PLANTED (3" CALIPER)
POST OAK	299	3,701	6	95.5	4	60	20
LIVE OAK	60	285.5	-	-	-	-	-
CEDAR	6	41	-	-	-	-	-
BALD CYPRESS	4	18	-	-	-	-	-
PINE	27	359	5	62	-	-	-
AMERICAN ELM	7	92	1	30	-	-	-
PECAN	14	261	2	14	-	-	-
REDBUD	1	2	-	-	-	-	-
CRAPE MYRTLE	3	31	-	-	-	-	-
TOTAL	422	4,779.5	14	201.5	4	60	20

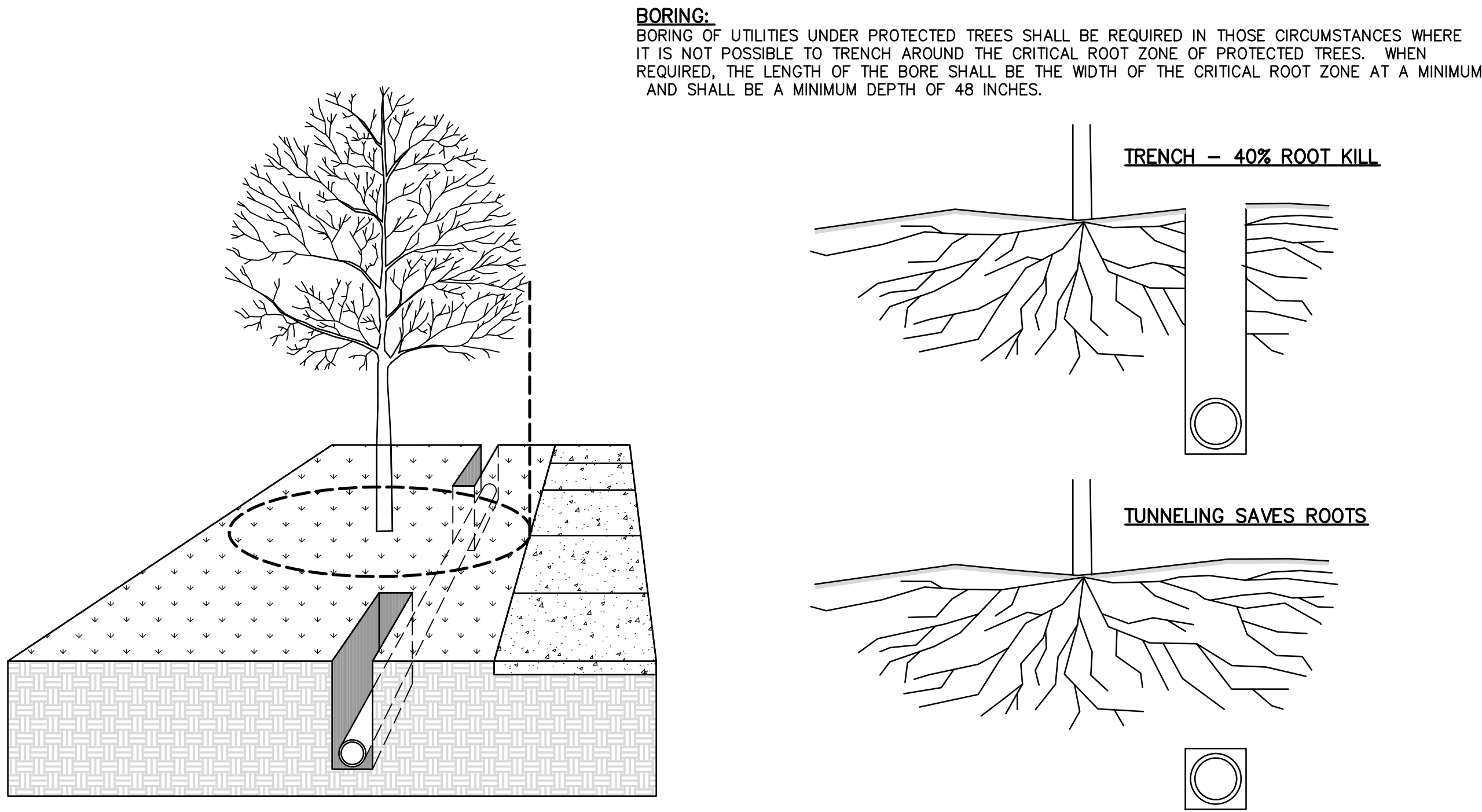
LEGEND:



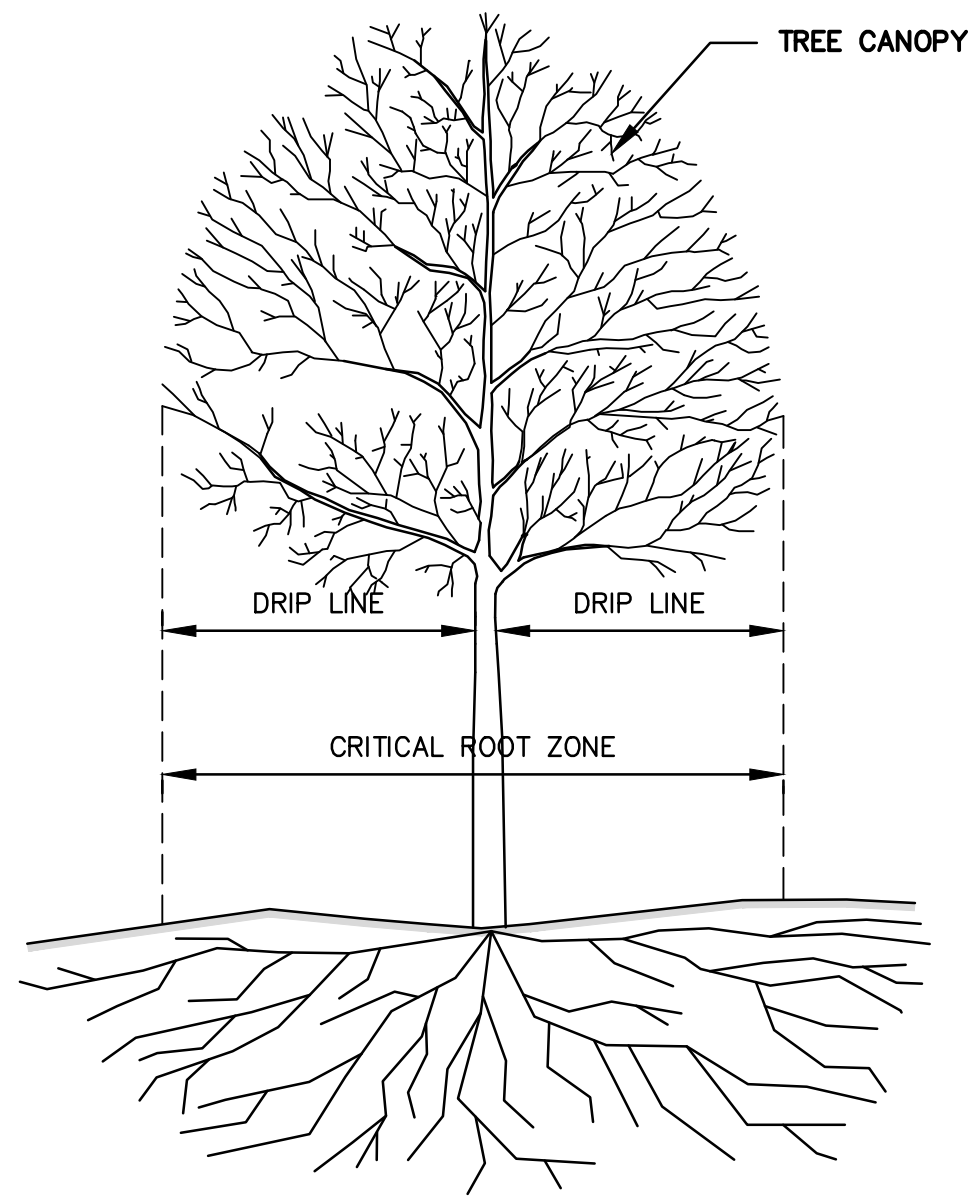
EXISTING TREE TO BE PRESERVED



EXISTING TREE TO BE REMOVED



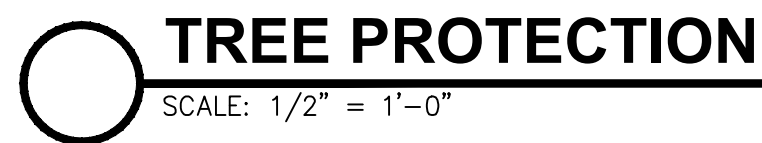
TYPICAL TREE BORING AND TUNNELING



CRITICAL ROOT ZONE:
THE AREA OF UNDISTURBED NATURAL SOIL AROUND A TREE DEFINED BY A CONCENTRIC CIRCLE WITH A RADIUS TO THE DISTANCE FROM THE TREE TRUNK TO THE OUTERMOST PORTION OF THE DRIP LINE.

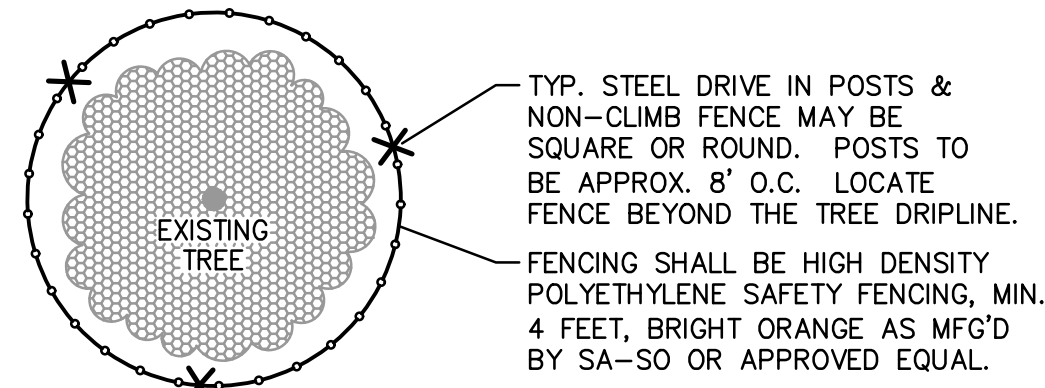
DRIP LINE:
A VERTICAL LINE RUN THROUGH THE OUTERMOST PORTION OF THE CANOPY OF A TREE AND EXTENDING TO THE GROUND.

CRITICAL ROOT ZONE AREA



THE FOLLOWING ACTIVITIES ARE PROHIBITED WITHIN THE LIMITS OF THE CRITICAL ROOT ZONE OF ANY TREES TO REMAIN.

1. MATERIAL STORAGE: NO STORAGE OR PLACEMENT OF MATERIALS INTENDED FOR USE IN CONSTRUCTION OR WASTE MATERIALS ACCUMULATED DUE TO EXCAVATION OR DEMOLITION SHALL BE PLACED WITHIN THE LIMITS OF THE CRITICAL ROOT ZONE OF ANY PROTECTED TREE.
2. EQUIPMENT CLEANING/LIQUID DISPOSAL: NO EQUIPMENT SHALL BE CLEANED OR OTHER LIQUIDS, INCLUDING, WITHOUT LIMITATION, PAINT, OIL, SOLVENTS, ASPHALT, CONCRETE, MORTOR OR SIMILAR MATERIALS DEPOSITED OR ALLOWED TO FLOW INTO THE CRITICAL ROOT ZONE OF A PROTECTED TREE.
3. TREE ATTACHMENTS: NO SIGNS, WIRES OR OTHER ATTACHMENTS, OTHER THAN THOSE OF A PROTECTIVE NATURE, SHALL BE ATTACHED TO ANY PROTECTED TREE.
4. VEHICULAR TRAFFIC: NO VEHICULAR AND/OR CONSTRUCTION EQUIPMENT TRAFFIC OR PARKING SHALL TAKE PLACE WITHIN THE CRITICAL ROOT ZONE OF ANY PROTECTED TREE OTHER THAN ON EXISTING STREET PAVEMENT. THIS RESTRICTION DOES NOT APPLY TO SINGLE INCIDENT ACCESS WITHIN THE CRITICAL FOR PURPOSES OF ESTABLISHING THE BUILDING PAD AND ASSOCIATED LOT GRADING, VEHICULAR TRAFFIC NECESSARY FOR ROUTINE UTILITY MAINTENANCE, EMERGENCY RESTORATION OF UTILITY SERVICE, OR ROUTINE MOWING OPERATIONS.
5. GRADE CHANGES: NO GRADE CHANGES SHALL BE ALLOWED WITHIN THE LIMITS OF THE CRITICAL ROOT ZONE OF ANY PROTECTED TREE UNLESS ADEQUATE PROTECTIVE CONSTRUCTION METHODS ARE APPROVED IN ADVANCE IN WRITING BY THE ADMINISTRATIVE OFFICIAL.
6. IMPERVIOUS PAVING: NO PAVING WITH ASPHALT, CONCRETE OR OTHER IMPERVIOUS MATERIAL SHALL BE PLACED WITHIN THE LIMITS OF THE CRITICAL ROOT ZONE.
7. NO HEAVY EQUIPMENT, INCLUDING BUT NOT LIMITED TO TRUCKS, TRACTORS, TRAILERS, BULLDOZERS, BOBCAT TRACTORS, TRENCHERS, COMPRESSORS, AND HOISTS, SHALL BE ALLOWED INSIDE THE DRIP-LINE OF ANY PROTECTED TREE ON ANY CONSTRUCTION SITE WITHOUT PRIOR WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT.
8. ROOT PRUNING: ALL ROOTS TWO INCHES OR LARGER IN DIAMETER WHICH ARE EXPOSED AS A RESULT OF TRENCHING OR OTHER EXCAVATION SHALL BE CUT OFF SQUARE WITH A SHARP MEDIUM TOOTH SAW AND COVERED WITH PRUNING COMPOUND WITHIN TWO HOURS OF INITIAL EXPOSURE.



TREE PROTECTION NOTES

1. A MINIMUM OF 75 PERCENT OF THE CRITICAL ROOT ZONE (CRZ) OF EACH TREE SHALL BE PRESERVED AT NATURAL GRADE, WITH NATURAL GROUND COVER.
2. NO DISTURBANCE OF THE SOIL GREATER THAN 4 INCHES WILL BE LOCATED CLOSER TO THE TREE AND ONE-HALF CRZ RADIUS DISTANCE.
3. THE CONTRACTOR SHALL INSTALL AND MAINTAIN THE SPECIFIED TREE PROTECTION FENCING.
4. NO DUMPING OF SOIL, DEBRIS OR CHEMICALS OR STORAGE OF ANY EQUIPMENT, MATERIALS OR DEBRIS SHALL BE ALLOWED WITHIN THE DRIPLINE OF ANY TREE, OTHER THAN ON EXISTING OR PROPOSED PAVEMENT.
5. NO JOB SHACKS, TRAILERS OR OTHER TEMPORARY FACILITIES SHALL BE ALLOWED TO BE PLACED UNDER THE DRIPLINE OF ANY PROTECTED TREE, OTHER THAN ON EXISTING OR PROPOSED PAVEMENT.
6. NO VEHICLES OF ANY KIND SHALL BE ALLOWED TO PARK WITHIN THE DRIPLINE OF ANY TREE, OTHER THAN ON EXISTING OR PROPOSED PAVEMENT.

REQUIRED SIGNAGE ON FENCING:



NOTES:

1. ALL TREES SHOWN ON THIS PLAN TO BE PRESERVED SHALL BE PROTECTED DURING CONSTRUCTION WITH TEMPORARY FENCING. TREE PROTECTION FENCES SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR GRADING).
2. FENCES SHALL COMPLETELY SURROUND THE TREE OR CLUSTERS OF TREES. THE FENCE SHALL BE LOCATED AT THE OUTERMOST LIMITS OF THE TREE BRANCHES OR CRITICAL ROOT ZONE. THE FENCE WILL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PROJECT IN ORDER TO PREVENT THE FOLLOWING.
 - a. SOIL COMPACTION IN THE CRITICAL ROOT ZONE RESULTING FROM VEHICULAR TRAFFIC OR STORAGE OF EQUIPMENT OR MATERIALS.
 - b. CRITICAL ROOT ZONE DISTURBANCES DUE TO GRADE CHANGES GREATER THAN TWO INCHES (2") CUT OR FILL OR BORING WHICH WAS NOT AUTHORIZED BY THE CITY.
 - c. WOUNDS TO THE TRUNK, LIMBS OR EXPOSED ROOTS BY MECHANICAL EQUIPMENT.
 - d. OTHER ACTIVITIES DETRIMENTAL TO TREES SUCH AS CHEMICAL STORAGE, CEMENT TRUCK CLEANING, AND FIRES.
3. IN CASES OF AREA CONSTRAINTS WHERE THE PROTECTIVE FENCE IS CLOSER TO THE TRUNK THAN FOUR FEET (4'), THE TRUNK MUST BE PROTECTED WITH STRAPPED-ON PLANKING TO A HEIGHT OF EIGHT FEET (8') OR TO THE LIMITS OF THE LOWER BRANCHING.
4. ALL GRADING WITHIN CRITICAL ROOT ZONES OF PROTECTED TREES SHALL BE PERFORMED BY HAND OR SMALL EQUIPMENT TO MINIMIZE DAMAGE. PRIOR TO GRADING, RELOCATE THE PROTECTIVE FENCING TO TWO FEET (2') BEHIND THE GRADE CHANGE AREA.
5. TREES MOST HEAVILY IMPACTED BY CONSTRUCTION ACTIVITIES SHOULD BE WATERED DEEPLY ONCE A WEEK DURING PERIODS OF HOT AND DRY WEATHER. TREE CROWNS SHOULD BE SPRAYED WITH WATER PERIODICALLY TO REDUCE DUST ACCUMULATION ON THE LEAVES.
6. TRENCHING FOR LANDSCAPE IRRIGATION SHALL BE LOCATED AS FAR FROM THE EXISTING TRUNKS AS POSSIBLE.
7. PRUNING TO PROVIDE CLEARANCE FOR STRUCTURES, VEHICULAR TRAFFIC AND EQUIPMENT SHALL TAKE PLACE BEFORE CONSTRUCTION BEGINS.

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/16/2018

DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME:	INTERIM FIELD PACKAGE

TREE PRESERVATION NOTES & DETAILS

BAR IS ONE INCH LONG ON ORIGINAL DRAWING. CHECK SCALE AND ADJUST ACCORDINGLY.



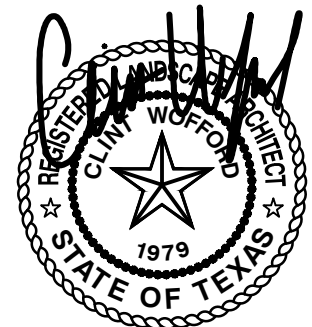
SHEET NO.

L5.05



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FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/16/2018

DATE: MARCH 16, 2018

REVISED:

STATUS: SITE PLAN SUBMITTAL

DESIGN BY: CW

DRAWN BY: CW

JOB NO. 5372

PROJECT NAME:
FOOTBALL/SOCCER FIELD PACKAGE

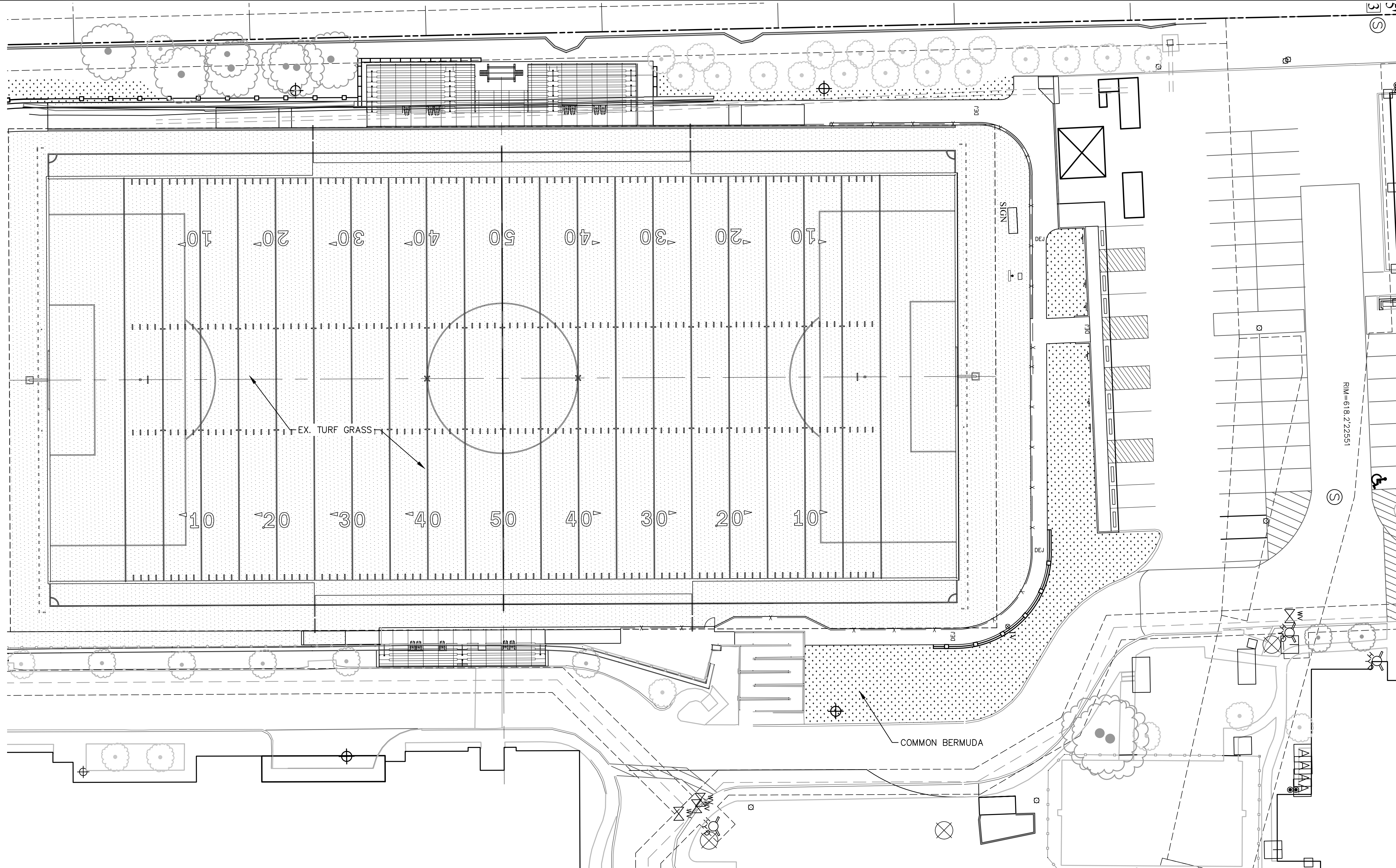
PLANTING
LAYOUT

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

1"

SHEET NO.

