REGULAR MEETING AGENDA OF THE CITY COUNCIL OF HURST, TEXAS CITY HALL, 1505 PRECINCT LINE ROAD TUESDAY, MARCH 28, 2023

AGENDA:

5:00 p.m. - City Council Meeting (City Hall, Council Chamber)

CALL TO ORDER

INVOCATION (Councilmember Jon McKenzie)

PLEDGE OF ALLEGIANCE

PRESENTATION(S)

- 1. Presentation of the Government Finance Officers Association's (GFOA) Certificate of Achievement for Excellence in Financial Reporting for Fiscal Year 2020-2021
- 2. Presentation and acceptance of the Annual Comprehensive Financial Report (ACFR) by FORVIS

CONSENT AGENDA

- 3. Consider approval of the minutes for the February 28, 2023 City Council meeting
- 4. Consider Ordinance 2532, second reading, (Z-2022-00004 G.O. Electrical) a zoning change from R1 to GB-PD with a site plan for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road
- 5. Consider Ordinance 2533, second reading, (Site-2022-00014 Jamba Restaurant and Retail) a site plan for Lot 16, Block 1, Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Road
- 6. Consider Ordinance 2534, first reading, to vacate and abandon a 5-foot wide strip of a 10-foot wide Utility Easement platted as part of Lot 18, Block 3, of the Lonesome Dove Estates, Phase 2, third filing.
- 7. Consider authorizing the city manager to enter into a Second Amendment Contract for ambulance billing with Whittman EMS Billing Services

OTHER BUSINESS

8. Consider confirmation of appointment for the City of Hurst Fire Chief

- 9. Review of upcoming calendar items
- 10. City Council Reports Items of Community Interest

PUBLIC INVITED TO BE HEARD – A REQUEST TO APPEAR CARD MUST BE COMPLETED AND RETURNED TO THE CITY SECRETARY TO BE RECOGNIZED. CITIZEN COMMENTS ARE LIMITED TO A MAXIMUM OF 3 MINUTES PER SPEAKER

ADJOURNMENT

Posted by:												
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This 24th day of March 2023, by 5:00 p.m., in accordance with Chapter 551, Texas Government Code.

Any item on this posted agenda could be discussed in executive session as long as it is within one of the permitted categories under sections 551.071 through 551.076 and section 561.087 of the Texas Government Code.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (817) 788-7041 or FAX (817) 788-7054, or call TDD 1-800-RELAY-TX (1-800-735-2989) for information or assistance.



City Council Staff Report

SUBJECT: Presentation of the Government Finance Officers Association's (GFOA) Certificate of Achievement for Excellence in Financial Reporting for Fiscal Year 2020-2021

Supporting Documents:	
	Meeting Date: 3/28/2023
Award Certificate	Department: Fiscal and Strategic Services
	Reviewed by: Clayton Fulton
	City Manager Review:

Background/Analysis:

The GFOA established the Certificate of Achievement for Excellence in Financial Reporting Program in 1945 and it has become the highest form of recognition in governmental accounting and financial reporting. Fiscal Year 2020-2021 marks the 48th consecutive year that the City has received this award. Only 11 Texas cities, have received the award for at least forty-five years.

To be eligible for a Certificate of Achievement, the City's Annual Comprehensive Financial Report (ACFR) must meet the following requirements:

- Include all financial statements presented in conformity with generally accepted accounting principles (GAAP)
- Audited in accordance with generally accepted auditing standards
- Provide a clear and thorough view of the government's financial condition by demonstrating a "spirit of full disclosure" to clearly communicate its financial story
- Organized efficiently
- Adhere to certain terminology and formatting conventions

Nineteen specific categories are graded and include Management's Discussion and Analysis, all financial statements, note disclosures, supplemental information and the statistical section. Hurst received a grade of proficient in all categories.

Funding Sources and Community Sustainability:

Applying for this award requires a nominal investment of time and financial resources. Participating in this program recognizes the efforts of Fiscal Services' staff and is the culmination of the annual audit process.

This award fits within the **Hurst Way** by furthering our goals of **Public Service** and **Financial Sustainability**. The award is based on the City's ACFR, which provides information to the Community, Council, and staff about how the City manages its resources, including its financial position and results of operations.

