



CITY OF GRAPEVINE, TEXAS
REGULAR JOINT MEETING OF
CITY COUNCIL AND PLANNING AND ZONING COMMISSION
TUESDAY, FEBRUARY 17, 2026

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

7:00 p.m. Dinner – City Council Conference Room
7:30 p.m. Joint Regular Meeting – City Council Chambers

CALL TO ORDER: 7:30 p.m. – City Council Chambers

1. Invocation and Pledge of Allegiance: Council Member Chris Coy

JOINT PUBLIC HEARINGS

2. Conditional Use Permit **CU25-49** (Movement Climbing Gym) and **Final Plat** of Lots 1 and 2, Block 1, Movement Climbing Addition – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Mike Martinie, Spiars Engineering and Surveying. The site was previously approved for conditional use permit CU2021-06 (Ordinance No. 2021-017) to allow for outdoor entertainment (climbing gym) and outdoor speakers. The applicant is specifically requesting a Planned Commercial Center to deviate from the front yard landscaping requirements and perimeter landscaping requirements, and to replat Lot 2A into two lots and create a future retail lot for a 5,000 sq. ft. building. The application is also requesting to replat Lot 2A, Block 1, Classic Collision Addition to subdivide one lot into two lots. The subject property is located at 3105 William D. Tate Avenue and is currently zoned “CC”, Community Commercial District.
3. **Final Plat** of Lots 1 and 2, Block 1, Kannon Estates – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by J. Michael Ferguson with AFI Real Estate requesting to replat a portion of Block 61, Original Town of Grapevine to subdivide into two lots. The subject property is located at 122 West Peach Street and is currently zoned “R-5.0”, Zero Lot Line District.

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

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

CITIZEN COMMENTS

4. Any person who is not scheduled on the agenda may address the City Council under Citizen Comments or on any other agenda item by completing a Citizen Appearance Request form with the City Secretary. A member of the public may address the City Council regarding an item on the agenda either before or during the Council's consideration of the item, upon being recognized by the Mayor or upon the consent of the City Council. Citizens will have three (3) minutes to address Council. In accordance with the Texas Open Meetings Act, the City Council is restricted in discussing or taking action during Citizen Comments.

PUBLIC HEARING AND RELATED ITEM

5. City Council to conduct a public hearing to receive public input relative to the proposed 52nd Year Community Development Block Grant (CDBG) Program street reconstruction program.
6. Consider authorizing staff to proceed with the application submittal to Tarrant County for the 52nd Year Community Development Block Grant (CDBG) Program street reconstruction project, and take any necessary action.

PRESENTATION

7. Fire Chief to present Updated Staffing Plan, adding a 4th ambulance.

NEW BUSINESS

8. Consider **Resolution No. 2026-009** approving the Tarrant County contract for the 50th Year Community Development Block Grant street reconstruction project with Jeske Construction , **Ordinance No. 2026-010** appropriating the funds, and take any necessary action.
9. Consider the award of a construction contract for the Historic Grapevine Vehicles and Agricultural Machinery Museum to Ware Brothers Construction, **Ordinance No. 2026-011** appropriating the funds, and take any necessary action.

CONSENT AGENDA

Consent items are deemed to need little Council deliberation and will be acted upon as one business item. Any member of the City Council or member of the audience may request that an item be withdrawn from the consent agenda and placed before the City Council for full discussion. Approval of the consent agenda authorizes the City Manager, or his designee, to implement each item in accordance with Staff recommendations.

10. Consider a mid-year appointment to the Grapevine Heritage Foundation Advisory Board to fill a vacancy. Council Member Duff O'Dell recommends approval.

11. Consider renewal of an annual contract for masonry services to Chibli Stone Works, Inc. as the primary vendor and Weatherproofing Services as the secondary vendor. Director of Parks and Recreation recommends approval.
12. Consider the purchase of GETAC Rugged laptops from Brite Computers. Police Chief recommends approval.
13. Consider an annual contract for building technology integration from Schneider Electric. Director of Public Works recommends approval.
14. Consider an annual contract for trade services from Humphrey & Associates, Inc. Director of Public Works recommends approval.
15. Consider an annual contract for valve and hydrant maintenance from Hydromax USA and **Ordinance No. 2026-012** to appropriate the funds. Director of Public Works recommends approval.

Pursuant to the Texas Open Meetings Act, Texas Government Code, Chapter 551.001 et seq, one or more of the above items may be considered in Executive Session closed to the public. Any decision held on such matter will be taken or conducted in open session following conclusion of the executive session.

PLANNING AND ZONING COMMISSION RECOMMENDATIONS

16. Conditional Use Permit **CU25-49** (Movement Climbing Gym) – Consider the recommendation of the Planning and Zoning Commission and **Ordinance No. 2026-013** if applicable and take any necessary action.
17. **Final Plat** of Lots 1 and 2, Block 1, Movement Climbing Addition – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.
18. **Final Plat** of Lots 1 and 2, Block 1, Kannon Estates – Consider the recommendation of the Planning and Zoning Commission and take any necessary action.