L5.06



LANDSCAPE MAINTENANCE

ALL LANDSCAPING MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER. THE FOLLOWING MINIMUM STANDARDS SHALL BE REQUIRED:

- ALL LANDSCAPING SHALL BE PERMANENTLY MAINTAINED AND SHALL HAVE AN UNDERGROUND IRRIGATION SYSTEM INSTALLED BY A LICENSED IRRIGATOR AND MUST MEET ALL APPLICABLE REQUIREMENTS OF THE CITY.
- IRRIGATION SYSTEMS MAY BE BURIED ON PUBLIC RIGHTS-OF-WAY. THE CITY, THE CITY OR ANY FRANCHISED UTILITY WILL NOT BE RESPONSIBLE FOR DAMAGE TO ANY LANDSCAPING MATERIAL OR EQUIPMENT WHILE PERFORMING REPAIRS OF MAINTENANCE TO ITS SYSTEM. HOWEVER, LANDSCAPED RIGHT-OF-WAYS SHALL BE IRRIGATED.
- LANDSCAPED AREAS SHALL BE KEPT FREE OF TRASH, LITTER, WEEDS AND OTHER SUCH MATERIALS OR PLANTS NOT A PART OF THE LANDSCAPING.
- ALL PLANT MATERIALS SHALL BE MAINTAINED IN A HEALTHY AND GROWING CONDITION AS IS APPROPRIATE FOR THE SEASON OF THE YEAR.
- PLANT MATERIALS WHICH DIE SHALL BE REPLACED WITH PLANT MATERIAL OF SIMILAR VARIETY AND SIZE WITHIN A SIX(6) MONTH PERIOD.

PLANTING NOTES

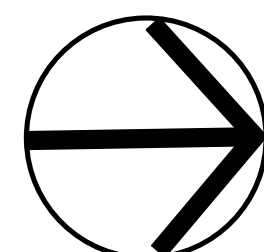
- ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE CITY OF COLLEYVILLE, TX STANDARDS.
- ALL PLANTS SHALL BE NURSERY GROWN. REFER TO PLANT LIST FOR QUANTITIES AND SPECIFICATIONS.
- ALL TREES SHALL BE APPROVED BY THE OWNER OR OWNER'S REPRESENTATIVE PRIOR TO PLANTING.
- THE SITE SHALL BE FINE GRADED PRIOR TO ANY PLANT INSTALLATION. ANY AREAS DISTURBED BY PLANTING SHALL BE REGRADED AND SMOOTHED PRIOR TO GRASS PLANTING.
- THE CONTRACTOR SHALL FLAG UNDERGROUND UTILITY LOCATIONS AND MAINTAIN THESE LOCATIONS UNTIL ALL TREE LOCATIONS ARE APPROVED, AND PLANT PITS EXCAVATED.
- THE OWNER OR OWNER'S REPRESENTATIVE SHALL APPROVE ALL PLANT LOCATIONS PRIOR TO PLANTING.
- NO TREE SUBSTITUTIONS, SPECIES OR SIZE, WILL BE ACCEPTED WITHOUT THE PRIOR APPROVAL OF THE OWNER OR OWNER'S REPRESENTATIVE.
- CONTRACTOR SHALL ESTABLISH GRASS ON ALL AREAS DISTURBED BY CONSTRUCTION.
- SOLID SOD SHALL BE USED THROUGHOUT THE PROJECT, WHERE SHOWN OR NOTED.
- FOR BIDDING PURPOSES:
 - SUBSIDIARY TO THE COST OF ALL TREES IS ALL SOIL AMENDMENTS, MULCH, FERTILIZER, AND STAKING AS DETAILED AND SPECIFIED.

LANDSCAPE REQUIREMENTS - PHASE 1

REQUIRED SITE LANDSCAPE	20% OF SITE TO BE LANDSCAPE AREA	
	REQUIRED	PROVIDED
	117,552 SF X 20% = 23,510 SF	17,049 SF

OVERALL PLANT LEGEND

SYMBOL	QTY.	COMMON NAME	SCIENTIFIC NAME	ROOT COND.	SIZE/REMARKS
	--	EX. TURF GRASS			
	5,800 SF	COMMON BERMUDA	Cynodon spp.	SOLID SOD	



NORTH

0 10 20 40
GRAPHIC SCALE IN FEET

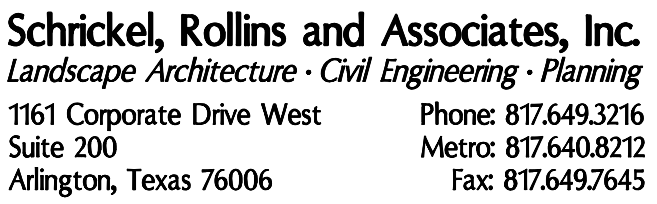
Tree #	Caliper	Common Name	Remarks
8	8"	LIVE OAK	Preserved
100	3"	AMERICAN ELM	Preserved
101	3"	BALD CYPRESS	Preserved
102	4"	LIVE OAK	Preserved
103	2"	RED BUD	Preserved
104	4"	LIVE OAK	Preserved
105	4"	LIVE OAK	Preserved
106	4"	LIVE OAK	Preserved
107	3"	LIVE OAK	Preserved
108	4"	LIVE OAK	Preserved
109	4"	LIVE OAK	Preserved
110	4"	LIVE OAK	Preserved
111	5"	LIVE OAK	Preserved
112	5"	LIVE OAK	Preserved
113	5"	LIVE OAK	Preserved
114	5"	LIVE OAK	Preserved
115	4"	LIVE OAK	Preserved
116	4"	LIVE OAK	Preserved
117	5"	LIVE OAK	Preserved
118	4"	LIVE OAK	Preserved
119	5"	LIVE OAK	Preserved
120	4"	LIVE OAK	Preserved
121	4"	LIVE OAK	Preserved
122	4"	LIVE OAK	Preserved
123	5"	LIVE OAK	Preserved
124	3"	LIVE OAK	Preserved
125	4"	LIVE OAK	Preserved
126	4"	LIVE OAK	Preserved
127	4"	LIVE OAK	Preserved
128	3"	CEDAR	Preserved
129	4"	LIVE OAK	Preserved
130	4"	LIVE OAK	Preserved
131	4"	LIVE OAK	Preserved
132	4"	LIVE OAK	Preserved
133	4"	LIVE OAK	Preserved
134	4"	LIVE OAK	Preserved
135	4"	LIVE OAK	Preserved
136	4"	LIVE OAK	Preserved
137	5"	CEDAR	Preserved
138	5"	CEDAR	Preserved
139	4"	LIVE OAK	Preserved
140	4"	LIVE OAK	Preserved
141	4"	LIVE OAK	Preserved
142	4"	LIVE OAK	Preserved
143	4"	LIVE OAK	Preserved
144	4"	LIVE OAK	Preserved
145	4"	LIVE OAK	Preserved
146	4"	LIVE OAK	Preserved
147	4"	LIVE OAK	Preserved
148	4"	LIVE OAK	Preserved
149	4"	LIVE OAK	Preserved
150	4"	LIVE OAK	Preserved
151	4"	LIVE OAK	Preserved
152	4"	BALD CYPRESS	Preserved
153	5"	BALD CYPRESS	Preserved
154	4"	LIVE OAK	Preserved
155	4"	LIVE OAK	Preserved
156	4"	LIVE OAK	Preserved
157	4"	LIVE OAK	Preserved
158	3.5"	POST OAK	Preserved
159	4"	POST OAK	Preserved
160	4"	POST OAK	Preserved
161	4"	POST OAK	Preserved
162	3"	POST OAK	Preserved
163	4"	POST OAK	Preserved
164	4"	POST OAK	Preserved
165	3.5"	POST OAK	Preserved
166	4.5"	POST OAK	Preserved
167	4"	POST OAK	Preserved
168	4"	POST OAK	Preserved
169	4"	POST OAK	Preserved
170	4"	POST OAK	Preserved
171	4"	POST OAK	Preserved
172	4"	POST OAK	Preserved
173	4.5"	POST OAK	Preserved
174	3"	POST OAK	Preserved
175	3"	POST OAK	Preserved
176	3"	POST OAK	Preserved
177	5"	POST OAK	Preserved
178	5"	POST OAK	Preserved
179	5"	POST OAK	Preserved
180	5"	POST OAK	Preserved
181	5"	POST OAK	Preserved
182	5"	POST OAK	Preserved
183	(3) 3"	CANES CREPE MERYTLE	Preserved
184	(3) 4"	CANES CEDAR	Preserved
185	(3) 2"	CANES CREPE MYRTLE	Preserved
186	(4) 4"	CANES CREPE MYRTLE	Preserved
187	4"	POST OAK	Excluded
188	4"	POST OAK	Excluded

189	4"	POST OAK	Excluded
190	4"	POST OAK	Excluded
191	4"	POST OAK	Excluded
192	4"	POST OAK	Excluded
193	4"	POST OAK	Excluded
194	4"	POST OAK	Excluded
195	4"	POST OAK	Excluded
196	6.5"	POST OAK	Exempt
197	7"	POST OAK	Exempt
199	5.5"	LIVE OAK	Preserved
601	8"	POST OAK	Preserved
602	14"	PINE	Preserved
604	18"	PINE	Preserved
605	8"	PINE	Preserved
606	10"	PINE	Preserved
608	16"	PINE	Preserved
610	16"	PINE	Preserved
611	14"	PINE	Preserved
612	12"	PINE	Preserved
613	10"	AMERICAN ELM	Preserved
614	14"	PINE	Preserved
615	16"	PINE	Preserved
619	12"	POST OAK	Preserved
621	10"	PINE	Preserved
622	10"	PINE	Preserved
624	7"	PINE	Preserved
625	18"	PINE	Preserved
626	12"	POST OAK	Preserved
631	16"	POST OAK	Preserved
632	12"	PINE	Preserved
633	14"	PINE	Preserved
634	14"	PINE	Preserved
638	32"	POST OAK	Preserved
639	26"	PECAN	Preserved
640	12"	PINE	Exempt
642	8"	PECAN	Exempt
646	6"	PECAN	Exempt
650	8"	PINE	Exempt
651	26"	POST OAK	Preserved
654	20"	PINE	Preserved
656	16"	PECAN	Preserved
657	8"	PINE	Exempt
658	30"	POST OAK	Exempt
659	36"	POST OAK	Exempt
661	30"	PECAN	Preserved
662	28"	PINE	Exempt
663	6"	PINE	Exempt
665	18"	PECAN	Preserved
667	30"	POST OAK	Preserved
668	28"	POST OAK	Preserved
701	10"	POST OAK	Preserved
702	14"	POST OAK	Preserved
703	6"	POST OAK	Preserved
704	10"	POST OAK	Preserved
705	8"	POST OAK	Preserved
706	17"	POST OAK	Preserved
707	9"	POST OAK	Preserved
708	11"	POST OAK	Preserved
709	12"	POST OAK	Preserved
710	7"	POST OAK	Preserved
711	12"	POST OAK	Preserved
712	6"	POST OAK	Preserved
713	14"	POST OAK	Preserved
714	8"	POST OAK	Preserved
715	10"	POST OAK	Preserved
716	22"	POST OAK	Preserved
717	20"	POST OAK	Preserved
718	10"	POST OAK	Preserved
719	14"	POST OAK	Preserved
720	12"	POST OAK	Preserved
721	7"	POST OAK	Preserved
722	10"	POST OAK	Preserved
723	12"	POST OAK	Preserved
724	9"	POST OAK	Preserved
725	7"	POST OAK	Preserved
726	8"	POST OAK	Preserved
727	12"	POST OAK	Preserved
728	8"	POST OAK	Preserved
729	14"	POST OAK	Preserved
730	18"	LIVE OAK	Preserved
731	8"	POST OAK	Preserved
732	12"	POST OAK	Preserved
733	10"	POST OAK	Preserved
734	12"	POST OAK	Preserved
737	8"	LIVE OAK	Preserved
738	28"	POST OAK	Preserved
739	24"	POST OAK	Preserved
740	6"	POST OAK	Preserved
741	6"	POST OAK	Preserved
742	8"	POST OAK	Preserved
743	14"	POST OAK	Preserved

744	21"	PECAN	Preserved
745	7"	AMERICAN ELM	Preserved
746	18"	PECAN	Preserved
747	34"	PECAN	Preserved
748	10"	PECAN	Preserved
749	18"	PECAN	Preserved
750	16"	PINE	Preserved
751	12"	PINE	Preserved
752	54"	POST OAK	Preserved
753	7"	POST OAK	Preserved
754	8"	POST OAK	Preserved
755	12"	POST OAK	Preserved
756	10"	AMERICAN ELM	Preserved
757	8"	POST OAK	Preserved
758	12"	POST OAK	Preserved
759	16"	POST OAK	Preserved
760	14"	POST OAK	Preserved
761	20"	POST OAK	Preserved
762	12"	POST OAK	Preserved
763	17"	POST OAK	Preserved
764	14"	POST OAK	Preserved
765	10"	POST OAK	Preserved
766	18"	POST OAK	Preserved
767	9"	POST OAK	Preserved
768	10"	POST OAK	Preserved
769	16"	POST OAK	Preserved
770	22"	POST OAK	Preserved
771	16"	POST OAK	Preserved
772	8"	POST OAK	Preserved
773	22"	POST OAK	Preserved
774	20"	POST OAK	Preserved
775	6"	POST OAK	Preserved
776	10"	POST OAK	Preserved
777	12"	POST OAK	Preserved
778	20"	POST OAK	Exempt
779	18"	POST OAK	Preserved
780	10"	POST OAK	Preserved
781	13"	POST OAK	Exempt
782	14"	POST OAK	Preserved
783	17"	POST OAK	Preserved
784	16"	POST OAK	Preserved
785	16"	POST OAK	Preserved
786	8"	LIVE OAK	Preserved
787	6"	POST OAK	Preserved
788	8"	POST OAK	Preserved
789	10"	POST OAK	Preserved
790	7"	POST OAK	Exempt
791	12"	POST OAK	Preserved
792	10"	POST OAK	Preserved
793	20"	POST OAK	Preserved
794	20"	POST OAK	Preserved
795	30"	POST OAK	Preserved
796	28"	POST OAK	Preserved
797	10"	POST OAK	Preserved
798	22"	POST OAK	Preserved
799	16"	POST OAK	Preserved
800	12"	POST OAK	Preserved
901	8"	POST OAK	Preserved
902	8"	POST OAK	Preserved
903	10"	POST OAK	Preserved
904	24"	PECAN	Preserved
905	20"	POST OAK	Preserved
906	12"	POST OAK	Preserved
907	9"	POST OAK	Preserved
908	24"	POST OAK	Preserved
909	6"	CEDAR	Preserved
910	6"	POST OAK	Preserved
911	18"	POST OAK	Preserved
912	8"	POST OAK	Preserved
913	10"	POST OAK	Preserved
914	30"	POST OAK	Preserved
915	12"	POST OAK	Preserved
916	12"	POST OAK	Preserved
917	18"	POST OAK	Preserved
918	8"	POST OAK	Preserved
919	14"	PINE	Preserved
920	6"	POST OAK	Preserved
921	10"	POST OAK	Preserved
922	16"	POST OAK	Preserved
923	8"	POST OAK	Preserved
924	10"	POST OAK	Preserved
925	16"	POST OAK	Preserved
926	10"	POST OAK	Preserved
927	16"	POST OAK	Preserved
928	6"	POST OAK	Preserved
929	20"	POST OAK	Preserved
930	14"	POST OAK	Preserved
931	8"	POST OAK	Preserved
932	20"	POST OAK	Preserved
933	18"	POST OAK	Preserved
934	8"	POST OAK	Preserved

935	16"	PECAN	Preserved
936	12"	POST OAK	Preserved
937	16"	POST OAK	Preserved
938	10"	POST OAK	Preserved
939	20"	POST OAK	Preserved
940	27"	POST OAK	Preserved
941	9"	POST OAK	Preserved
942	6"	POST OAK	Preserved
943	16"	POST OAK	Preserved
944	8"	POST OAK	Preserved
945	12"	POST OAK	Preserved
946	8"	POST OAK	Preserved
947	10"	POST OAK	Preserved
948	16"	POST OAK	Preserved
949	18"	POST OAK	Preserved
950	16"	POST OAK	Preserved
951	14"	POST OAK	Preserved
952	14"	POST OAK	Preserved
953	16"	POST OAK	Preserved
954	18"	POST OAK	Preserved
955	8"	POST OAK	Preserved
956	12"	POST OAK	Preserved
957	10"	POST OAK	Preserved
958	14"	POST OAK	Preserved
959	8"	POST OAK	Preserved
960	14"	POST OAK	Preserved
961	14"	POST OAK	Preserved
962	14"	POST OAK	Preserved
963	16"	POST OAK	Preserved
964	18"	POST OAK	Removed
965	10"	POST OAK	Preserved
966	8"	POST OAK	Preserved
967	46"	POST OAK	Preserved
968	22"	POST OAK	Preserved
969	8"	POST OAK	Preserved
970	6"	POST OAK	Preserved
971	6"	POST OAK	Preserved
972	14"	POST OAK	Preserved
973	22"	POST OAK	Preserved
974	14"	POST OAK	Preserved
975	12"	POST OAK	Preserved
976	10"	POST OAK	Preserved
977	20"	POST OAK	Preserved
978	16"	POST OAK	Preserved
979	10"	POST OAK	Preserved
980	14"	POST OAK	Preserved
981	14"	POST OAK	Preserved
982	10"	POST OAK	Preserved
983	16"	PECAN	Preserved
984	6"	POST OAK	Preserved
985	18"	POST OAK	Preserved
986	34"	POST OAK	Preserved
987	14"	POST OAK	Preserved
988	26"	AMERICAN ELM	Preserved
989	10"	POST OAK	Preserved
990	16"	POST OAK	Preserved
991	20"	POST OAK	Preserved
992	14"	POST OAK	Preserved
993	30"	AMERICAN ELM	Exempt
994	12"	PINE	Preserved
995	14"	POST OAK	Preserved
996	12"	POST OAK	Preserved
997	8"	POST OAK	Exempt
998	8"	POST OAK	Exempt
999	12"	POST OAK	Preserved
1000	8"	POST OAK	Preserved
4488	6"	AMERICAN ELM	Preserved
4489	7"	POST OAK	Preserved
4490	6"	POST OAK	Preserved
4493	12"	POST OAK	Preserved
4494	6"	POST OAK	Preserved
4495	7"	POST OAK	Preserved
4496	6"	POST OAK	Preserved
4497	6.5"	POST OAK	Preserved
4498	6"	POST OAK	Preserved
4499	6"	POST OAK	Preserved
4500	6"	POST OAK	Preserved
4501	12"	LIVE OAK	Preserved
4502	8"	LIVE OAK	Preserved
4503	6"	BALD CYPRESS	Preserved
4504	6"	LIVE OAK	Preserved
4505	7"	LIVE OAK	Preserved
4506	12"	POST OAK	Preserved
4524	10"	POST OAK	Preserved
4525	16"	POST OAK	Preserved
4526	18"	POST OAK	Preserved
4527	8"	POST OAK	Removed
4528	8"	POST OAK	Preserved
4529	8"	POST OAK	Preserved
4530	10"	POST OAK	Preserved
4531	18"	POST OAK	Preserved

4532	18"	POST OAK	Preserved
------	-----	----------	-----------

The logo of Covenant Christian Academy is a circular emblem. The outer ring contains the text "COVENANT CHRISTIAN ACADEMY" at the top and "SERVING GOD'S PURPOSES IN OUR GENERATION" at the bottom. Inside the ring, the words "TRUTH", "GOODNESS", and "BEAUTY" are positioned at the top, and "FAITHFULNESS" and "COMMITMENT" are at the bottom. The center of the logo features a shield with the letters "CCA" and a laurel wreath below it.

PROJECT NAME:
INTERIM FIELD PACKAGE

Diagram illustrating a rectangular block with arrows pointing towards it from both sides, labeled with a double quote symbol.

L6.01

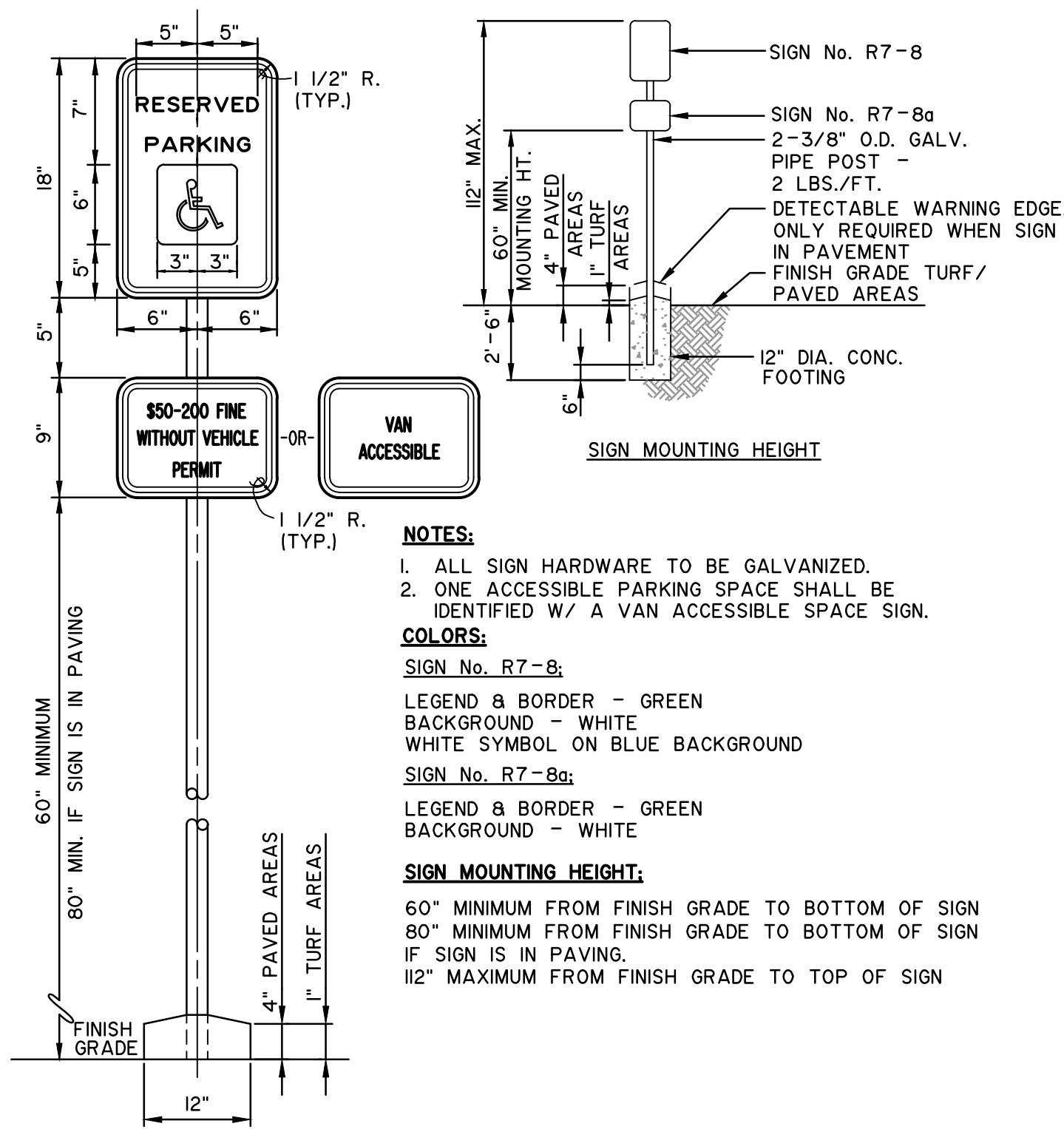


2 BLEACHER SEATING - (5) Row

NOTE:
THE CITY OF COLLEYVILLE HAS A MAXIMUM STRUCTURE HEIGHT AT THE PROPERTY LINE TO BE 13'-0" TALL AT 10'-0" AWAY (FROM THE PROPERTY LINE.)