Recommendation:

Staff recommends City Council accept the GFOA's Certificate of Achievement for Excellence in Financial Reporting for Fiscal Year 2020-2021.



City Council Staff Report

SUBJECT: Presentation of the Annual Comprehensive Financial Report (ACFR) by Forvis

Supporting Documents:			
	Meeting Date: 3/28/2023		
ACFR for Fiscal Year Ended September 30, 2022	Department: Fiscal and Strategic Services		
	Reviewed by: Clayton Fulton		
	City Manager Review:		

Background/Analysis:

The City's audit firm, Forvis, will present the ACFR for fiscal year ended September 30, 2022.

The independent audit was conducted in accordance with Section 5.45 of the City Charter, which states "The council shall cause an independent audit to be made of the books of account, records, and transactions of all the administrative departments of the City at least once yearly."

A draft of the independent audit report will be presented to the City Council during the regular meeting on March 28, 2023.

Funding and Sources:

While there is no fiscal impact, the ACFR supports the **Hurst Way** by furthering our goals of **Public Service** and **Financial Sustainability**. The ACFR provides information to the Community, Council, and staff about how the City manages its resources, including its financial position and results of operations.

Recommendation:

Staff supports the presentation of the audited ACFR for fiscal year ended September 30, 2022 to the City Council.



Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

City of Hurst Texas

For its Annual Comprehensive Financial Report For the Fiscal Year Ended

September 30, 2021

Christopher P. Morrill

Executive Director/CEO

Minutes Hurst City Council Work Session Tuesday, February 28, 2023

On the 28th day of February 2023, at 5:03 p.m., the City Council of the City of Hurst, Texas, convened in Work Session at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson)	Mayor
Cindy Shepard)	Mayor Pro Tem
John Miller)	Councilmembers
Jon McKenzie)	
Cathy Brotherton)	
Gary N. Waldron)	
David Booe)	
Clay Caruthers)	City Manager
Sarah Walsh)	City Attorney
Clayton Fulton)	Assistant City Manager
Malaika Marion Farmer)	Assistant City Manager
Rita Frick)	City Secretary
Steve Niekamp)	Fire Chief
Greg Dickens)	Executive Director of Public Works
Steve Bowden)	Executive Director of Economic Development
Michelle Lazo)	Executive Director of Planning and Development
Kyle Gordon)	Executive Director of Community Services
Paul Brown)	Managing Director of Fiscal Services
Sunny Patel)	Director of Information Technology

With the following Councilmembers absent: none, constituting a quorum, at which time, the following business was transacted:

I. Call to Order – The meeting was called to order at 5:03 p.m.

II. Informational Items

- Update and discussion of upcoming Calendar Items City Manager Clay Caruthers reviewed upcoming calendar items noting the cancellation of the March 14 City Council meeting, an early start for the March 28 City Council meeting due to the Eggstravaganza event, the Adaptive Egg hunt on March 31 and the Strategic Planning Session April 4.
- Update and discussion of draft fiscal year 2022 Audited Financial Statement Assistant City Manager Clayton Fulton thanked Managing Director of Fiscal Services Paul Brown for his work on the audit preparation and introduced Forvis Auditor Rachel Ormsby, previously with BKD and noted the merger of BKD and Forvis. Ms. Ormsby briefed the Council on the draft audit findings noting an anticipated clean opinion and, in response to Council questions, Ms. Ormsby reviewed the audit calendar noting interim work usually begins in August and September.

• Staff Update and Discussion of police reporting and Police Department's presentation of Annual Racial Profiling Report — Police Chief Steve Niekamp presented the Annual Racial Profiling Report noting almost identical numbers every year. He noted the use of Tarrant County demographics, noted lower traffic stop numbers and that the numbers are fairly consistent overall. In response to Council questions, Chief Niekamp stated the other category could be fraud, but is anything else that did not fall into a major category.

The Work Session Items were discussed in the following order: Executive Session, X, XI, VII, XIII, IV, IX, VIII, XIV, XV and XII. The remaining items were not discussed in work session.

III. Update and discussion of Regular Agenda Items

IV. Discussion of Agenda Item(s) 5

Consider authorizing the city manager to enter into an agreement for Citywide Aquatics Maintenance Services

City Manager Clay Caruthers noted recent staffing shortages so they are looking at out sourcing some of the aquatic's maintenance. He noted similar successful outsourcing contracts throughout the City.