ADJOURNMENT

In accordance with the Open Meetings Law, Texas Government Code, Chapter 551, I hereby certify that the above agenda was posted on the official bulletin boards at Grapevine City Hall, 200 South Main Street and on the City's website on February 11, 2026 by 6:00 p.m.

Tara Brooks

Tara Brooks, TRMC
City Secretary



If you plan to attend this public meeting and you have a disability that requires special arrangements at the meeting, please contact the City Secretary's Office at 817.410.3182 at least 48 hours in advance of the meeting. Reasonable accommodations will be made to assist your needs.

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



CITY OF GRAPEVINE, TEXAS
PLANNING AND ZONING COMMISSION MEETING
TUESDAY, FEBRUARY 17, 2026

GRAPEVINE CITY HALL, SECOND FLOOR
200 SOUTH MAIN STREET
GRAPEVINE, TEXAS 76051

WORKSHOP

CALL TO ORDER 6:30 p.m. – Planning and Zoning Conference Room

1. Receive a report, hold a discussion and provide staff direction regarding several Zoning Ordinance and Official Zoning Map clean-up items, including:
 - a. Amendment to Section 27, “PO”, Professional Office District of the Zoning Ordinance, including deletion of the ten (10) conditional uses.
 - b. Amendment to the Official Zoning Map, through rezoning six properties (1251, 1255, 1265, 1285, 1295 and 1300 South Main Street) presently developed as restaurants on South Main Street from “PO”, Professional Office District to “CC”, Community Commercial District.
 - c. Amendment to the Official Zoning Map, through rezoning all City, County, and Grapevine Colleyville Independent School District properties not presently zoned “GU”, Governmental Use to “GU”, Governmental Use.
 - d. Amendment to the Official Zoning Map, through rezoning two properties (211 East Worth Street and 600 West College Street) presently zoned “HGT”, Historic Grapevine Township District to other more appropriate districts based on their current land uses.
 - e. Amendment to the Official Zoning Map, through rezoning three properties (218 and 250 East Dallas Road; 931, 935, 939, 943, 951, 955, 959, 963, 967, 971 Jean Street, 385, 389, 393, 397 East Nash Street; and 930, 934, 938, and 942 Berry Street) presently zoned “TDO”, Transit District Overlay to “R-TH”, Townhouse District.
 - f. Amendment to Section 28, “CBD”, Central Business District of the Zoning Ordinance to revise the requirement for a comprehensive parking plan for all new uses and developments not situated directly adjacent to or facing South Main Street; each new use and development provides its own parking solutions.
 - g. Amendment to Section 12, Definitions, and other relevant sections of the Zoning Ordinance to establish a new land use category that combines for-purchase self-storage, warehouse, office, and flex space. Additionally, specify which zoning districts would permit this use by-right or through a conditional use permit.

- h. Amendment to the Zoning Ordinance concerning conditional use requests for alcohol sales. Specifically, the amendment should clarify whether approved conditional uses will be tied to the property or if a policy should be enacted that conditional use requests are consistently restricted to the original requester through the motion to approve with specific conditions or restrictions.

JOINT MEETING WITH CITY COUNCIL

CALL TO ORDER 7:30 p.m. - City Council Chambers

2. Invocation and Pledge of Allegiance: Council Member Chris Coy

JOINT PUBLIC HEARINGS

3. Conditional Use Permit **CU25-49** (Movement Climbing Gym) and **Final Plat** of Lots 1 and 2, Block 1, Movement Climbing Addition – City Council and Planning and Zoning Commission to conduct a public hearing relative to an application submitted by Mike Martinie, Spiars Engineering and Surveying. The site was previously approved for conditional use permit CU2021-06 (Ordinance No. 2021-017) to allow for outdoor entertainment (climbing gym) and outdoor speakers. The applicant is specifically requesting a Planned Commercial Center to deviate from the front yard landscaping requirements and perimeter landscaping requirements, and to replat Lot 2A into two lots and create a future retail lot for a 5,000 sq. ft. building. The application is also requesting to replat Lot 2A, Block 1, Classic Collision Addition to subdivide one lot into two lots. The subject property is located at 3105 William D. Tate Avenue and is currently zoned “CC”, Community Commercial District.
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REGULAR SESSION: 7:30 p.m. *(Immediately following the Joint Public Hearings)* - Planning and Zoning Conference Room

CITIZEN COMMENTS

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

NEW BUSINESS

6. Conditional Use Permit **CU25-49** (Movement Climbing Gym) – Consider the application and make a recommendation to City Council.
7. **Final Plat** of Lots 1 and 2, Block 1, Movement Climbing Addition – Consider the application and make a recommendation to City Council.
8. **Final Plat** of Lots 1 and 2, Block 1, Kannon Estates – Consider the application and make a recommendation to City Council.
9. Consider the minutes of the January 20, 2026 regular Planning and Zoning Commission meeting.

NOTE: Following the adjournment of the Planning and Zoning Commission meeting, a representative will present the recommendations of the Planning and Zoning Commission to the City Council for consideration in the City Council Chambers.

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