THE GRADE AT THE PROPERTY LINE SLOPES FROM 633.0 - 628.0 ACROSS THE LENGTH OF THE BLEACHER STRUCTURE.

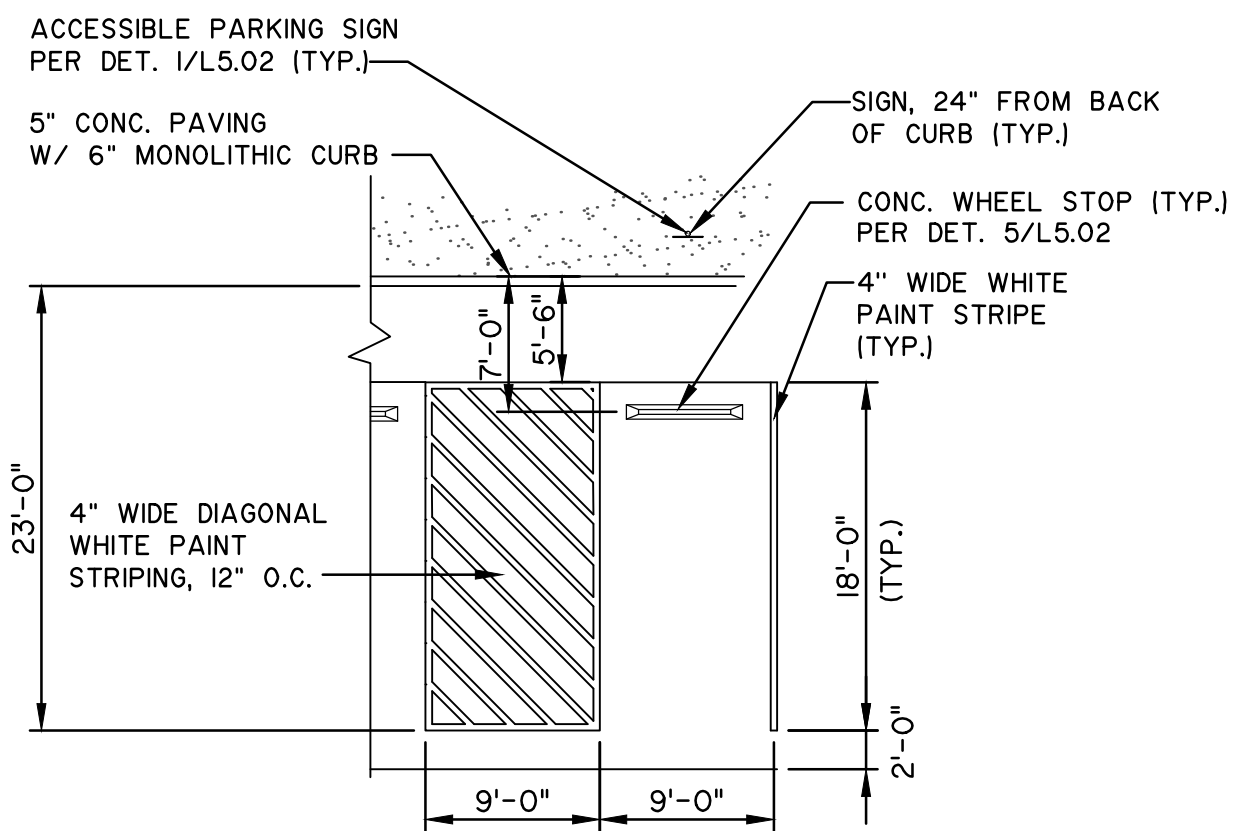
THE BLEACHER STRUCTURE IS 11'-3". THE BLEACHER STRUCTURE SITS ON A SLAB AT 628.50 ELEVATION SO IT WILL HAVE A MAXIMUM HEIGHT OF APPROXIMATELY THE 640.0 ELEVATION. THE REQUIREMENT DICTATES THE THE MAXIMUM TOP OF STRUCTURE IS SET AT 641.0.



1 ACCESSIBLE PARKING SIGN

SCALE: 3/4" = 1'-0"

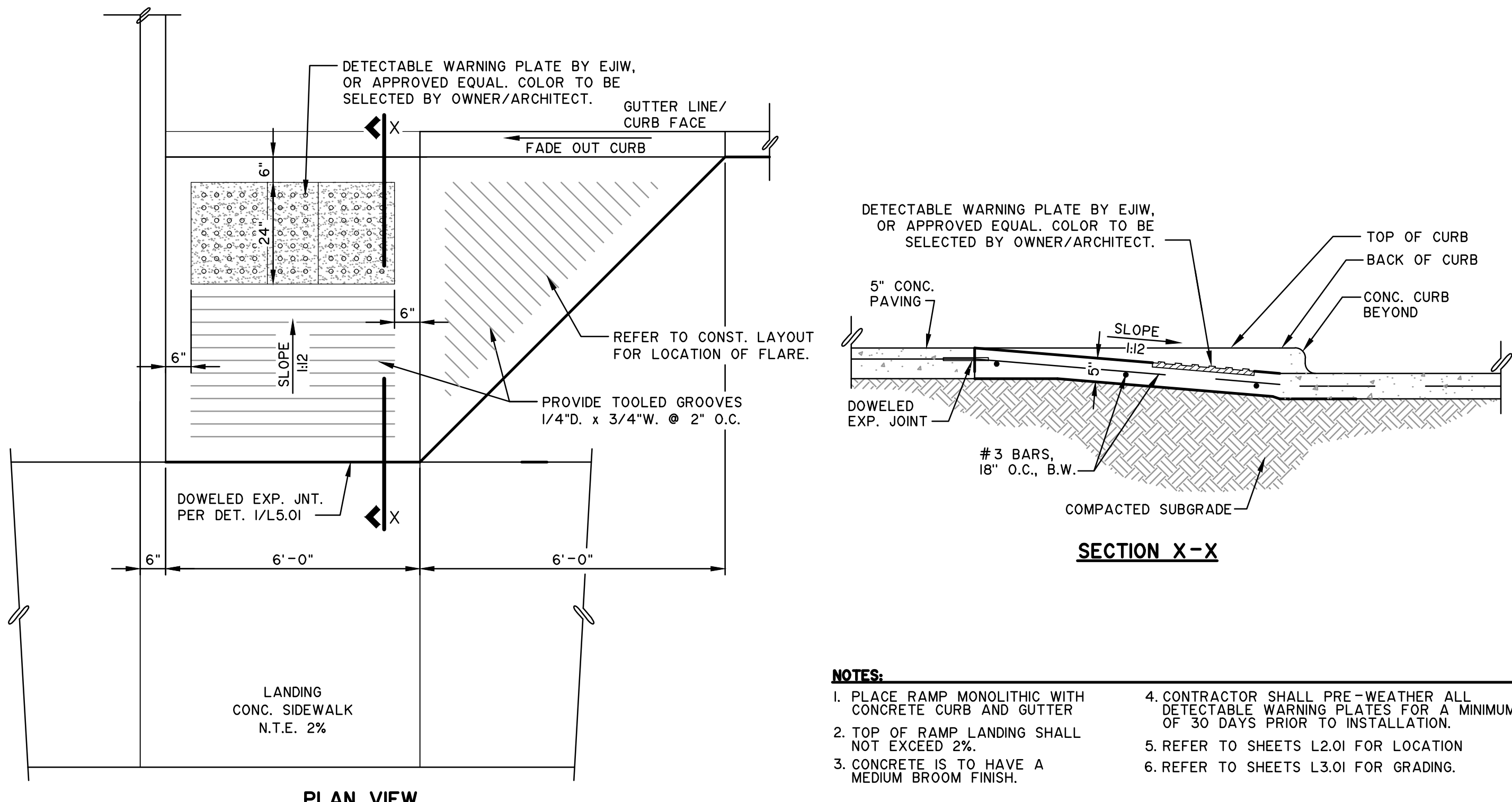
Hcslgn.dwg



2 ACCESSIBLE PARKING

SCALE: 1" = 10'

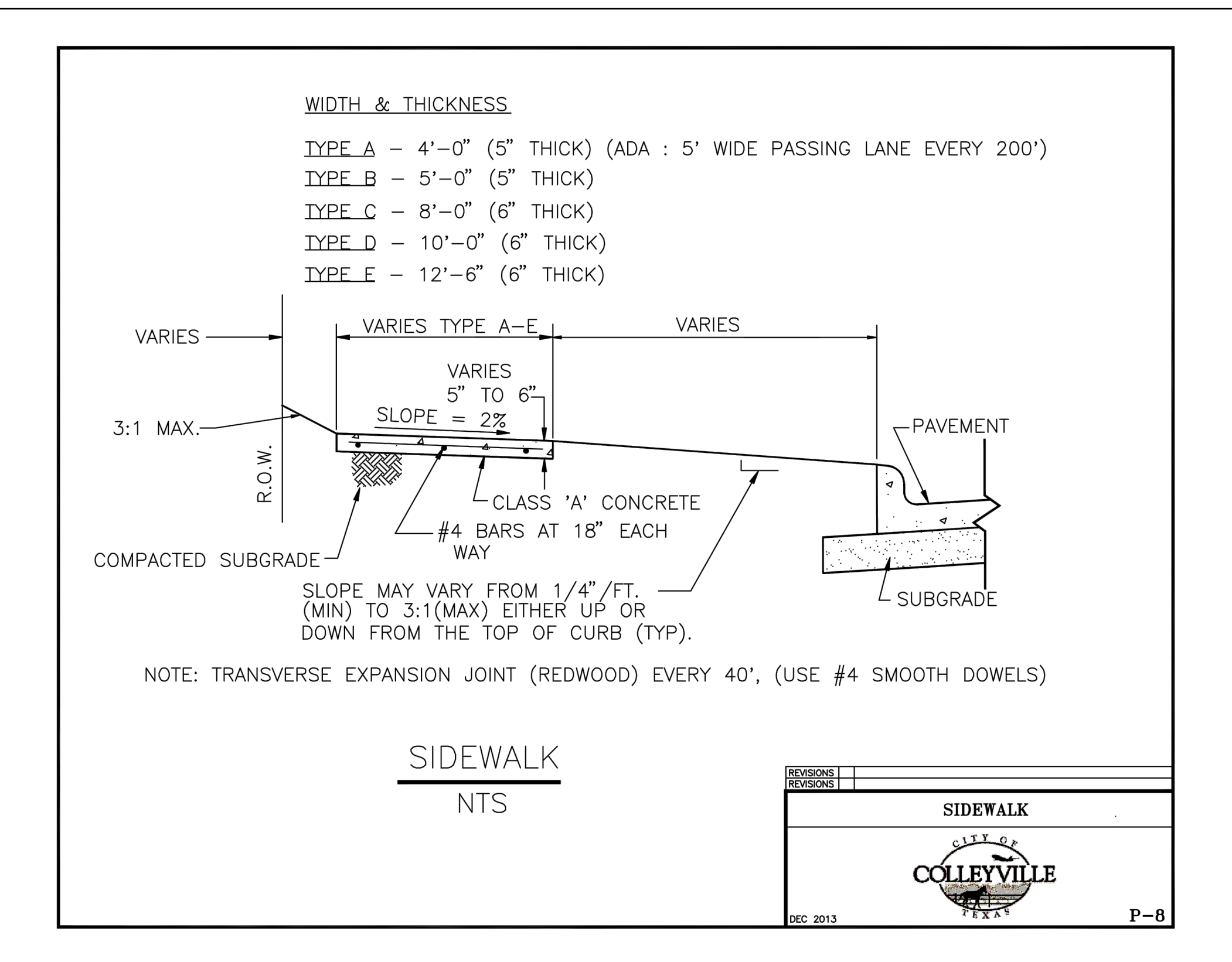
ACCESSIBLE PARKING SPACE TYP.dwg



4 ACCESSIBLE RAMP

SCALE: 1/2" = 1'-0"

AccessRamp5.dwg



FOOTBALL / SOCCER FIELD PACKAGE

COVENANT CHRISTIAN ACADEMY

901 CHEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME:	FOOTBALL/SOCCER FIELD PACKAGE

SITE DETAILS

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.



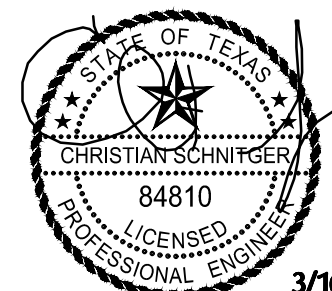
SHEET NO.

L6.02



Schrickel, Rollins and Associates, Inc.
Landscape Architecture - Civil Engineering - Planning
1161 Corporate Drive West Suite 200
Arlington, Texas 76006
Phone: 817.649.3216
Metro: 817.640.8212
Fax: 817.649.7645

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



3/16/2018
Schrickel, Rollins and Assoc., Inc.
Texas Registered Engineering Firm F-522

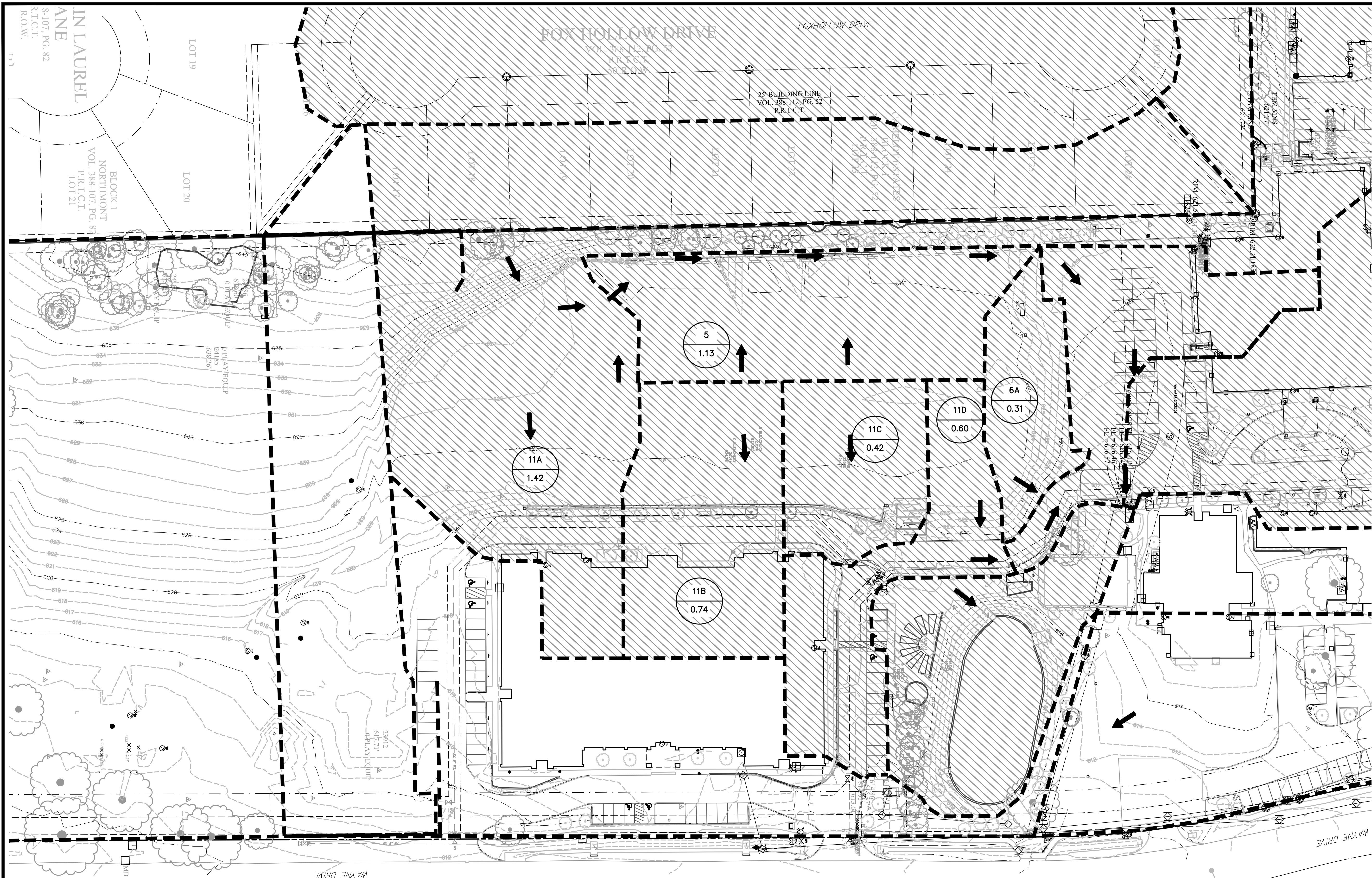
DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CS
DRAWN BY:	JW
JOB NO.	5372
PROJECT NAME:	FOOTBALL/SOCCER FIELD PACKAGE

EXISTING
DRAINAGE AREA
MAP - FIELD

BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

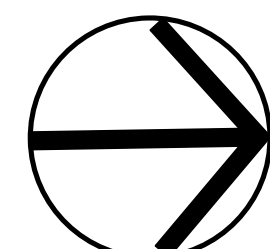
SHEET NO.

C1.00



NOTE:
DRAINAGE AREAS AND RUNOFF COEFFICIENTS HAVE BEEN ADAPTED FROM COVENANT CHRISTIAN ACADEMY IMPROVEMENT
PLANS (2010) FOR CONSISTENCY. HATCHED AREA IS CAPTURED BY DETENTION POND.

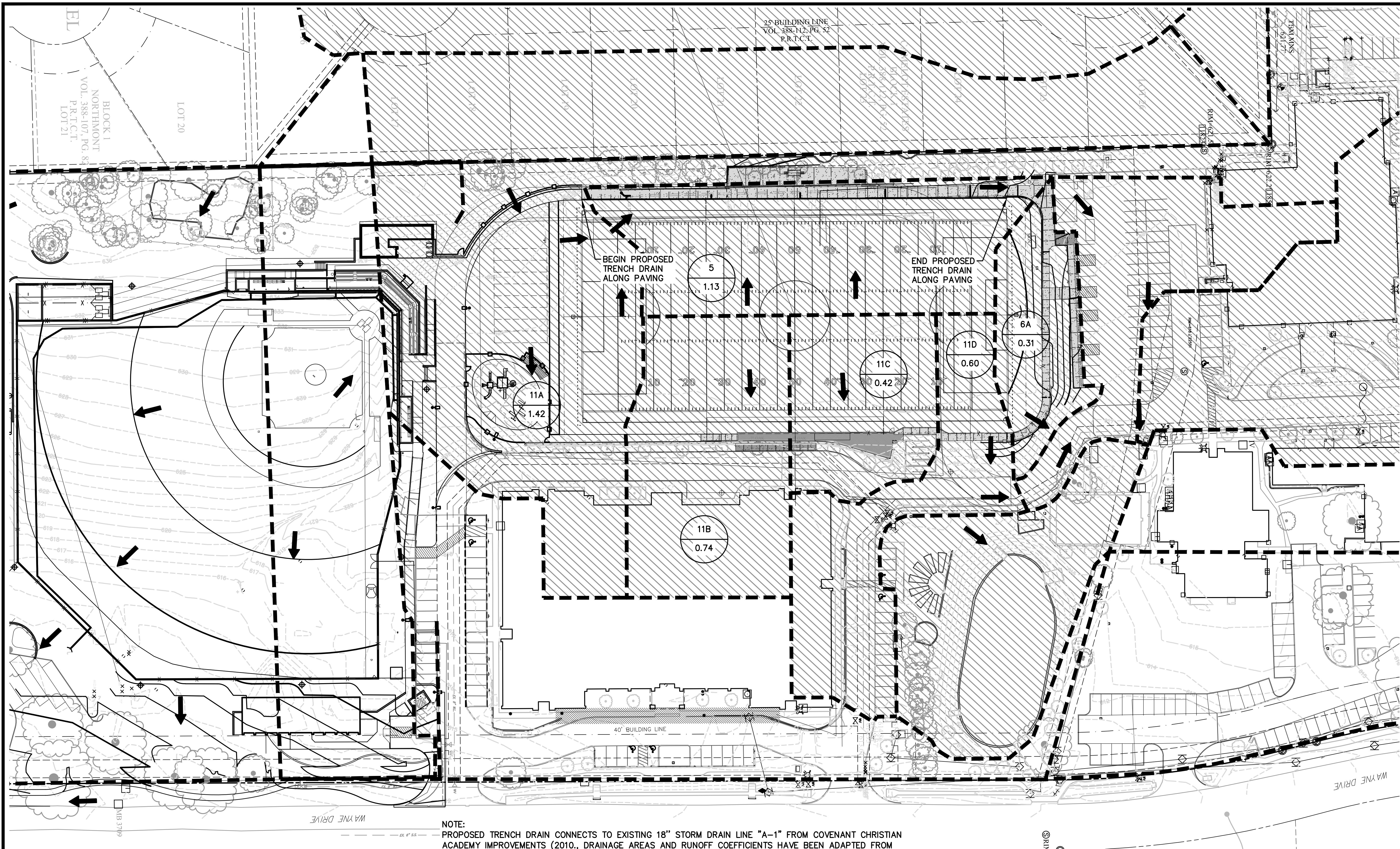
COVENANT CHRISTIAN ACADEMY BASEBALL FIELD - RATIONAL METHOD																
EXISTING CONDITION																
AREA ID	AREA	PARK 'C'=0.30	IMPERVIOUS 'C'=0.95	COMPOSITE 'C'	Tc	I-2	Q-2	I-5	Q-5	I-10	Q-10	I-25	Q-25	I-50	Q-50	I-100
	AC.				MIN.	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS	CFS
5	1.13	1.13	0	0.30	10	4.71	1.60	5.74	1.95	6.51	2.21	7.55	2.56	8.40	2.85	3.13
6A	0.31	0.25	0.06	0.43	10	4.71	0.62	5.74	0.76	6.51	0.86	7.55	1.00	8.40	1.11	1.22
11A	1.42	0.28	1.13	0.82	10	4.71	5.45	5.74	6.64	6.51	7.54	7.55	8.74	8.40	9.72	10.70
11B	0.74	0.38	0.36	0.62	10	4.71	2.15	5.74	2.62	6.51	2.97	7.55	3.44	8.40	3.83	4.21
11C	0.42	0.05	0.37	0.87	10	4.71	1.73	5.74	2.10	6.51	2.39	7.55	2.77	8.40	3.08	3.39
11D	0.60	0.4	0.2	0.52	10	4.71	1.46	5.74	1.78	6.51	2.02	7.55	2.34	8.40	2.60	2.86
TOTAL																
							13.00		15.85		17.97		20.85		23.19	25.51



0 20 40 80
GRAPHIC SCALE IN
FEET

HERITAGE FARMS
INST # D21400098
O.P.R.T.C.T.