V. Discussion of Agenda Item(s) 6

Consider award of bid and authorize the city manager to enter into a contract with TJ's Sprinklers for citywide irrigation installation and repair services

VI. Discussion of Agenda Item(s) 7

Consider authorizing the city manager to proceed with the citywide irrigation controller upgrade project

VII. Discussion of Agenda Item(s) 8

Consider authorizing the city manager to enter into an annually renewing agreement with Gary Osier Presents, Inc

Executive Director of Community Services Kyle Gordon briefed Council on the annually renewing agreement with Gary Osier Presents, Inc., to procure live entertainment for the Hurst Stars and Stripes event. He stated the cost is estimated at \$30,000 per year in this partnership.

VIII. Discussion of Agenda Item(s) 9

Consider authorizing the City Manager or his appointed representative to renew software and maintenance support for the City's phone system with Mitel Networks

Director of Information Technology Sunny Patel briefed Council on the software and maintenance support renewal agreement with Mitel Networks noting inflationary pricing pressure and increases being based upon PPI or 5%.

IX. Discussion of Agenda Item(s) 10

Consider authorizing the city manager to enter into agreements with Cingl Telecommunications and Cyson Technology Group for Citywide Data and Telecommunications cabling installation and repair services

Director of Information Technology Sunny Patel briefed Council on the proposed agreements with Cingl Telecommunications and Cyson Technology Group for Citywide Data and Telecommunications cabling installation and repair services noting a secondary vendor to ensure quick response to various data and telecommunications needs.

X. Discussion of Agenda Item(s) 11

Conduct a public hearing and consider Ordinance 2532, first reading, (Z-2022-00004 G.O. Electrical) a zoning change from R1 to GB-PD with a site plan for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road

Executive Director of Planning and Development Michelle Lazo briefed Council on the proposed zoning change (Z-2022-00004 G.O. Electrical) noting the proposed site is located at 7208 Precinct Line Road. Ms. Lazo stated the applicant, G.O. Electrical is requesting the change to convert the existing home to an office with storage for their electrical contractor business. She reviewed the site plan noting they plan to keep the existing structure and add ADA accessibility to the home and parking. She stated the two (2) large metal storage barns in the rear of the property will be utilized for storage and noted planned modifications to the barn on the northern side of the property. Ms. Lazo also noted no proposed changes to the exterior of the brick home and reviewed landscaping and signage.

XI. Discussion of Agenda Item(s) 12

Conduct a public hearing and consider Ordinance 2533, first reading, (Site-2022-00014 Jamba Restaurant and Retail) a site plan for Lot 16, Block 1, Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Road

Executive Director of Planning and Development Michelle Lazo briefed Council on (Site-2022-00014 Jamba Restaurant and Retail) noting the proposed site is at 6100 Precinct Line Road. Ms. Lazo reviewed the proposed site plan stating the developer is requesting the site plan in order to develop a new restaurant / retail center with 8,065 square feet and a single lane drive-thru on the northern end of the building. The developer plans to subdivide the building into lease spaces with a new Jamba Juice as the anchor. Ms. Lazo reviewed landscaping, elevations and signage.

XII. Discussion of Agenda Item(s) 13

Consider authorizing the city manager to enter into a contract with Excel 4 Construction, LLC for the 2022 Miscellaneous Water Main Replacement Project

XIII. Discussion of Agenda Item(s) 14

Consider award of bid for State Highway 10 Phase V Landscaping Project and authorize the City Manager to award the construction contracts to Central North Construction, LLC and City approved vendors

Executive Director of Community Services Kyle Gordon briefed Council on State Highway 10 Phase V Landscaping Project noting the delay due to COVID and inflation causing an increase in construction costs.

XIV. Discussion of Agenda Item(s) 15

Consider authorizing the city manager to enter into an annual agreement with Arts Council of Northeast Tarrant County (ArtsNet)

Executive Director of Community Services Kyle Gordon briefed Council on the proposed annual agreement noting the City's long-term relationship with Arts Council of Northeast Tarrant County and the cancellation during COVID. He stated they are ready to start the Masterworks Concert Series again with an estimated cost of \$27,000 per year. In response to Council questions, Mr. Gordon stated there is a board that operates ArtsNet.

XV. Discussion of Agenda Item(s) 16

Consider approval of the Order of Cancellation of the May 6, 2023 General Election and declare each unopposed candidate elected

City Secretary Rita Frick noted the Certification of Unopposed Candidates provided to the Council and that this item provides for cancelling the May 6, 2023 election.

EXECUTIVE SESSION in Compliance with the Provisions of the Texas Open Meetings Law, Authorized by Government Code, 551.072, deliberation of the purchase, exchange, lease, or value of real property (economic development/redevelopment) and Government Code, Section 551.071, Consultation with City Attorney to seek advice regarding pending or contemplated litigation or settlement offers (Cause No. 6:19-CV-345-ADA-DTG, City of Allen, Texas et al., v. Time Warner Cable Texas, LLC d/b/a Spectrum and Charter Communications, for Resolution of All Claims Associated with the Recovery of Unpaid Franchise Fees Owed to City of Hurst) and to reconvene in Open Session at the Conclusion of the Executive Session to consider and take any necessary action

Mayor Wilson recessed the meeting to Executive Session at 5:30 p.m. pursuant to Government Code, 551.072, deliberation of the purchase, exchange, lease, or value of real property (economic development/redevelopment) and Government Code, Section 551.071, Consultation with City Attorney to seek advice regarding pending or contemplated litigation or settlement offers (Cause No. 6:19-CV-345-ADA-DTG, City of Allen, Texas et al., v. Time Warner Cable Texas, LLC d/b/a Spectrum and Charter Communications, for Resolution of All Claims Associated with the Recovery of Unpaid Franchise Fees Owed to City of Hurst) and reconvened Open Session at 5:51 p.m.

XVI. ADJOURNMENT – Mayor Wilson adjourned the work session at 6:16 p.m.

APPROVED this the 28th day of March 2023.

ATTEST:	APPROVED:
Rita Frick, City Secretary	Henry Wilson, Mayor

City Council Minutes Tuesday, February 28, 2023

On the 28th day of February 2023, at 6:30 p.m., the City Council of the City of Hurst, Texas, convened in a regular meeting at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson)	Mayor
Cindy Shepard)	Mayor Pro Tem
Jon McKenzie)	Councilmembers
John Miller)	
Cathy Brotherton)	
Gary N. Waldron)	
David Booe)	
Clay Caruthers		City Manager
Matthew Boyle)	City Attorney
Malaika Marion Farmer)	Assistant City Manager
Rita Frick)	City Secretary
Greg Dickens)	Executive Director of Public Works
Michelle Lazo)	Executive Director of Planning
Kyle Gordon)	Executive Director of Community Services
Eric Starnes)	Director of Facilities and Project Manager
Jesse Loucks)	Library Director

With the following Councilmembers absent: none, constituting a quorum; at which time, the following business was transacted:

The meeting was called to order at 6:30 p.m. and the Pledge of Allegiance and Texas pledge was given.

Councilmember Brotherton gave the Invocation.

PROCLAMATION

1. Proclamation recognizing March 2023 as American Red Cross Month

Mayor Pro Tem Cindy Shepard presented the Proclamation recognizing March 2023 as American Red Cross month to American Red Cross, North Texas Region Executive Director Adolph Aguirre who thanked the Mayor and Council and expressed his pleasure in serving the community.

CONSENT AGENDA

- 2. Consider approval of the minutes for the February 14, 2023 City Council meeting
- 3. Consider Ordinance 2530, second reading, amending Chapter 13, "Municipal Court" by adding a fine for failure to appear or violation of promise to appear in the Hurst Municipal Court

- 4. Consider Ordinance 2531, second reading, to vacate and abandon a 3-foot wide strip of a 10-foot wide Utility Easement platted as part of Lot 13, Block D, of the Versailles Parc Addition
- 5. Consider authorizing the city manager to enter into an agreement for Citywide Aquatics Maintenance Services
- 6. Consider award of bid and authorize the city manager to enter into a contract with TJ's Sprinklers for citywide irrigation installation and repair services
- 7. Consider authorizing the city manager to proceed with the citywide irrigation controller upgrade project
- 8. Consider authorizing the city manager to enter into an annually renewing agreement with Gary Osier Presents, Inc
- 9. Consider authorizing the City Manager or his appointed representative to renew software and maintenance support for the Cities phone system with Mitel Networks Corporation
- 10. Consider authorizing the city manager to enter into agreements with Cingl Telecommunications and Cyson Technology Group for Citywide Data and Telecommunications cabling installation and repair services