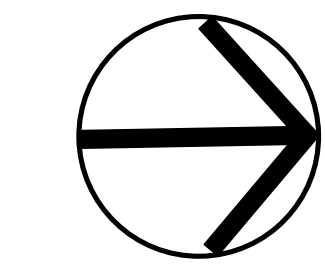
WAYNE DRIVE
VOL. 388-42, PG. 69
P.R.T.C.T.
60' R.O.W.



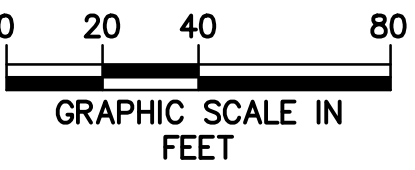
NOTE:
PROPOSED TRENCH DRAIN CONNECTS TO EXISTING 18" STORM DRAIN LINE "A-1" FROM COVENANT CHRISTIAN ACADEMY IMPROVEMENTS (2010). DRAINAGE AREAS AND RUNOFF COEFFICIENTS HAVE BEEN ADAPTED FROM COVENANT CHRISTIAN ACADEMY IMPROVEMENT PLANS (2010) FOR CONSISTENCY. HATCHED AREA IS CAPTURED BY DETENTION POND.
PEAK FLOWS FROM PROPOSED SITE ARE LESS THAN FROM THE EXISTING.

COVENANT CHRISTIAN ACADEMY BASEBALL FIELD - RATIONAL METHOD																	
PROPOSED CONDITION																	
AREA ID	AREA	PARK 'C'=0.30	IMPERVIOUS 'C'=0.95	COMPOSITE 'C'	Tc	I-2	Q-2	I-5	Q-5	I-10	Q-10	I-25	Q-25	I-50	Q-50	I-100	Q-100
	AC.				MIN.	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS	IN./HR.	CFS
5	1.13	1.06	0.07	0.34	10	4.71	1.81	5.74	2.21	6.51	2.50	7.55	2.90	8.40	3.23	9.24	3.55
6A	0.31	0.18	0.13	0.57	10	4.71	0.84	5.74	1.02	6.51	1.16	7.55	1.34	8.40	1.49	9.24	1.64
11A	1.42	0.28	1.13	0.82	10	4.71	5.45	5.74	6.64	6.51	7.54	7.55	8.74	8.40	9.72	9.24	10.70
11B	0.74	0.40	0.34	0.60	10	4.71	2.09	5.74	2.54	6.51	2.88	7.55	3.34	8.40	3.72	9.24	4.09
11C	0.42	0.08	0.34	0.83	10	4.71	1.63	5.74	1.99	6.51	2.26	7.55	2.62	8.40	2.91	9.24	3.21
11D	0.60	0.4	0.2	0.52	10	4.71	1.46	5.74	1.78	6.51	2.02	7.55	2.34	8.40	2.60	9.24	2.86
PEAK FLOW FROM PROPOSED SITE							13.28		16.18		18.35		21.29		23.68		26.05
PEAK FLOW FROM EXISTING SITE							13.00		17.37		19.50		22.37		24.72		27.04

HERITAGE FARMS
INST. # D21400098
O.P.R.T.C.T.



NORTH



WAYNE DRIVE
VOL. 388-42-10-09
P.R.T.C.T.
60' R.O.W.

S

R

A

Schrickel, Rollins and Associates, Inc.
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1161 Corporate Drive West Suite 200
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Fax: 817.649.7645

FOOTBALL / SOCCER FIELD PACKAGE

COVENANT CHRISTIAN ACADEMY

901 CHEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



STATE OF TEXAS
CHRISTIAN SCHNITGER
64810
LICENSED PROFESSIONAL ENGINEER
3/16/2018
Schrickel, Rollins and Assoc., Inc.
Texas Registered Engineering Firm F-522

DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CS
DRAWN BY:	JW
JOB NO.	5372
PROJECT NAME:	FOOTBALL/SOCCER FIELD PACKAGE

PROPOSED

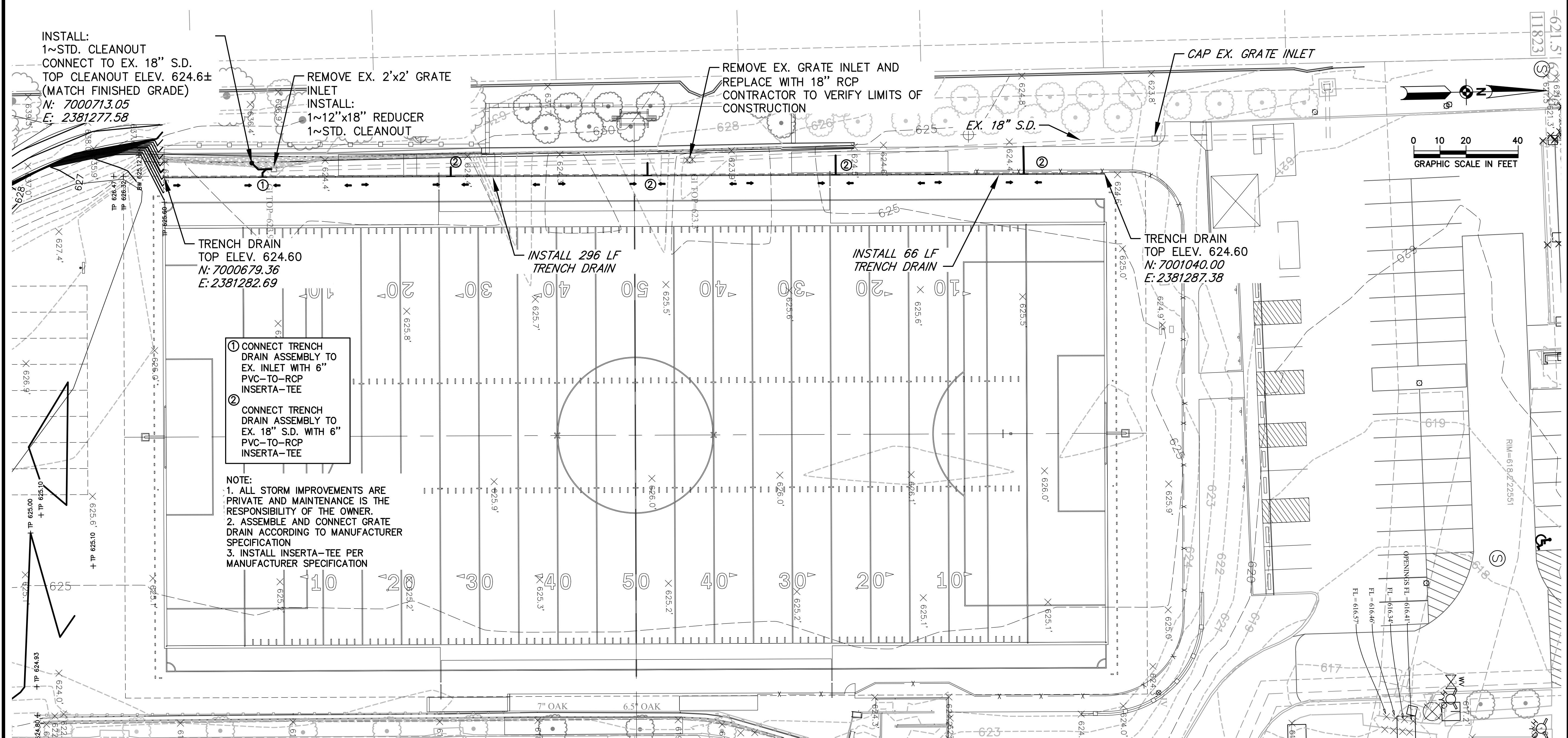
DRAINAGE AREA

MAP - FIELD

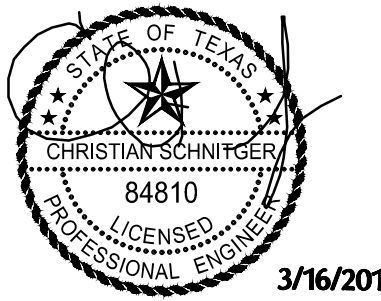
BAR IS ONE INCH LONG ON ORIGINAL DRAWING.
CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.

C1.01



FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
 901 CHEK SPARGER RD.
 COLLEVILLE, TEXAS 76034



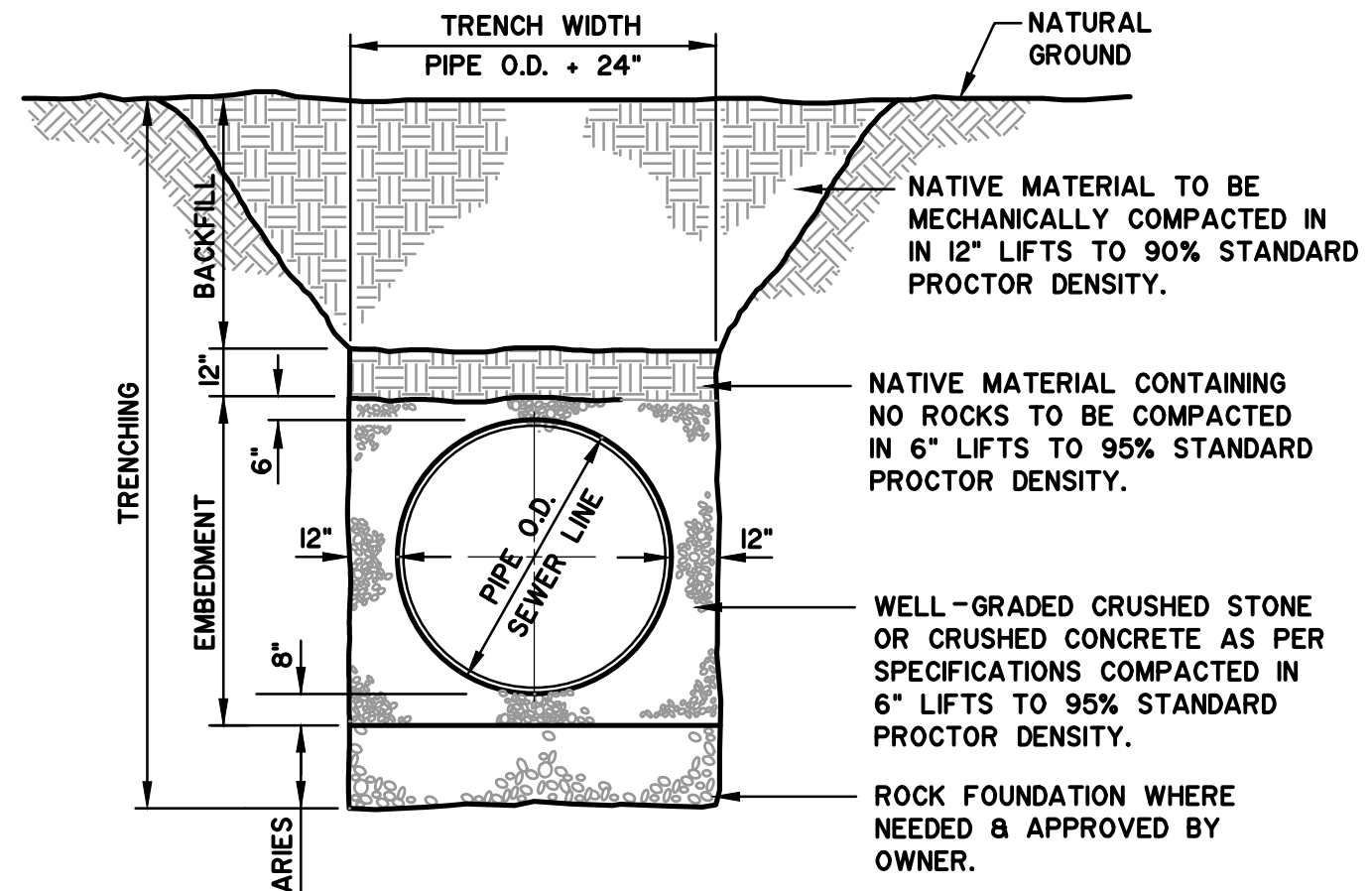
Schrickel, Rollins and Assoc., Inc.
 Texas Registered Engineering Firm F-522

DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME:	FOOTBALL/SOCCER FIELD PACKAGE

STORM DRAIN LAYOUT

BAR IS ONE INCH LONG ON ORIGINAL DRAWING. CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO. **C1.02**



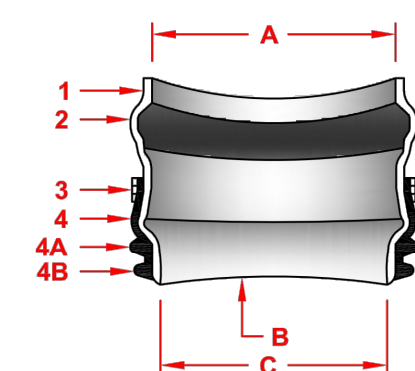
HDPE TRENCHING, EMBEDMENT AND BACKFILL DETAIL

N.T.S.

File:pipe.dwg

FATBOY, SDR 26, SDR 35 GASKETED BELL GRAVITY APPLICATIONS

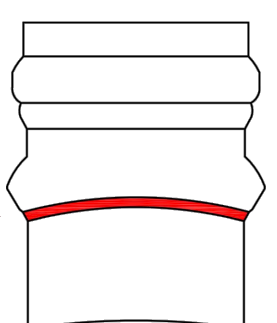
- A. BELL END ACCEPTS PIPE WITH SDR 26, SDR 35 AND ASTM D3034 OR EQUIVALENT O.D. SPECIFICATION IN 4" AND 6" SIZES.
- B. CURVATURE VARIES WITH MAINLINE DIAMETERS.
- C. SPIGOT END SDR 26, PVC SDR 35, ASTM D3034 DIAMETERS: 4" AND 6"



PART	PART NAME	MATERIALS
1	HUB ADAPTOR	PVC SDR 26 ASTM D3034
2	RUBBER GASKET	ASTM F477
3	SECURING CLAMP**	BAND SS #301
4	RUBBER SLEEVE (AVAILABLE IN NITRILE AND EPDM BY SPECIAL ORDER)	SCREW SS #305
4A	UPPER SEGMENT***	HOUSING SS #301
4B	LOWER SEGMENT***	ASTM F477

* OPTIONAL: #316 STAINLESS STEEL BAND, SCREW AND HOUSING
 ** DISTANCE BETWEEN 4A AND 4B WILL VARY BY PRODUCT TYPE
 *** WILL NOT APPEAR ON RUBBER SLEEVES FOR CONCRETE OR CLAY PIPE

INSERTA TEE SIZE	HOLE DIAMETER
4" (100 mm)	4 1/2" (114 mm)
6" (150 mm)	6 1/2" (165 mm)

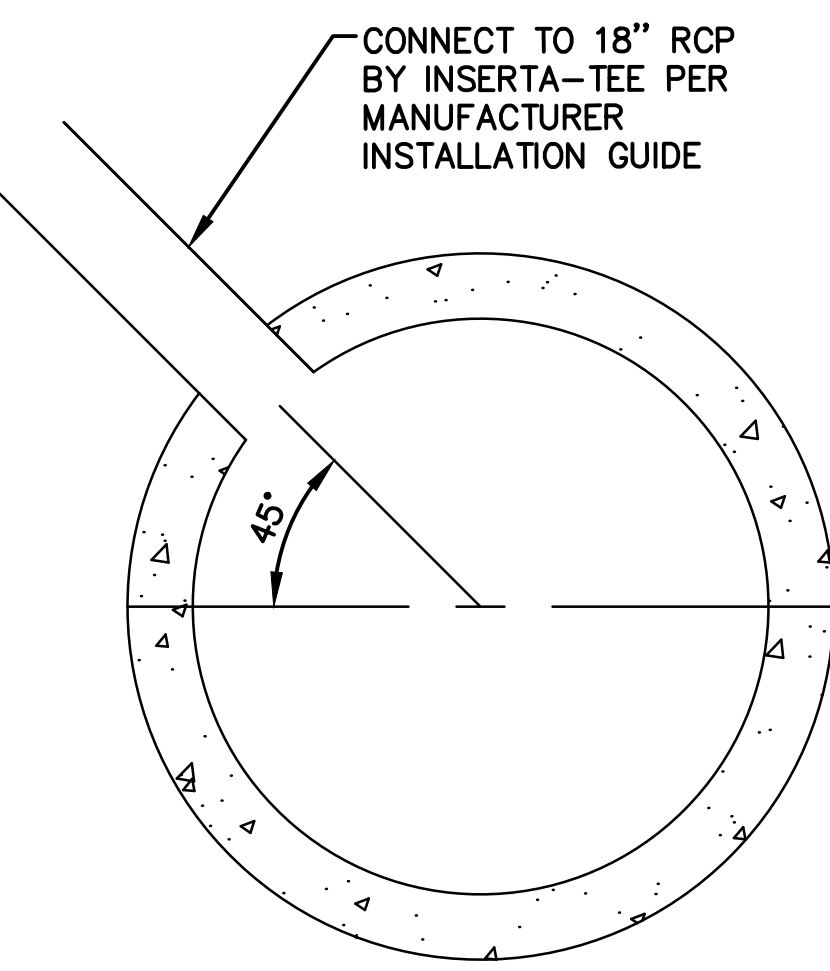


NOTE: RECOMMENDED METHOD OF CUTTING HOLE IS WITH HOLE SAW FOR PVC AND OTHER PLASTICS, AND DIAMOND BIT FOR CONCRETES, CLAY, FRP AND D.I. (SEE INSTALLATION INSTRUCTIONS. HOLE SAWS ARE AVAILABLE FOR PURCHASE OR RENT.)

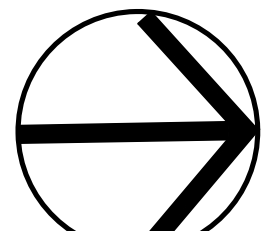


INSERTA TEE | PO BOX 714
 CORNELIUS, OR 97116
 PH: (503) 357-2110 FAX: (503) 359-5417
 SALES@INSERTATEE.COM

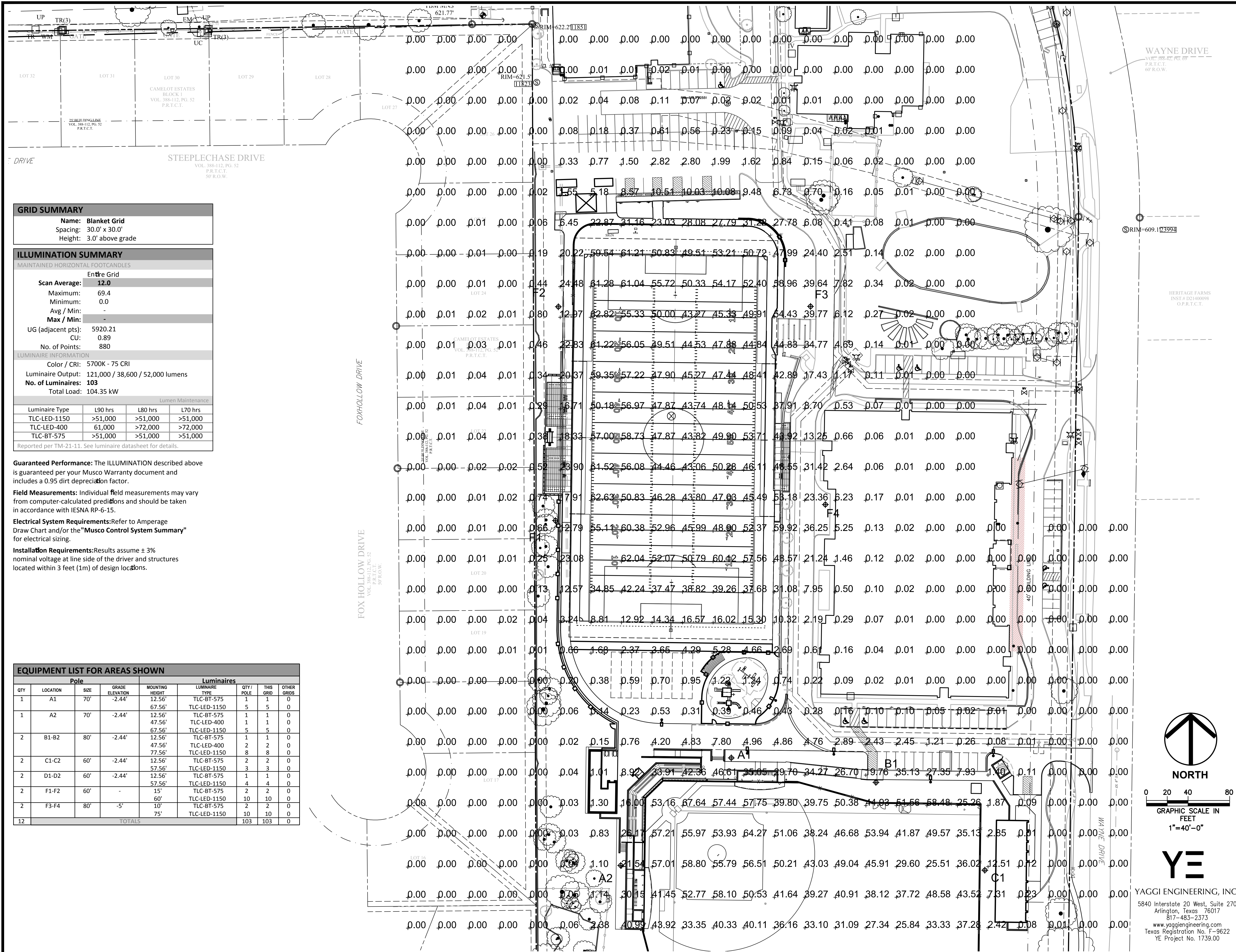
FATBOY, SDR 26, SDR 35 GASKETED BELL GRAVITY APPLICATION SPECIFICATIONS	
SCALE:	NTS
DATE:	9/12/2013
DRAWN BY:	KLJ



INSERTA-TEE TO RCP CONNECTION LOCATION



0 10 20 40
 GRAPHIC SCALE IN FEET



GRID SUMMARY	
Name:	Blanket Grid
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

ILLUMINATION SUMMARY

MAINTAINED HORIZONTAL FOOTCANDLES

Entire Grid

Scan Average:

12.0

Maximum:

69.4

Minimum:

0.0

Avg / Min:

-

Max / Min:

-

UG (adjacent pts):

5920.21

CU:

0.89

No. of Points:

880

LUMINAIRE INFORMATION

Color / CRI:

5700K - 75 CRI

Luminaire Output:

121,000 / 38,600 / 52,000 lumens

No. of Luminaires:

103

Total Load:

104.35 kW

Lumen Maintenance

Luminaire Type	L90 hrs	L80 hrs	L70 hrs
TLC-LED-1150	>51,000	>51,000	>51,000
TLC-LED-400	61,000	>72,000	>72,000
TLC-BT-575	>51,000	>51,000	>51,000

Reported per TM-21-11. See luminaire datasheet for details.

Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document and includes a 0.95 dirt depreciation factor.

Field Measurements: Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume $\pm 3\%$ nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.

EQUIPMENT LIST FOR AREAS SHOWN									
Pole				Luminaires					
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS	
1	A1	70'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				67.56'	TLC-LED-1150	5	5	0	
1	A2	70'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				47.56'	TLC-LED-400	1	1	0	
				67.56'	TLC-LED-1150	5	5	0	
2	B1-B2	80'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				47.56'	TLC-LED-400	2	2	0	
				77.56'	TLC-LED-1150	8	8	0	
2	C1-C2	60'	-2.44'	12.56'	TLC-BT-575	2	2	0	
				57.56'	TLC-LED-1150	3	3	0	
2	D1-D2	60'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				57.56'	TLC-LED-1150	4	4	0	
2	F1-F2	60'	-	15'	TLC-BT-575	2	2	0	
				60'	TLC-LED-1150	10	10	0	
2	F3-F4	80'	-5'	10'	TLC-BT-575	2	2	0	
				75'	TLC-LED-1150	10	10	0	
12	TOTALS					103	103	0	

SRA
Schrickel, Rollins and Associates, Inc.
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1161 Corporate Drive West Suite 200
Arlington, Texas 76006
Phone: 817.649.3216
Metro: 817.640.8212
Fax: 817.649.7645

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF R. TIM YAGGI, P.E. 57030 ON 03/16/18. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

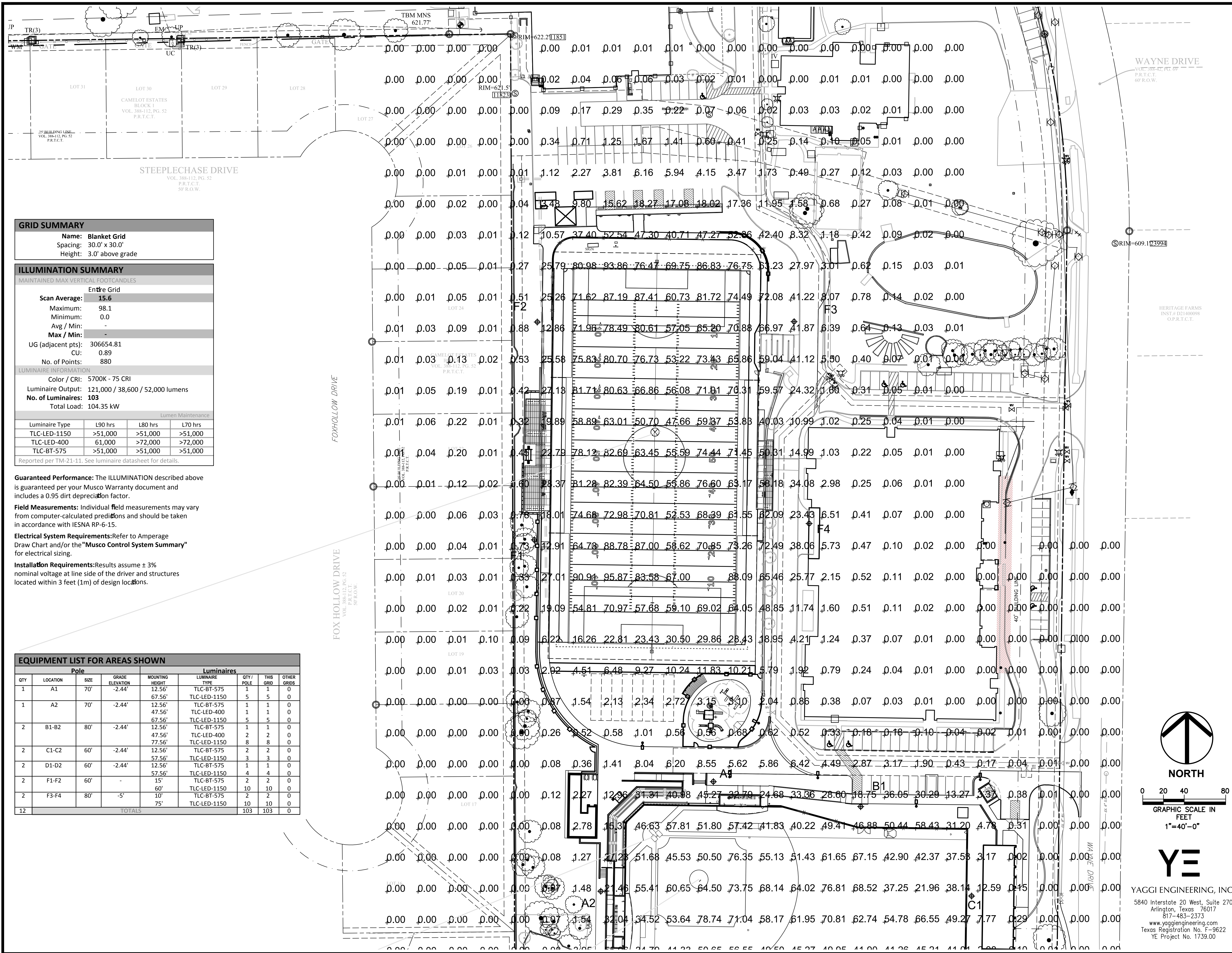
DATE:	MARCH 16, 2018
REVISED:	
STATUS:	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME:	FOOTBALL/SOCCER FIELD PACKAGE

HORIZONTAL
FOOT CANDLE
CALCULATIONS

BAR IS ONE INCH LONG ON ORIGINAL DRAWING. CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO.

EH



GRID SUMMARY	
Name:	Blanket Grid
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

ILLUMINATION SUMMARY			
MAINTAINED MAX VERTICAL FOOTCANDLES			
Entire Grid			
Scan Average:	15.6		
Maximum:	98.1		
Minimum:	0.0		
Avg / Min:	-		
Max / Min:	-		
UG (adjacent pts):	306654.81		
CU:	0.89		
No. of Points:	880		
LUMINAIRE INFORMATION			
Color / CRI:	5700K - 75 CRI		
Luminaire Output:	121,000 / 38,600 / 52,000 lumens		
No. of Luminaires:	103		
Total Load:	104.35 kW		
Lumen Maintenance			
Luminaire Type	L90 hrs	L80 hrs	L70 hrs
TLC-LED-1150	>51,000	>51,000	>51,000
TLC-LED-400	61,000	>72,000	>72,000
TLC-BT-575	>51,000	>51,000	>51,000

Reported per TM-21-11 >Luminaire datasheet for details.

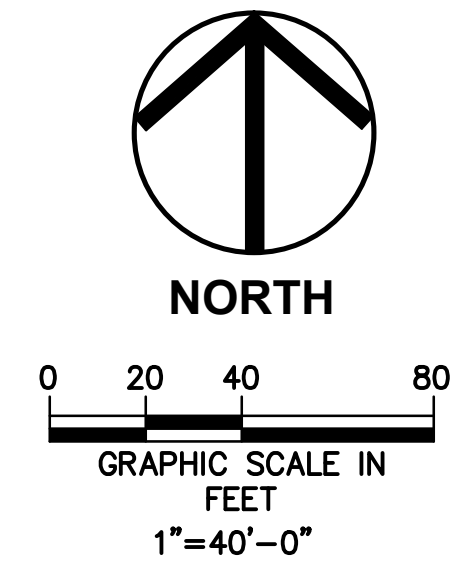
Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document and includes a 0.95 dirt depreciation factor.

Field Measurements: Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume $\pm 3\%$ nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.

EQUIPMENT LIST FOR AREAS SHOWN									
Pole				Luminaires					
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS	
1	A1	70'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				67.56'	TLC-LED-1150	5	5	0	
1	A2	70'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				47.56'	TLC-LED-400	1	1	0	
				67.56'	TLC-LED-1150	5	5	0	
2	B1-B2	80'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				47.56'	TLC-LED-400	2	2	0	
				77.56'	TLC-LED-1150	8	8	0	
2	C1-C2	60'	-2.44'	12.56'	TLC-BT-575	2	2	0	
				57.56'	TLC-LED-1150	3	3	0	
2	D1-D2	60'	-2.44'	12.56'	TLC-BT-575	1	1	0	
				57.56'	TLC-LED-1150	4	4	0	
2	F1-F2	60'	-	15'	TLC-BT-575	2	2	0	
				60'	TLC-LED-1150	10	10	0	
2	F3-F4	80'	-5'	10'	TLC-BT-575	2	2	0	
				75'	TLC-LED-1150	10	10	0	
12	TOTALS					103	103	0	



YAGGI ENGINEERING, INC.
5840 Interstate 20 West, Suite 270
Arlington, Texas 76017
817-483-2373
www.yaggiengineering.com
Texas Registration No. F-9622
YE Project No. 1739.00

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1161 Corporate Drive West
Suite 200
Arlington, Texas 76006
Phone: 817.649.3216
Metro: 817.640.8212
Fax: 817.649.7645

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEYVILLE, TEXAS 76034



THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF R. TIM YAGGI, P.E. 57030 ON 03/19/18. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

DATE: MARCH 16, 2018
REVISED:
STATUS: SITE PLAN SUBMITTAL
DESIGN BY: CW
DRAWN BY: CW
JOB NO. 5372
PROJECT NAME: FOOTBALL/SOCCER FIELD PACKAGE

VERTICAL FOOT CANDLE CALCULATIONS

BAR IS ONE INCH LONG ON ORIGINAL DRAWING. CHECK SCALE AND ADJUST ACCORDINGLY.

SHEET NO. EV

ORDINANCE O-09-1725

AN ORDINANCE OF THE CITY OF COLLEYVILLE, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF COLLEYVILLE, TEXAS, AS HERETOFORE AMENDED; BY REPEALING ORDINANCES O-99-1139 AND O-06-1602; BY AMENDING THE OFFICIAL ZONING MAP AND CHANGING THE ZONING ON 17.7 ACRES ON LOT 1 AND 2, BLOCK 1, COLLEYVILLE PRESBYTERIAN CHURCH ADDITION, AND LOTS 1, 2, 3 AND 4, BLOCK 3, SOUTHGATE ADDITION FROM THE R40-SINGLE FAMILY RESIDENTIAL ZONING DISTRICT AND THE PUDC-PLANNED UNIT DEVELOPMENT COMMERCIAL ZONING DISTRICT TO THE PUDC-PLANNED UNIT DEVELOPMENT COMMERCIAL 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 rezoning under Case No. ZC09-004; and

WHEREAS, Ordinances O-99-1139 and O-06-1602 are hereby repealed in their entirety; 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 changing the zoning on 17.7 acres on Lots 1 and 2, Block 1, Colleyville Presbyterian Church Addition, and Lots 1, 2, 3 and 4, Block 3, Southgate Addition from the R40-single family residential zoning district and the PUDC-Planned Unit Development Commercial zoning district to the PUDC-Planned Unit Development Commercial zoning district, as depicted in Exhibit "A".
- Sec. 3. THAT the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Colleyville as heretofore amended, and as amended herein.
- Sec. 4. THAT Ordinances O-99-1139 and O-06-1602 are hereby repealed in their entirety.
- Sec. 5. THAT the above described tract of land shall be subject to the following conditions:

1. GENERAL

- a. The purpose of this PUDC is for church and private school uses.
- b. This property is subject to all the regulations contained in the Colleyville Land Development Code, except where amended by this Ordinance.

2. SITE PLAN AND PLATTING

- a. The development of this property shall be generally consistent with the site plan attached as Exhibit "B".
- b. Prior to the issuance of any building permit, a replat of the subject properties must be submitted and approved. No building permit may be issued until said plat is filed with the County Clerk.

3. PERMITTED AND PROHIBITED USES

1. The following land uses shall be permitted within the Planned Unit Development:
 2. Church
 3. Private elementary, secondary and high school not to exceed 750 students total.
 4. Recreational and athletic uses incidental and accessory to the uses listed above.

4. BUILDINGS AND SITE PLAN APPROVAL

- a. The following buildings shall be allowed as described below and depicted on Exhibit "B":
 1. Secondary School 46,000 square feet maximum (existing)
 2. Administration 6,000 square feet maximum (existing)
 3. Administration 6,000 square feet maximum (phase 1)
 4. Grade School 22,000 square feet maximum (phase 1)
 5. Athletic Field Seating for 400 people maximum (phase 1)
 6. Library 6,000 square feet maximum (phase 2)
 7. Multi-purpose 19,200 square feet maximum (phase 2)
 9. High School 48,000 square feet maximum (phase 3)
- b. Prior to construction, the high school shown above, described as phase three construction, shall require the approval of a detailed site plan and building elevations. The 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.

- c. All buildings constructed as part of this development shall be generally consistent with the building elevation designs, attached as Exhibit "D".

5. PORTABLE STRUCTURES

- a. All existing portable classroom structures on the subject properties shall be removed prior to the issuance of the certificate of occupancy for the buildings described as phase one construction in the Statement of Planning Objectives attached as Exhibit "C". If no building permit has been issued for said buildings as of September 1, 2010, all portable buildings shall be removed from the property no later than September 30, 2010.

6. PARKING

- a. Prior to the completion of phase one construction, there shall, at a minimum, be enough on-site, off-street parking spaces provided to accommodate the maximum enrollment of 750 students.
- b. In order to ensure adequate parking is provided at all times, no athletic events involving competition with another school may occur during normal school hours.
- c. All off-street parking required as part of this development shall meet the requirements of the Land Development Code, except where amended herein.

7. LIGHTING

- a. All lighting including parking lot, building and security lighting shall be directed away from residential areas and shall provide a maximum candle illumination of 0.5 foot candles as measured from the property line.
- b. There shall be no permanent lighting nor shall there be any nighttime illumination of any kind for the athletic field.

8. LANDSCAPING, BUFFERING AND OPEN SPACE

- a. The development shall provide a minimum of 60 percent of open space.

- b. Prior to the issuance of the certificate of occupancy for each building, there shall be a minimum of one three (3) inch caliper tree planted per each 40 feet of frontage and one five (5) gallon shrub planted per each five (5) feet of frontage along Wayne Drive and Cheek Sparger Road. The species and planting specifications shall adhere to the requirements of the Land Development Code.
- c. A 20 foot landscape buffer shall be maintained along the western boundary of the development and along the boundary of Lot 5, Block 3, Southgate Addition. Additionally, the landscape buffers shall contain live plant material of the evergreen variety which is expected to grow to six (6) feet height in two (2) years, a minimum of three (3) feet in height at the time of installation and planted on six (6) foot centers. The required plantings shall be required in the buffer along the western property line prior to the completion of the athletic field and only adjacent to the stadium and any other existing buildings. The buffer along the boundary of Lot 5, Block 3, Southgate Addition shall be planted prior to the completion of the phase one construction.

9. SIDEWALKS

- a. A minimum five (5) foot sidewalk shall be constructed along Cheek Sparger Road prior to the issuance of the certificate of occupancy for the high school (phase four).
- b. A minimum five (5) foot sidewalk shall be constructed along Wayne Drive prior to the issuance of any certificate of occupancy.

10. FENCES AND SCREENING

- a. A minimum eight (8) foot wood fence with masonry columns placed every 20 feet shall be constructed along the western boundary of the development adjacent to Lots 19 through 26, Camelot Estates Addition located in the City of Bedford and along Lot 5, Block 3, Southgate Addition in Colleyville prior to the issuance of any certificate of occupancy.

11. OTHER

- a. The bleachers for the athletic field shall meet the design and specifications shown in Exhibit "E".
- b. A traffic impact analysis (TIA) shall be required prior to the issuance of a building permit for any permanent structure. At a minimum, the TIA shall include the following:

- (1) A revised analysis of traffic impact on Cheek Sparger Road due to change in overall traffic movement in the area and with potential increase in enrollment of students;
- (2) Evaluation of the north/south traffic flow during peak and non-peak periods on Wayne Drive;
- (3) The impact of vehicles turning onto Wayne Drive from new development during peak and non-peak periods;
- (4) An analysis of minimum and optimum requirements for additional turn lanes on Cheek Sparger and Wayne Drive;
- (5) An analysis of minimum hard surface shoulder construction needs for vehicle drop off and pick up areas;
- (6) An analysis of the development impact upon the intersection of Wayne Drive and Cheek Sparger Road;
- (7) A site plan of the development that includes all surrounding public streets depicting any improvements and recommendations required as part of the TIA.

The TIA shall be submitted to the City Council for review and approval of both the TIA and the required improvements (both on-site and off-site) shown necessary by the TIA. No building permit shall be issued for any permanent structure allowed by this ordinance until the required improvements recommended by the TIA are made by the applicant and approved by the City.

- c. In lieu of improvements to Wayne Drive required as part of the proposed development, the applicant shall pay into escrow a perimeter street fee to be determined by the City Engineer prior to the filing of the replat for the property.
- d. Beginning at the westernmost corner of Lot 1R, Block 1, Colleyville Presbyterian Church Addition, where it is adjacent to Cheek Sparger Road thence commencing approximately 500 feet eastward along the south side of Cheek Sparger Road to the edge of the existing driveway approach there shall be installed a 15 foot wide all-weather surface shoulder, approved and inspected by the Public Works Director prior to the issuance of the certificate of occupancy for phase one construction.

- 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.

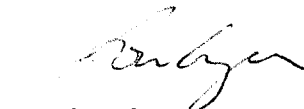
AND IT IS SO ORDERED.

The first reading and public hearing being conducted on the 4th day of August 2009.

The second reading and public hearing being conducted on the 18th day of August 2009.