Mayor Pro Tem Shepard moved to approve the consent agenda. Motion seconded by Councilmember Miller. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

PUBLIC HEARING(S)

11. Conduct a public hearing and consider Ordinance 2532, first reading, (Z-2022-00004 G.O. Electrical) a zoning change from R1 to GB-PD with a site plan for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road

Mayor Wilson announced the public hearing to consider Ordinance 2532, first reading, (Z-2022-00004 G.O. Electrical) a zoning change from R1 to GB-PD with a site plan for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road and recognized Executive Director of Planning and Development Michelle Lazo who reviewed the proposed case. Ms. Lazo stated the applicant, G.O. Electrical is requesting the change to convert the existing home to an office with storage for their electrical contractor business. She reviewed the site plan noting they plan to keep the existing structure and add ADA accessibility to the home and parking. She stated the two (2) large metal storage barns in the rear of the property will be utilized for storage and noted planned modifications to the barn on the northern side of the property. Ms. Lazo also noted no proposed changes to the exterior the brick home and reviewed landscaping, and signage.

Mayor Wilson recognized Diana Gomez, one of the owners, who stated they are currently in

Carrollton, are a small family operated business providing services for new construction for custom homes, and not servicing the general public so they will not have foot traffic except employees.

There being no one else to speak, Mayor Wilson closed the public hearing.

In response to Council questions, Ms. Lazo stated the lighting plan shows zero footcandles at the property line, the business would have typical office hours, and reviewed the noise ordinance.

Councilmember Miller moved to approve Ordinance 2532, first reading, a zoning change with a site plan for G.O. Electrical. Motion seconded by Councilmember Waldron. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

12. Conduct a public hearing and consider Ordinance 2533, first reading, (Site-2022-00014 Jamba Restaurant and Retail) a site plan for Lot 16, Block 1, Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Road

Mayor Wilson announced a public hearing to consider Ordinance 2533, first reading, (Site-2022-00014 Jamba Restaurant and Retail) a site plan for Lot 16, Block 1, Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Road and recognized Executive Director of Planning and Development Michelle Lazo who reviewed the proposed case. Ms. Lazo reviewed the proposed site plan noting the developer is requesting the site plan in order to develop a new restaurant / retail center with 8,065 square feet and a single lane drive-thru on the northern end of the building. The developer plans to subdivide the building into lease spaces with a new Jamba Juice as the anchor. Ms. Lazo reviewed landscaping, elevations and signage.

Mayor Wilson recognized Civil Engineer Farman Shir, SD Collaborative, 1333 W. McDermott, Allen, Texas, who was present to answer questions.

There being no one else to speak, Mayor Wilson closed the public hearing.

Councilmember Waldron moved to approve Ordinance 2533, first reading, a site plan for the Jamba Restaurant and Retail. Motion seconded by Councilmember Booe. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

OTHER BUSINESS

13. Consider authorizing the city manager to enter into a contract with Excel 4 Construction, LLC, for the 2022 Miscellaneous Water Main Replacement Project

Executive Director of Public Works Greg Dickens reviewed the proposed project to replace deteriorating cast iron water mains with new plastic PVC water mains. He stated funding is combining three (3) years of funding to make one larger project. Mr. Dickens reviewed the proposed bid base and alternates noting the low bid was from Excel 4 Construction.

Councilmember Brotherton moved to authorize the city manager to enter into a Contract with Excel 4 Construction, LLC, for 2022 Miscellaneous Water Main Replacement Project, in the amount of \$1,743,702.00, with a contingency of \$56,298.00, for a total amount of \$1,800,000.00 and a construction contract duration of 235 calendar days. Motion seconded by Councilmember McKenzie. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

14. Consider award of bid for State Highway 10 Phase V Landscaping Project and authorize the City Manager to award the construction contracts to Central North Construction, LLC and City approved vendors

Director of Facilities and Project Manager Eric Starnes reviewed the proposed State Highway V Landscaping Project, including previous grant projects award by the Texas Department of Transportation beginning in 2019 to date. He stated the proposed project will include medians east of Bluebonnet Drive and ending at Lake Crest Lane. Mr. Starnes reviewed the bidding process noting five companies submitted sealed bids and Central North Construction submitted the lowest qualified bid. In response to Council questions, Mr. Starnes stated the refund payment was typically 30 days but they will not release final payment until an audit has been completed. He stated this phase will complete the Highway 10 project.