ATTEST:

Cynthia Singleton, TRMC, CMC
City Secretary

CITY OF COLLEYVILLE

Jon Ayers
Mayor Pro Tem

APPROVED AS TO FORM AND LEGALITY:

Matthew C. G. Boyle
City Attorney

EXHIBIT "A"- Location and Zoning Map

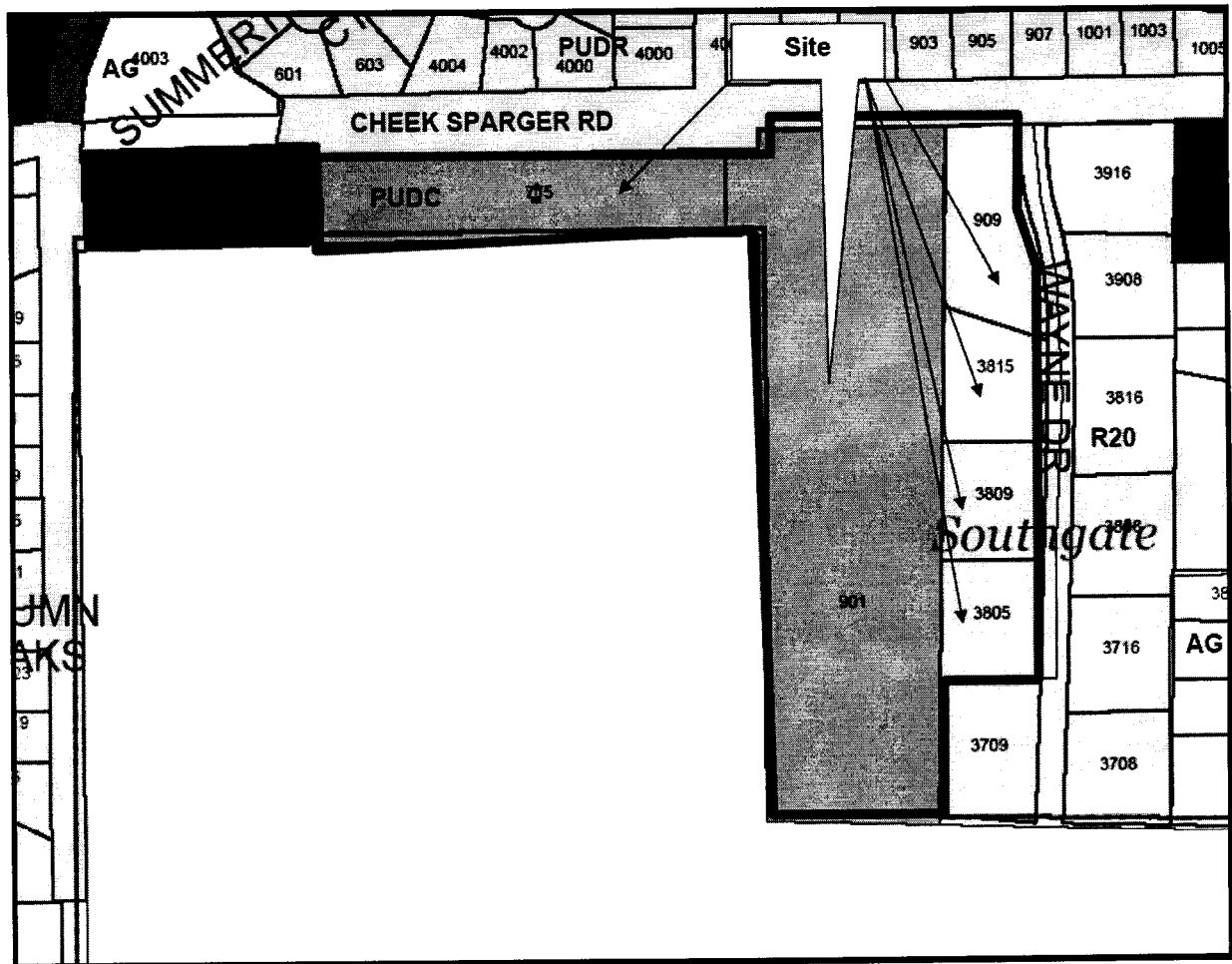


EXHIBIT "B"- Site Plan

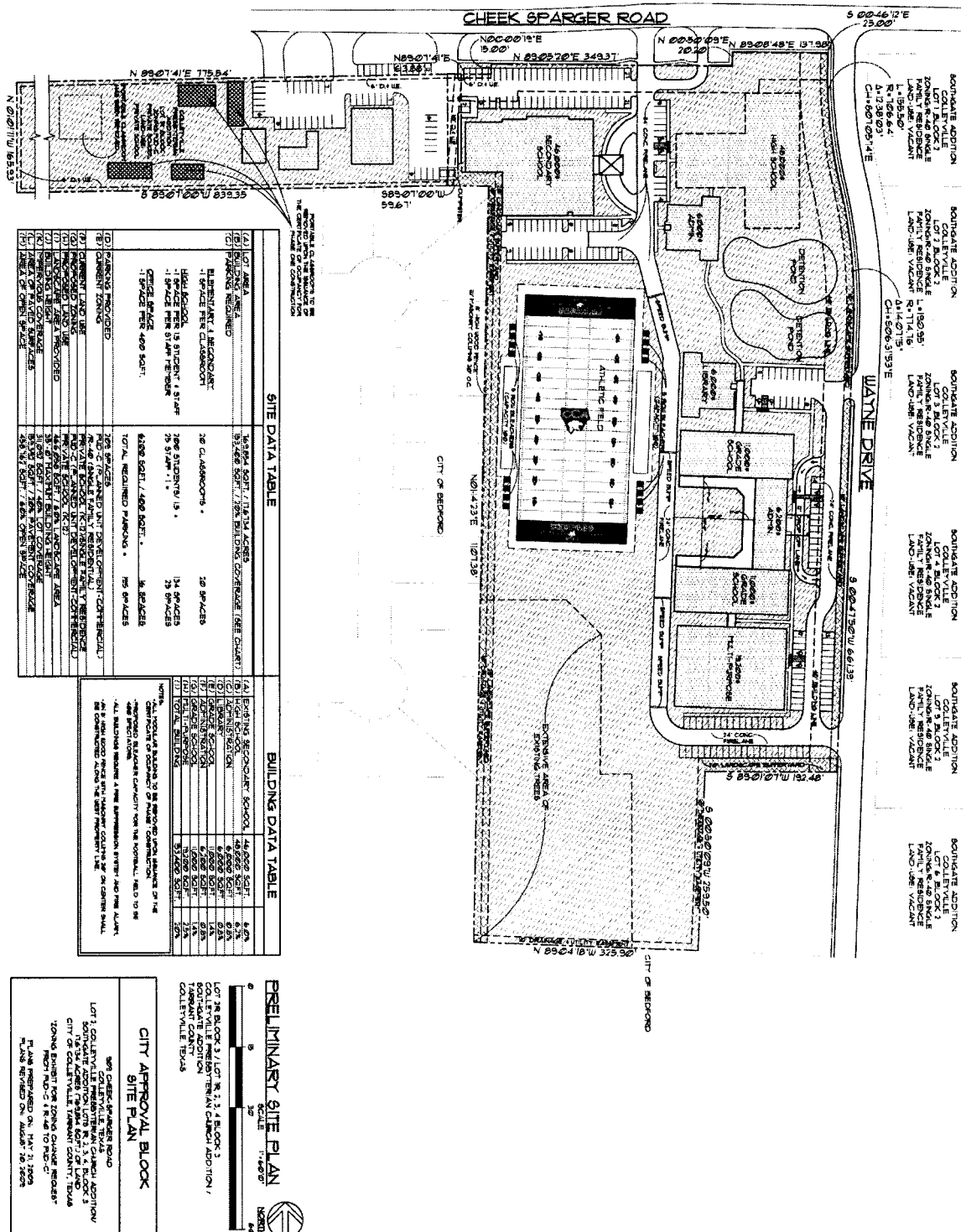


EXHIBIT "C"- Statement of Planning Objectives

ATTACHMENT TO PUD-C ZONING CHANGE APPLICATION OF COVENANT CHRISTIAN ACADEMY AND PRESBYTERIAN CHURCH IN AMERICA – COLLEYVILLE, TEXAS

The property for which this proposed zoning is to occur is located at the southwest corner of Cheek Sparger Road and Wayne Drive. The overall 17.6734 acre piece of property is comprised of numerous individual lots zoned for both PUD-C and R-40 uses (see attached legal description). It is the intent of this zoning application to redact the current zoning for the property and rezone the property into one zoning classification (PUD-C) to be used primarily for church and educational use as described below:

PERMITTED USES

1. Church and other uses associated with churches, such as worship activities, Sunday School, and church related educational purposes.
2. Private primary and secondary school purposes.
3. Recreational and athletic purposes associated with uses 1. and 2. above.
4. Any combination of the permitted uses and any accessory uses incidental and secondary to the allowed principal uses.

STATEMENT OF PLANNING OBJECTIVES

Covenant Christian Academy is a highly respected educational institute serving students in and around Colleyville since 1979. The objective of this PUD-C request is to move forward improving the Physical Plant so as to better serve the students and faculty within our school with improvements in our academic, athletic and recreational facilities. Grade school classrooms are planned with the appropriate recreational areas appropriate to grade levels. Athletic field improvements are also included to promote on campus training, practice and game facilities for our school teams as well as outreach opportunities for serving assorted local clubs and associations. Athletic field shall be lighted for nighttime use. Finally, a future high school building and an enclosed multi-purpose facility is planned as part of our long-term goals.

Upon grant of the zoning change requested herein, it is anticipated that the main Property Owners (Covenant Christian Academy – "CCA") will immediately move forward with a replat request (the replat may proceed concurrent with zoning request). The existing PUD-C required the removal of the portable classroom buildings and the construction of permanent structures to house the students within a certain timeframe. Two of the portable buildings have already been removed in accordance with current PUD requirements. This request will incorporate that condition into our PUD-C. Construction of the three (3) grade school buildings will begin almost immediately (Phase 1). These initial improvements will provide classroom and administration space necessary to eliminate the existing portable classroom buildings. While those portable buildings are not on CCA-owned property and are located outside of the area of our PUD-C request, the removal of those buildings is herein represented as a condition of our request. All portable buildings are to be removed upon issuance of the certificate of occupancy of Phase 1 Construction or approximately September, 2010.

EXHIBIT "C"- Statement of Planning Objectives Continued

Realize that the proposed development of this property is planned to provide an improved learning atmosphere for the existing student base including a library, computer lab, dedicated art studio, music room, and science lab. The development is not intended to accommodate an influx of additional students in excess of the current enrollment. Student enrollment has fluctuated between 500 to just under 600 over the last seven years. A student enrollment of 600 is the design population for which this PUD-C has been designed for.

Presbyterian Church in America – Colleyville, Texas ("Colleyville Presbyterian") was the entity that started CCA. The school became independent of the church in 1999. CCA has been in operation for many years and has been a good neighbor and citizen in the City of Colleyville. Numerous residents of the community have contributed vast amounts of time and monetary resources to further this private school. CCA owns the majority of the property along the west side of Wayne Drive with the exception of Lots 1 and Lot 5 (Southgate Addition, Block 3). Lot 1 is currently under contract to CCA and is a part of this PUD. The original 10 acre portion of CCA property was purchased with the anticipation of the construction of school facilities on the Property. This zoning change is necessitated as a result of the City's zoning ordinance which does not allow additional construction of educational facilities on the CCA property without approving a new PD Development. The City's zoning ordinance was instituted just after the original property was purchased. The use of the Property has long been planned and has been existent for a number of years. The requested change is therefore consistent with the existing use of the Property. Conversion of the existing Property of CCA into its proposed use is logical and does not take other commercial property of the City out of use for retail and other higher commercial uses as desired by the City of Colleyville.

City of Bedford residential neighborhoods are located to the west and south of this development. The athletic field and treed area on the southern portion of the property (trees to remain) serve as a buffer to these residential areas and are certainly compatible with adjoining uses. The existing athletic field will remain in approximately the same location, thus having little additional effect on the neighbors in Bedford. These same areas will also easily satisfy any requirements for open space with might be associated with this zoning request. The area east of Wayne Drive, across the street from this Property, is comprised of vacant land zoned for Agricultural use and two remaining residential homes (zoned R-40). The Saddlebrook Subdivision is located north of this property across Cheek Sparger Road (zoned PUD-R).

Prior zoning changes (PUD's) on this property attempted to satisfy CCA requirements, but contained numerous concessions requested by adjoining property owners. Since the most recent PUD-C, CCA has acquired additional properties along Wayne Drive, thus eliminating all but one of the prior adjacent property owners. This PUD-C addresses the rezoning of the recently acquired and original CCA and Colleyville Presbyterian property as well as those that are to be acquired (Lot 1).

DEVELOPMENT SCHEDULE

EXHIBIT "C"- Statement of Planning Objectives Continued

The stages and phases of development are planned as follows:

- Phase 1 - Grade School Construction (begin immediately and finish in approximately 15 months)
- Phase 2 - Multi-Purpose Facility Construction (no completion date established)
- Phase 3 - Athletic Field and Stadium (no completion date established)
- Phase 4 - High School (no completion date established)

* Realize that much of the timing of construction will be dependent on fund raising activities. The Applicant requests that no specific deadlines or time frames be associated with this Development Schedule.

STATEMENT OF PROPOSED OWNERSHIP

The ownership of the Property will not change other than the fact that Lot 1 is expected to be acquired by CCA contingent upon zoning approval.

STATEMENT OF UTILITIES/INFRASTRUCTURE TO BE PROVIDED

All major utilities, water, sewer and drainage are either already on or immediately adjacent to all of the Property. The attached preliminary engineering drawings detail the proposed water, sewer and drainage infrastructure that will be constructed to accommodate the proposed development of this property. Required easements for all utilities around and on the Site either already exist or will be provided by Plat or separate instrument as necessary.

Regarding roadway infrastructure, CCA intends to improve Wayne Drive for its entire length of frontage. The existing asphalt roadway will be widened from the centerline to the west to form ½ of the required 31' B-B City Street Section. In other words, CCA will build a 15.5' street section along its side of the existing Wayne Drive. A 4' sidewalk will be constructed along the west right-of-way of Wayne Drive for its entire length along the CCA frontage. CCA would also entertain entering into a City-Developer Agreement to reconstruct Wayne Drive along the entire school frontage from its existing state to a full width 36' B-B street section to allow on-street parking. CCA would be willing to contribute the funds for 15.5' width of the roadway while the City pick up the cost for the remaining 20.5' width.

Recent improvements to Cheek Sparger Road have already been made by CCA as required by the earlier PUD-C.

IMPACT FEES:

Granting of this request will not introduce additional students to this location. The classrooms in Phase 1 will replace the existing classrooms currently located in the Portable Buildings. No net increase in impact will be felt from these improvements as we

EXHIBIT "C"- Statement of Planning Objectives Continued

are simply relocating existing students into the new, larger classroom and appropriate educational spaces.

By this application we are requesting following consideration and adjustment on the applicable impact fees:

- 1) Roadway Impact and Perimeter Street Fees: Full impact fee credit allowed for the amount of road way improvement both to Wayne Drive as illustrated in this request as well as the previous substantial improvements along Cheeksparger Drive. We request that the required street and sidewalk construction be limited to what is shown on our Site/Concept Plan and related engineering plans.
- 2) Parkland Dedication Fees: We understand that Parkland Dedication Fees do not apply to this development.
- 3) Water and Sanitary Sewer (Builder) Impact Fees: Full impact fee credit shall be allowed for the installation of the new 8" water line along the full length of property along Wayne Drive. This water line is replacing an existing 2" water line. Again, the impact from the introduction of these new classroom buildings will be totally offset by the elimination of the impact now present with the portable classroom buildings to be removed from site.
- 4) Tree Mitigation Fees: Full tree mitigation fee credit shall be allowed mainly due to the effort taken to preserve the majority of the existing trees located at the southwest corner of the property. Over 90% of the existing trees on the overall property are to be retained.

This instrument is attached to an incorporated into the zoning application signed by the Property Owners and their representative.

EXHIBIT "D"- Building Elevations

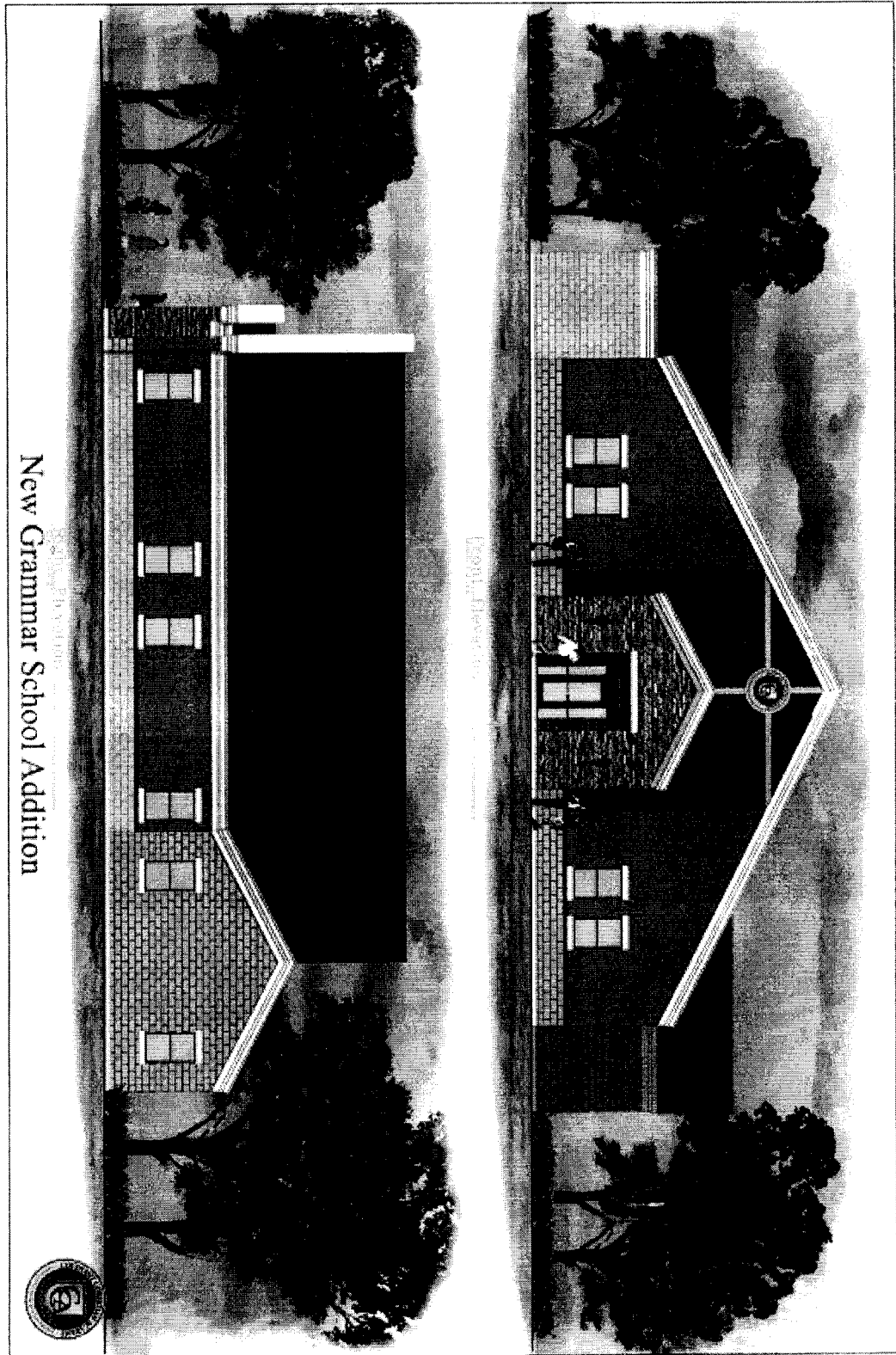
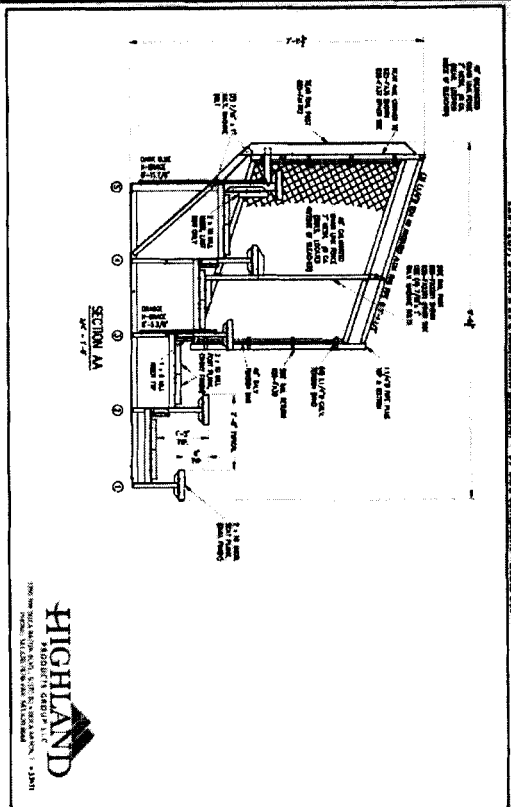
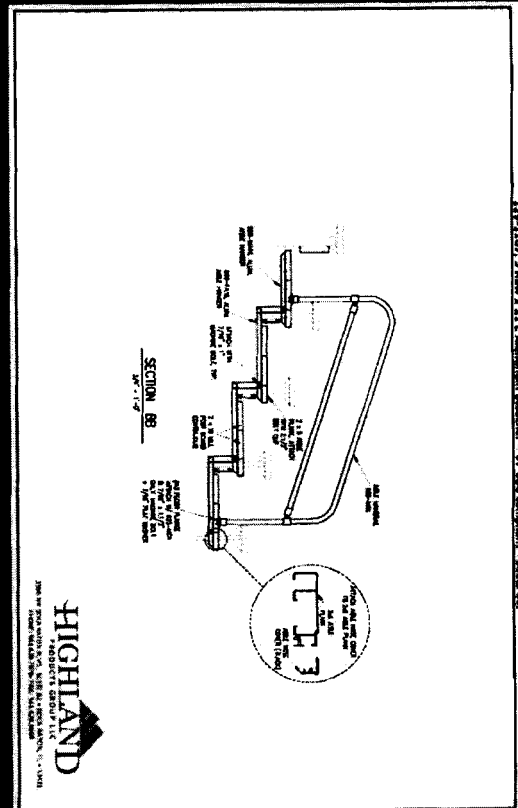
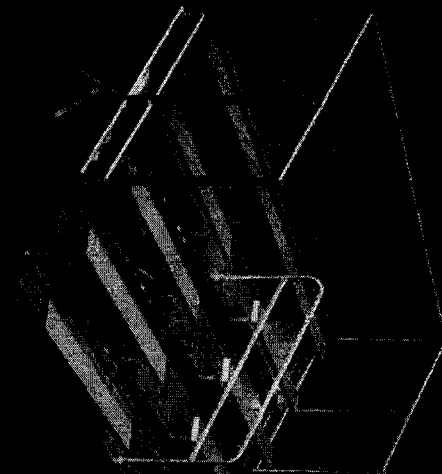


EXHIBIT "E"- Bleacher Details

Bleacher Details



BLEACHER SPECIFICATIONS

ORDINANCE O-13-1876

AN ORDINANCE AMENDING ORDINANCE O-09-1725 CONDITIONS AND AMENDING THE OFFICIAL ZONING MAP AND CHANGING THE ZONING ON LOT 5, BLOCK 3, SOUTHGATE ADDITION FROM THE R40-SINGLE FAMILY RESIDENTIAL DISTRICT TO THE PUD-C-PLANNED UNIT DEVELOPMENT COMMERCIAL 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-09-1725 on August 18, 2009, to establish the zoning of 17.7 acres on Lot 1 and 2, Block 1, Colleyville Presbyterian Church Addition, and Lots 1, 2, 3 and 4, Block 3, Southgate Addition; and

WHEREAS, the applicant has requested an amendment to Ordinance O-09-1725 and requests to rezone Lot 5, Block 3, Southgate Addition so as to incorporate the property into the PUD authorized by Ordinance O-09-1725 under Case ZC13-004; 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-09-1725.
- 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 Lot 5, Block 3, Southgate Addition from the R40-Single Family Residential District to the PUD-C-Planned Unit Development Commercial District, as depicted in the attached Exhibit "A".
- 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. SITE PLAN AND PLATTING

- a. The development of this property shall be generally consistent with Exhibit "B" and Exhibit "C".
- b. Prior to the issuance of any building permit involving Lot 5, Block 3, Southgate Addition, a replat of the subject properties must be submitted and approved such that Lot 5, Block 3, Southgate Addition is incorporated into the Covenant Christian Academy Addition.

2. PERMITTED AND PROHIBITED USES

- a. Section 5(3)3 of Ordinance O-09-1725 is deleted and is replaced with the following:

Private elementary, secondary, and high school not to exceed 855 students total.

3. BUILDINGS AND SITE PLAN APPROVAL

- a. This section shall repeal Section 5(4)a of Ordinance O-09-1725. The following buildings shall be allowed as described below and depicted and described on Exhibits "B" and "C".
 1. Addition of 42,400 square feet to the secondary school building (Redeemer Hall)
 2. Addition of 27,000 square feet to the administration building (Nissi Hall)
 3. Addition of a 50,000 square foot gymnasium
 4. New baseball stadium and parking garage
 5. Expansion to existing football/soccer field
 6. All buildings and improvements existing on the date of adoption of this Ordinance within the boundaries of this PUD-C-Planned Unit Development Commercial District
 7. New 40,000 square foot, two-story church facility on the western portion of Lot 1R, Colleyville Presbyterian Church Addition on the Planned Unit Development Property
- b. Prior to construction, the baseball stadium, baseball lighting, parking garage, expansion to the existing football/soccer field shown above and football/soccer field lighting shall require the approval of a detailed site plan and building

elevations. The 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 City Council upon the recommendation of the Planning and Zoning Commission.

- c. All buildings shall, at a minimum, meet the building design and masonry requirements of Chapter 6-Building Design in the Land Development Code.

4. PARKING

- a. Prior to the final inspection of any building expansion or construction described Section 3, there shall, at a minimum, be adequate on-site, off-street parking spaces provided to accommodate the maximum enrollment of 855 students.
- b. Section 5(6)a of Ordinance O-09-1725 is hereby deleted.

5. LANDSCAPING AND BUFFERING

- a. The development shall provide a minimum of 35 percent of open space. This section shall replace and supersede Section 5(8)a of Ordinance O-09-1725.
- b. Section 5(8)c of Ordinance O-09-1725 is hereby deleted.
- c. Prior to the final inspection of the construction of the new baseball stadium, there shall be a minimum of 360 caliper inches of trees planted on the subject property. Prior to the final inspection for any building construction authorized by this ordinance, there shall be a minimum of 270 caliper inches of trees planted on the subject property. All new trees planted within this development, whether required or not, shall be a minimum of four (4) inches in caliper width. At its election, the property owner may cause or pay for new trees of a minimum of three (3) inches in caliper width to be planted adjacent to the Planned Unit Development District on the residential lots in neighboring Bedford as part of the

natural screen between those lots and the uses in the Planned Unit Development District. The total caliper width in inches of any such trees planted on the Bedford lots will also be credited to the total number of caliper inches of trees required in the PUD Planned Unit Development District.

- d. All landscaping within this development shall meet the minimum requirements of Chapter 4-Landscaping and Buffering in the Land Development Code, except where amended herein.

6. FENCES AND SCREENING

- a. Section 5(10) of Ordinance O-09-1725 is hereby deleted.
- b. All required screening shall meet the minimum requirements of the Land Development Code

7. LIGHTING

- a. Section 5(7)b of Ordinance O-09-1725 is hereby deleted.
- b. Baseball Field Lighting Use Restrictions
 - 1. No field lighting may be installed prior to approval pursuant to the provisions of Section 5(3)b.
 - 2. No field lighting is permitted after 9:30 p.m. on Monday through Thursday and 10:30 p.m. on Friday and Saturday evenings, however field lighting may be extended one hour past these establish curfews on not more than 5 events per calendar year if the event was originally scheduled to end prior the normal curfew and could not reasonably be completed.
 - 3. No field lighting is permitted on Sundays.
 - 4. Field lighting may not extend past 9:30 p.m. on any more than 20 nights in one calendar year.
- c. Football/Soccer Field Lighting Use Restrictions
 - 1. No field lighting is permitted after 10:30 p.m., provided, however, that field lighting may be extended one hour past normal curfew on not more than 6 events per calendar year

- if the event was originally scheduled to end prior to normal curfew and could not reasonably be completed.
2. No field lighting is permitted on Sundays.
 3. Field lighting may not be used after 9:00 p.m. on any more than 40 days in any calendar year.
- d. Prior to the installation of any lighting for any athletic fields, a lighting plan that includes all details of the proposed lighting shall be submitted to the City Council for final approval.

8. TRAFFIC IMPACT

- a. Prior to the issuance of any building permit applied for after the effective date of this ordinance, either a new or amended traffic impact analysis (TIA) shall be submitted and approved by City Council. Said TIA shall, at a minimum, address the development authorized by this ordinance and depicted in Exhibit "B".

- 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-09-1725 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 4th day of June 2013.

The second reading and public hearing being conducted on the 18th day of June 2013.

PASSED AND APPROVED by the City Council of the City of Colleyville, Texas, on this the 18th day of June 2013.

ATTEST:



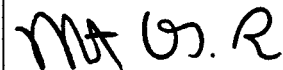
Amy Shelley
City Secretary

CITY OF COLLEYVILLE



Mike Taylor
Mayor Pro Tem

APPROVED AS TO FORM AND LEGALITY:



Matthew C. G. Boyle
City Attorney

Exhibit "A" –Location and Zoning Map

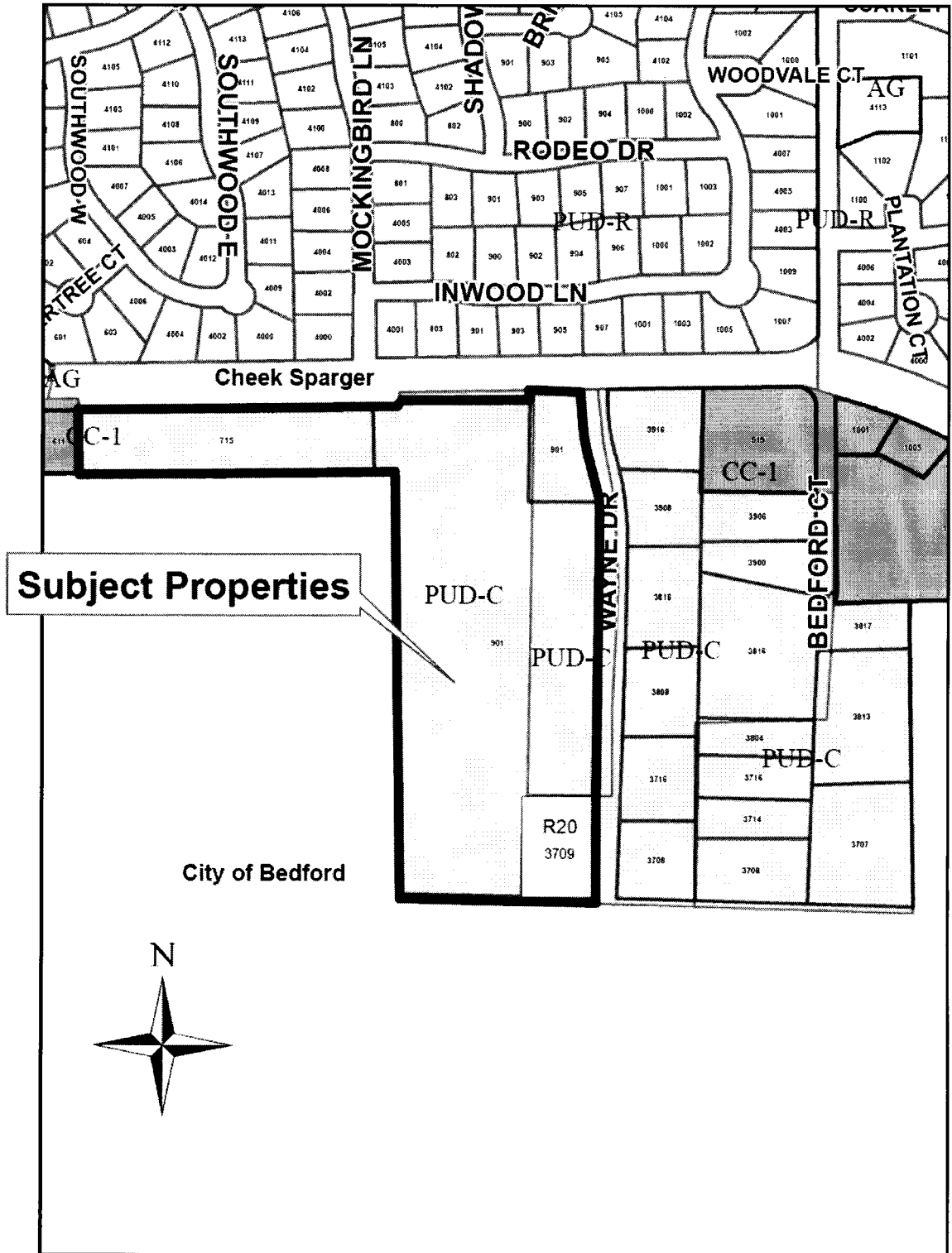


Exhibit “B” – Statement of Planning Objectives

Supporting Documents:

Statement of Planning Objectives:

Covenant Christian Academy (CCA) and Colleyville Presbyterian Church (CPC) have developed this campus plan to:

- Provide on-campus structures and athletic facilities projected to meet the foreseeable long-term needs for the programs of the school and church without acquiring more land
- Develop a comprehensive plan that seeks to eliminate the need for future PUD amendments and seek approval with the utmost transparency
- Develop facilities that provide tremendous beauty and function for the surrounding community
- Align the School’s needs with the City of Colleyville’s Master plan
 - Provide additional ball fields in Colleyville
 - Make our southern corner of Colleyville a great destination that positively contributes to our city’s economic development
- Consider and provide reasonable solutions for the concerns of our neighbors in the design of the campus

The Church moved to her current campus in 1978. The next year the Church developed plans for a Christian school. Covenant Christian Academy began classes in August of 1980. The Church and school continued to grow. CCA’s first graduating class received their diplomas in 1992. Both the Church and the school are proud to be long-standing Colleyville institutions. Since that beginning, a large number of Colleyville residents have become part of the CCA family. CCA has repeatedly considered different campus locations over the last thirty years. More than a dozen sites have been reviewed for some or all of the needed school facilities over the last fourteen years. Deliberate and considered acquisition of adjoining property has consistently been our best option. With the approval of the Heritage Farms senior living project on the only adjoining undeveloped property, CCA must now look to its current property to meet all of its future facility needs.

In the past, particularly in CCA’s prior development and zoning dealings with the City, CCA has been restricted by limited financial resources, deed restrictions on the former residential lots along Wayne Drive and uncertainty about the amount of land that would comprise our ultimate campus. Though the school had a clear identity and goals as an educational institution, these have lacked the necessary land and physical infrastructure to fully flourish. Additionally, the school has not had the administrative bandwidth to thoroughly plan in the past. The acquisition of all of the former residential lots on the west side of Wayne Drive, removal of the former deed restrictions on those lots, growth in financial resources and consistent institutional growth and maturity has significantly altered these limitations.

CCA’s mission is to provide a Biblically based, classical, college-preparatory education that inspires a passion for excellence, and heart of grace, and the character of Christ. Initiatives founded on this mission are filtered through a set of core values:

1. Imparting a Distinctively Christian Worldview
2. Employing a Classical, Interdisciplinary Educational Approach

Exhibit "B" – Statement of Planning Objectives (continued)

3. Pursuing the Discipline of Critical Thinking, a Lifelong Love of Learning, and an Understanding of God's Unique Calling
4. Applying Rigorous Curricular, Instructional, and Character Standards
5. Fostering a Covenant Community Grounded in Truth and Grace
6. Promoting Financial Practices that Honor Biblical Standards of Stewardship

CCA has developed this campus build-out plan so that the physical plant of the school will better exemplify the quality educational efforts that have long occurred within her walls.

Teams of CCA administrators, teachers, staff members, parents, and students have constructed a comprehensive list of school's facility uses. The school's campus was then reviewed for the best possible layout to provide space for these activities. CCA administration has made dozens of revisions to the documents comprising this application based on the responses from every constituent segment of the school community, neighbors that reside around the school, city staff and leadership, and several different architects.

Enrollment at Full Build-Out

Seven years ago, CCA established a full build-out enrollment goal for the maximum number of students that the site could accommodate. Confusion about this goal has been connected to which segments of our program resided on campus. Until three years ago, CCA had leased off-site space for our Pre-Grammar School. When our lower school, Jireh Hall, was completed, we were able to unite everyone on a single campus. CCA's current enrollment is 662. CCA's ultimate goal is 855. The detail of this goal is listed below, which is the maximum enrollment desired by CCA. CCA believes the close-knit familial environment is a critical component of the education provided. Growing the school beyond this number negatively impacts the school's ethos.

<u>Grade Level</u>	<u>Enrollment Cap</u>
Pre-Kindergarten 3-Year-Olds:	20
Pre-Kindergarten 4-Year-Olds:	40
Kindergarten:	60
Pre-First:	15
<u>1st – 12th (60 per Grade):</u>	<u>720</u>
Grand Total:	855

Meeting with Neighbors:

In the past, four issues have dominated neighborhood concerns: traffic, drainage, aesthetics, and noise. CCA wanted to address these concerns to the fullest extent possible, while planning for the facilities necessary to the school's full program. As a result, the school hosted five meetings with the neighbors in both Colleyville and Bedford. CCA sent out 2246 invitations. 1312 to Colleyville neighbors and 934 to Bedford neighbors. Leadership and staff at the cities of Colleyville and Bedford were also invited to these meetings. CCA's Headmaster and Facilities Director met with the Board of Saddlebrook's Home Owners Association. CCA also met with the Executive Board of the Colleyville Chamber of Commerce. Each meeting included a clear exposition of the current campus build-out plan as well as time for questions and feedback. The resulting feedback was very useful in further modifying the plan. One

Exhibit "B" – Statement of Planning Objectives (continued)

major change, explained below, was a direct result of these meetings. CCA is thankful for the contribution our neighbors have made to this campus plan.

Mitigating Concerns:

Traffic:

CCA is presently at 78% of full capacity. CCA has room for measured, not dramatic growth. The proposed campus plan will improve the flow of traffic on Cheek Sparger Road during our drop-off and pick-up times. The plan significantly increases capacity for internal cueing of traffic. The number of drop-off points increases and there is an additional lane through campus. There is also a dramatic increase in parking. The school currently has 218 parking spaces. The plan increases this number to 660, with 604 on the CCA site and an additional 56 on the CPC site. While development codes require only the parking necessary for a facility's primary use, CCA wants to accommodate parking for the highest capacity events held on campus, now or in the future. Perhaps, the most impactful element for mitigating traffic issues is not on campus at all. CCA has willingly participated in the effort to create a round-about at the intersection of Cheek Sparger Road and Bedford Road. This feature will protect and facilitate the flow of the road even at peak times.

Drainage:

CCA mitigated drainage issues on the north end of campus during the last phase of construction. The school's retention pond is attractive, effective, and sustainable. The pond is fed from a well and is used to irrigate the campus. This maintains the lovely aesthetic. The campus plan calls for two more retention ponds. These will care for drainage concerns caused by additional rooflines at the currently undeveloped south end of campus. These efforts combined with the work of Heritage Farms "down-stream" from CCA should serve to mitigate routine drainage issues.

Aesthetics:

CCA and CPC have both made significant strides over the last five years. The portables that were not desirable to neighbors, the church, and the school are long gone. Each new facility has brought an increased regard for beauty. The older facilities have been repainted and remodeled to improve curb appeal. CCA's campus is now a lovely corner of Colleyville. The school is committed to this continued effort.

With respect to the plan in this application, lights and looming rooflines were two concerns we heard from our neighbors. To meet the long-term needs for athletic competition, CCA has an express need for lighted fields. Colleyville's Master Plan delineates the City's need for additional ball fields. Even the Colleyville Youth Associations echo this sentiment. In an effort to balance these seemingly oppositional criteria, CCA has approached the need with the utmost consideration for the potential impact on neighbors. As a result, CCA is agreeing to zero bleed-over lights for both the baseball and soccer/football facilities. This technology, while expensive, is impressively effective. These lights cost about 57% more than traditional lights but they produce the necessary illumination for competition with zero foot-candles of light at the campus boundary. This effect is true even without the additional buffer

Exhibit "B" – Statement of Planning Objectives (continued)

of trees. The looming roofline concerns have been largely mitigated by a roofless building design for the soccer/football field. This design blocks direct light from our neighbors while providing a much lower roof profile. It also provides some environmental relief to spectators.

CCA is assigning significant funds for landscaping. All of the feedback provided to the school has included the appreciation of trees. The school's landscape plan includes 90 four-inch caliper trees. As part of this addition, the school has offered to plant live oak trees on 30-foot centers in the back yards of neighbors that adjoin CCA's campus. CCA will be a largely forested campus. These trees will outline the campus as a whole and the competition facilities in particular. Ultimately, CCA's campus will significantly contribute to Colleyville's commitment to provide premier parks, open spaces, and neighborhood connectivity.

Noise:

The plan includes several components designed to mitigate noise. Some already mentioned are: low profile roofs that go behind and above spectators on both of the competition fields, additional trees at the boundaries, and additional buildings that impede the path of sound. The plan also lowers the entire soccer/football field which will further mitigate noise. The parking structure will effectively put parking and batting cages underground, which will reduce noise. The sound systems for the competition fields will not use large speakers hung on poles, but rather small speakers imbedded in the roofline above the spectator areas or in the rails in front of spectators. These will be directed at the spectators so that the volume is much lower and noise spill-over is minimized.

Unique Facilities:

A Parking Structure with a Competition Baseball Field Above:

CCA enjoys a significant rise of land on the south end of our campus. The highest point on campus is toward the southern end of our western boundary line. The topography falls over 30 feet as one moves to the east. This southwest area is also heavily treed. This environment allowed for a one-level parking garage with a full competition baseball field on top. The parking is largely hidden from view, recessed into the hill, and the baseball field is both lovely and sustainable. The state-of-the-art turf field incorporates recycled water bottles to provide a cooler playing surface that is more enjoyable for athletes and friendlier to our environment. This design provides more open space while retaining the forested boundaries. An existing playground is located next to the baseball facilities and under the trees, allowing children to play in a pleasant and secure setting while parents watch a game. The whole facility is nestled among the existing trees.

Roofless Building for Soccer and Football Competitions and Track Practice:

CCA had considered a strictly outdoor facility and a fully indoor competition field, but the best option was not considered until we received feedback from our nearest neighbors. Their concerns about a looming roofline led to this unique approach. The lights are positioned to eliminate spillage onto neighboring properties. Smaller speakers will be located to focus sound toward the spectators. The resulting decibel level is much lower than typical high school facilities. This facility maintains beautiful open space while still mitigating lights and noise. It will produce a unique facility attractive as an event destination.

Exhibit "B" – Statement of Planning Objectives (continued)

Development Schedule:

CCA and CPC's campus master plan is comprehensive, carefully designed, and represents a long-term commitment to the Colleyville community. Given the school's policies on debt, the typical goal for a capital campaign, and the length of time required to run these campaigns, CCA expects the build-out of this campus to take 25 years. This schedule can be accelerated if sizable donations come in quickly, but 25 years is a reasonable expectation. The following is a loose projection:

<u>Campus Component</u>	<u>Probable Opening</u>
Redeemer Hall Expansion	2017
Parking and Baseball	2022
Soccer/Football Field	2027
Nissi Hall Expansion	2032
Competition Gym	2037
Fine Arts Remodel with Theater	2038

Economic Development Information:

CCA's Impact on the Local Economy:

CCA currently educates 662 students from 426 families. 137 of these families live in Colleyville while 289 families live in the surrounding area. 47 of the Colleyville families moved to Colleyville in order to be close to CCA. Most of the school's families come to campus twice a day. They regularly shop and dine at Colleyville businesses. They contribute substantially to the thriving Colleyville economic community.

CCA employs 103 people. This number does not include stipend coaches or school of the arts instructors.

Sixteen CCA parents are also Colleyville business owners.

The proposed campus creates the kind of facilities that promote a destination / visitor's economy. The school's social, academic, artistic, and athletic events are well-attended. A significant number of these are currently held in other cities because we do not have a campus venue for them.

Private Schools and Quality of Life

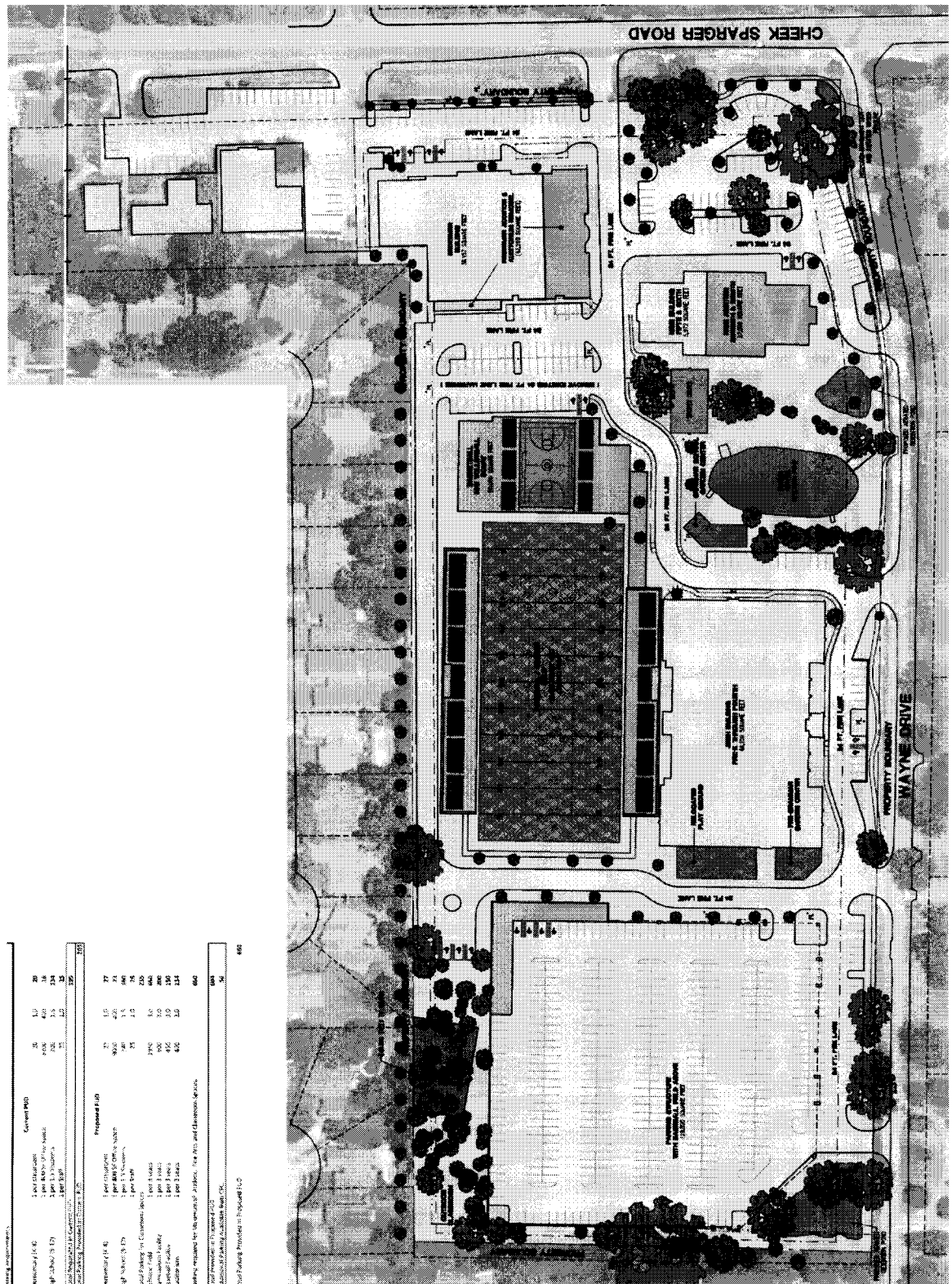
Premier residential communities are often typified by top-flight private schools. Covenant Christian Academy is Colleyville's only private school serving Pre-Kindergarten through 12th graders. CCA has a tremendous reputation and draws new residents to Colleyville.

Traffic Impact Analysis:

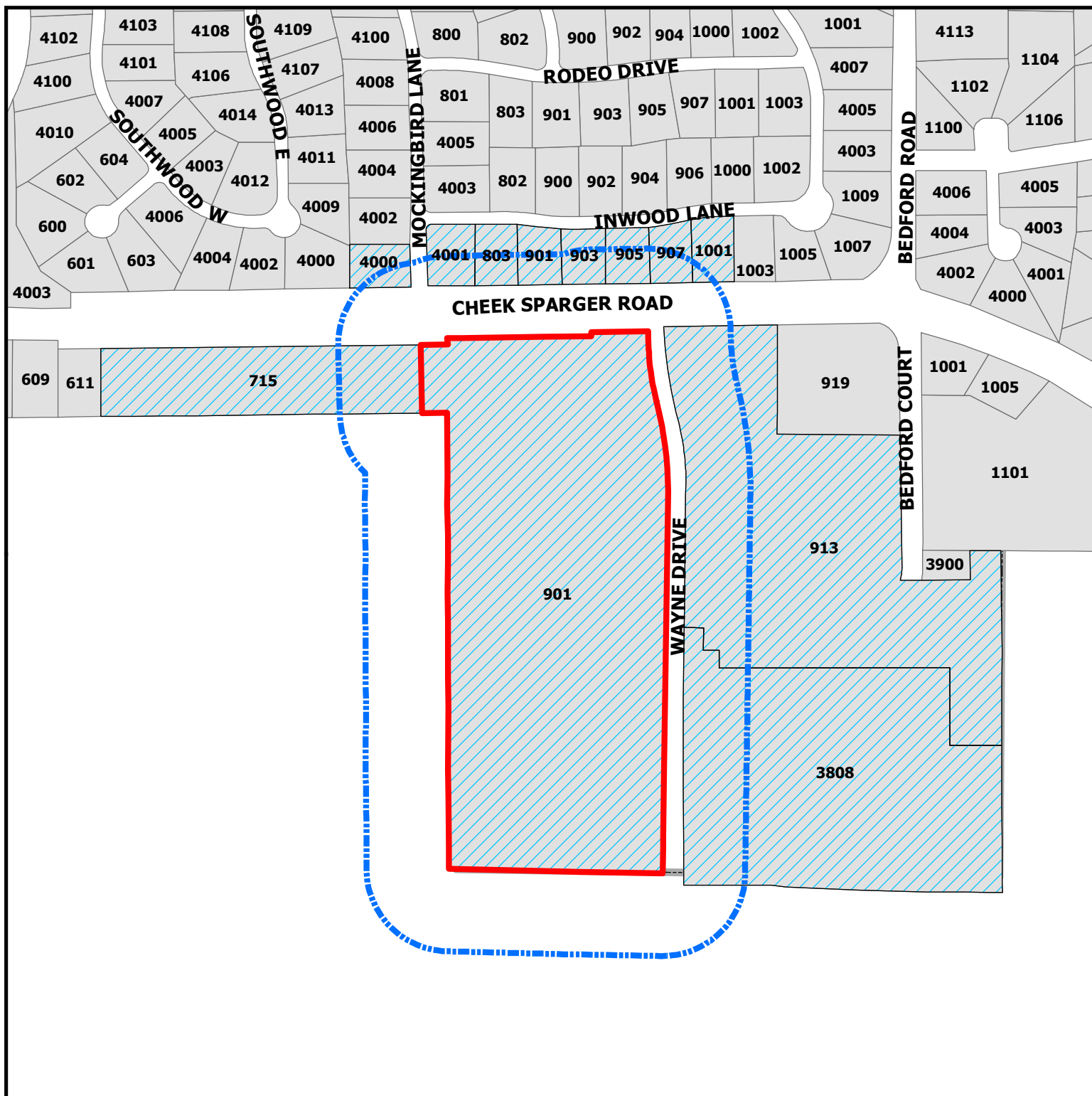
CCA has conducted several TIAs over the years. Cirrus Health recently conducted an extensive study of the area for their Heritage Farms development which will be situated across Wayne Drive from CCA.

CCA administration has contacted the engineer, Mark Goode, who conducted this most recent study. He will work with CCA and the City of Colleyville to conduct any supplemental work that is required.

Exhibit "C" – Conceptual Site Plan



Notification Map



DISCLAIMER:

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

SP18-001

901 Cheek-Sparger Road



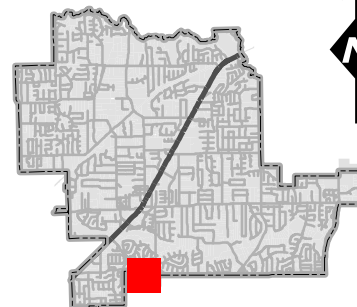
Subject Property



200ft Buffer



Properties within 200ft



Notification List

Owner Name	Owner Address	Owner City	Owner Zip	Situs Address
KELLY, DEBORAH R	905 INWOOD LN	COLLEYVILLE, TX	76034	905 INWOOD LN
COLBY, SUSAN L	4001 MOCKINGBIRD LN	COLLEYVILLE, TX	76034	4001 MOCKINGBIRD LN
COPP, MICHAEL K	803 INWOOD LN	COLLEYVILLE, TX	76034	803 INWOOD LN
REID, TERRY BRYANT	907 INWOOD LN	COLLEYVILLE, TX	76034	907 INWOOD LN
PRESBYTERIAN CHURCH AMERICA	715 CHEEK SPARGER RD	COLLEYVILLE, TX	76034	715 CHEEK SPARGER RD
BELL, MICHAEL E	1001 INWOOD LN	COLLEYVILLE, TX	76034	1001 INWOOD LN
CCDCW LP	PO BOX 1527	COLLEYVILLE, TX	76034	913 CHEEK SPARGER RD
SHIPP, J D	901 INWOOD LN	COLLEYVILLE, TX	76034	901 INWOOD LN
COLLEYVILLE COVENANT CHRISTIAN	901 CHEEK SPARGER RD	COLLEYVILLE, TX	76034	901 CHEEK SPARGER RD
SMITH, JASON L	4000 MOCKINGBIRD LN	COLLEYVILLE, TX	76034	4000 MOCKINGBIRD LN
CCDCW LP	PO BOX 1527	COLLEYVILLE, TX	76034	3808 WAYNE DR
JONES, GREGORY G	903 INWOOD LN	COLLEYVILLE, TX	76034	903 INWOOD LN
SADDLEBROOK ADDITION	P.O. BOX 382	COLLEYVILLE, TX	76034	COURTESY NOTICE
HURST-EULESS-BEDFORD ISD	1849 CENTRAL DRIVE	BEDFORD, TX	76022	STATE REQUIRED
WOFFORD, CLINT	1161 CORPORATE DRIVE WEST, SUITE 200	ARLINGTON, TX	76006	APPLICANT
CITY OF BEDFORD	2000 FOREST RIDGE DRIVE	BEDFORD, TX	76021	COURTESY NOTICE



NOTICE OF PUBLIC HEARING

Case Number: SP18-001

Owner: Covenant Christian Academy

Applicant: Clint Wofford

Location: 901 Cheek-Sparger Road

Property Description: Lot 1R, Block 1, of Covenant Christian Academy Addition

Present Zoning: PUD-C Planned Unit Development Commercial District

Request: Consideration for approval of a Site Plan for an athletic field on Lot 1R, Block 1, of Covenant Christian Academy Addition, located at 901 Cheek-Sparger Road. The school is proposing to develop a new football field and baseball field as part of their campus.

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

Planning and Zoning Commission Meeting: Monday, April 9, 2018 at 7:00 p.m.
City Council Meeting: Tuesday, May 1, 2018 and Tuesday, May 15, 2018 at 7:30 p.m.
3rd floor of City Hall, 100 Main Street, Colleyville, Texas

This notice has been sent to all owners of real property within 200 feet of the request as such ownership appears on the last approved tax roll and all homeowners associations within 500 feet. Approval by the Planning and Zoning Commission serves as a recommendation to the City Council and is not a final action on the request.

The application is on file for public examination in the Community Development Department at 100 Main Street, Colleyville, Texas. A brief project description can be found online on the Active Development Case map: <https://www.colleyville.com/zoning.html>. For additional information, please contact the Community Development Department at 817.503.1056. Please reference the zoning case number when requesting information.

Felix Landry
Principal Planner
flandry@colleyville.com

RESOLUTION R-18-4259

APPROVING A SITE PLAN AND LANDSCAPE PLAN FOR LOT 1R, BLOCK 1, OF THE COVENANT CHRISTIAN ACADEMY ADDITION

WHEREAS, the Planning and Zoning Commission recommended approval of the Site Plan and Landscape Plan for Covenant Christian Academy for Phase 1 (Football/Soccer Field) on property described as Lot 1R, Block 1, of the Covenant Christian Academy Addition on April 9, 2018.

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

Sec. 1. THAT the Site Plan and Landscape Plan for Lot 1R, Block 1, of the Covenant Christian Academy Addition on approximately 18.84 acres, attached as Exhibit "A" – Site Plan Exhibit, is hereby approved with the following condition:

- A solid living screen shall be provided between the bleachers and the existing wall along the western property line.

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF ____ AYES, ____ NAYS, AND ____ ABSTENTIONS ON THIS THE 1ST DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 5, Nancy Coplen	_____
Place 3, Kathy Wheat	_____	Place 6, Mike Taylor	_____
Place 4, George Dodson	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor

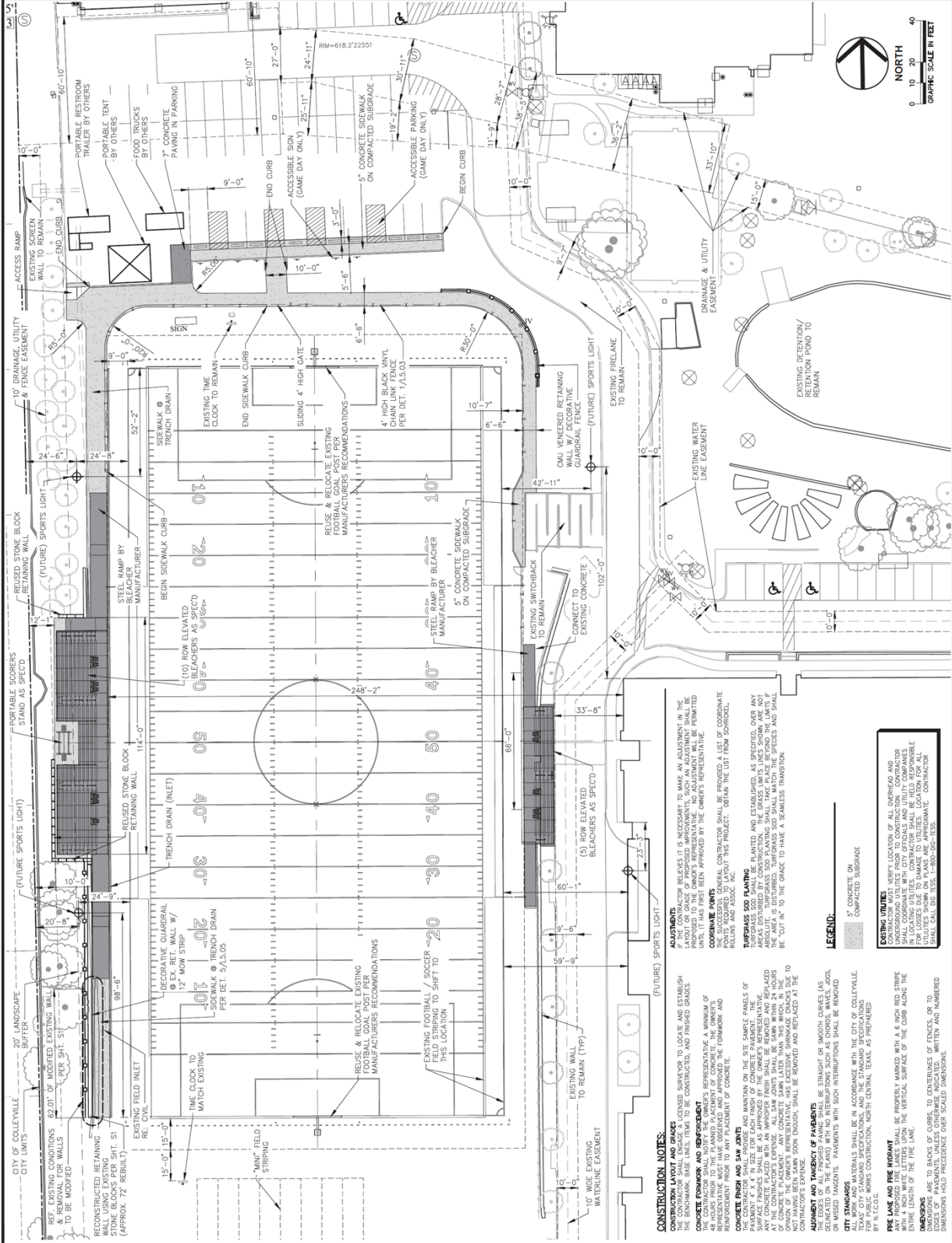
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DATE	3/16/2018
REVISED	MARCH 16, 2018
STATUS	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	3372
PROJECT NAME	FOOTBALL/SOCCER FIELD PACKAGE

SITE PLAN

BAR IS ONE INCH LONG ON ORIGINAL DRAWING
CHECK FOR SCALE AND DIMENSIONS
SHEET NO. 12.01



CONSTRUCTION NOTES:
CONSTRUCTION LAYOUT AND GRADES: THE CONTRACTOR SHALL PROVIDE A LAYOUT AND FINISH GRADES FOR THE ENTIRE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

ADJUSTMENTS:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

CONCRETE FORMWORK AND REINFORCEMENT:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

COORDINATE PAINTS:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

TURFGRASS SOD PLANTING:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

CONCRETE FINISH AND SAW JOINTS:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

ALPHABET AND DIMENSION OF PARAGRAPHS:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

CITY STANDARDS:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

FIRE LANE AND FIRE HYDRANT:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

DIMENSIONS:
THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.

LEGEND:

5" CONCRETE ON COMPACTED SUBGRADE

EXISTING UTILITIES: VERIFY LOCATION OF ALL OVERHEAD AND UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF COLLETVILLE AND THE TEXAS DEPARTMENT OF TRANSPORTATION.



Schickel, Rolin and Associates, Inc.
185 Corporate Drive West
Suite 200
Ft. Worth, Texas 76104
Phone: 817-466-1234
Fax: 817-466-1235

FOOTBALL / SOCCER FIELD PACKAGE
COVENANT CHRISTIAN ACADEMY
901 CHEEK SPARGER RD.
COLLEEVILLE, TEXAS 76034



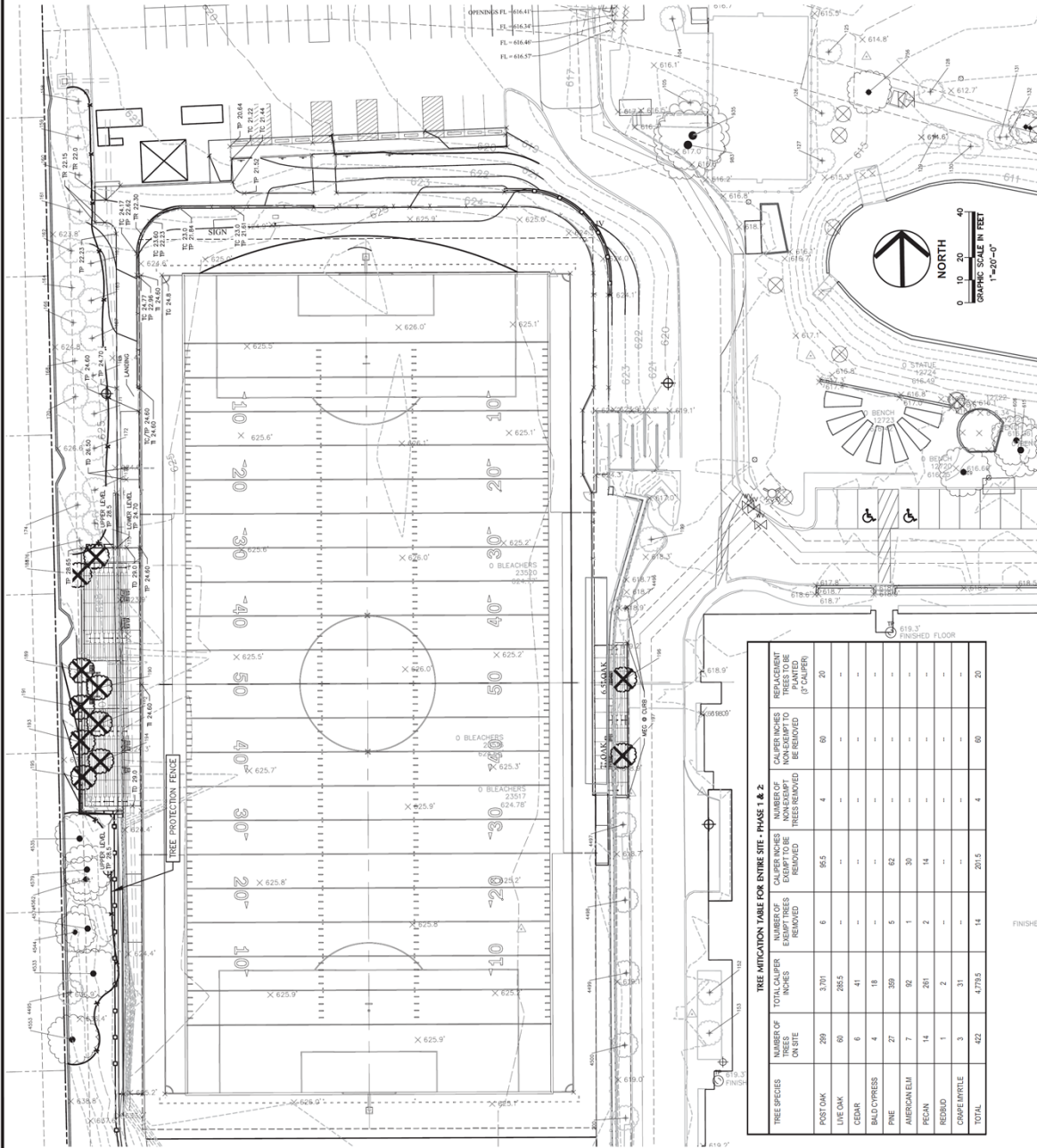
3/16/2018

DATE	MARCH 16, 2018
REVISED	
STATUS	SITE PLAN SUBMITTAL
DESIGN BY:	CW
DRAWN BY:	CW
JOB NO.	5372
PROJECT NAME	FOOTBALL/SOCCER FIELD PACKAGE

TREE
PRESERVATION
LANDSCAPE PLAN
PHASE 1

MAKING SURE YOUR DESIGN IS ACCURATE
CHECK SCALE AND ADJUST ACCORDINGLY

SHEET NO.
L5.04



TREE MITIGATION TABLE FOR ENTIRE SITE - PHASE 1 & 2							
TREE SPECIES	NUMBER OF TREES ON SITE	TOTAL CALIBER INCHES	NUMBER OF EXEMPT TREES REMOVED	CALIBER INCHES EXEMPT TO BE REMOVED	NUMBER OF NON-EXEMPT TREES REMOVED	CALIBER INCHES NON-EXEMPT TO BE REMOVED	REPLACEMENT TREES TO BE PLANTED (1" CALIBER)
POST OAK	289	3,701	6	95.5	4	60	20
LIVE OAK	60	285.5	-	-	-	-	-
CEDAR	6	41	-	-	-	-	-
BAUD CYPRESS	4	18	-	-	-	-	-
PINE	27	309	5	62	-	-	-
AMERICAN ELM	7	92	1	30	-	-	-
PECAN	14	281	2	14	-	-	-
REDBUD	1	2	-	-	-	-	-
CHAMP ENVILLE	3	31	-	-	-	-	-
TOTAL	422	4,779.5	14	201.5	4	60	20

LEGEND:

- EXISTING TREE TO BE PRESERVED
- EXISTING TREE TO BE REMOVED

RESOLUTION R-18-4260

**A RESOLUTION APPROVING CITY COUNCIL ACTION
UNDER BUSINESS AT THE REGULAR CITY COUNCIL MEETING OF
MAY 1, 2018**

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:**

a. THAT

AND IT IS SO RESOLVED.

APPROVED BY A VOTE OF _ AYES, _ NAYS AND _ ABSTENTIONS ON THIS
THE 1ST DAY OF MAY 2018.

Mayor Richard Newton	_____	Mayor Pro Tem Bobby Lindamood	_____
Place 1, Tammy Nakamura	_____	Place 3, Kathy Wheat	_____
Place 4, George Dodson	_____	Place 5, Nancy Coplen	_____
Place 6, Mike Taylor	_____		

ATTEST:

CITY OF COLLEYVILLE

Christine Loven, TRMC
City Secretary

Richard Newton
Mayor