Councilmember McKenzie moved to authorize the city manager to award the Construction Contracts to Central North Construction, LLC and City approved vendors, for an amount not to exceed \$406,350. Motion seconded by Councilmember Booe. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

15. Consider authorizing the city manager to enter into an annual agreement with Arts Council of Northeast Tarrant County (ArtsNet)

Library Director Jesse Loucks reviewed the proposed Agreement reviewing the numerous program and attendee statistics. Mr. Loucks noted that prior to the pandemic, the Masterworks Concert Series, hosted by the Library in partnership with ArtsNet, attracted an average audience of 3,000+ annually providing a variety of quality, family-friendly performances. He stated since the recovery from the pandemic, the Library has not reengaged the partnership until now and reviewed cost savings, staff time and funding available for the program. In response to Council questions, Mr. Loucks reviewed the performance selection process and noted the programs are generally spread evenly throughout the year, with an increase in the summer months.

Councilmember Shepard moved to authorize the city manager to enter into an annually

renewing agreement with Arts Council of Northeast Tarrant County. Motion seconded by Councilmember Miller. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

16. Consider approval of the Order of Cancellation of the May 6, 2023 General Election and declare each unopposed candidate elected

Mayor Wilson noted two current Councilmembers are unopposed and one candidate filing in Councilmember Booe's place who is retiring from Council. Mayor Wilson noted the wonderful contributions Councilmember Booe has provided during his tenure.

Councilmember McKenzie moved to approve the Order of Cancellation of the May 6, 2023 General election and declare each unopposed candidate elected. Motion seconded by Councilmember Miller. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

- 17. Board, Commission, and Committee Draft Minutes Council reviewed the following minutes:
 - Planning and Zoning Commission
- 18. Review of upcoming calendar items City Manager Clay Caruthers reviewed the future events calendar.
- 19. City Council Reports Items of Community Interest No reports were given.

Mayor Wilson next moved to Agenda Item 20 and then back to Public Invited to Be Heard.

PUBLIC INVITED TO BE HEARD – A REQUEST TO APPEAR CARD MUST BE COMPLETED AND RETURNED TO THE CITY SECRETARY TO BE RECOGNIZED. CITIZEN COMMENTS ARE LIMITED TO A MAXIMUM OF 3 MINUTES PER SPEAKER

Mayor Wilson recognized Tarrant County College Professor Reginald's government class students.

EXECUTIVE SESSION in Compliance with the Provisions of the Texas Open Meetings Law, Authorized by Government Code, 551.072, deliberation of the purchase, exchange, lease, or value of real property (economic development/redevelopment) and Government Code, Section 551.071, Consultation with City Attorney to seek advice regarding pending or contemplated litigation or settlement offers (Cause No. 6:19-CV-345-ADA-DTG, City of Allen, Texas et al., v. Time Warner Cable Texas, LLC d/b/a Spectrum and Charter Communications, for Resolution of All Claims Associated with the Recovery of Unpaid Franchise Fees Owed to City of Hurst) and to reconvene in Open Session at the Conclusion of the Executive Session to consider and take any necessary action — Mayor Wilson did not recess to Executive Session due to meeting earlier during the work session.

20. Take any and all action necessary ensuing from Executive Session

City Attorney Matthew Boyle suggested the following motions for Council's consideration ensuing from Executive Session:

Motion to approve the resolution of all claims consistent with our discussion in Executive Session and authorize the City Manager to execute all associated documents and to take all other necessary action.

Councilmember Miller moved to approve the stated motion. Motion seconded by Councilmember Brotherton. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

Motion to authorize the City Manager to proceed with the proposed acquisition consistent with our discussion in Executive Session and authorize the City Manager to execute all associated documents and to take all other necessary action.

Councilmember Booe moved to approve the stated motion. Motion seconded by Councilmember McKenzie. Motion prevailed by the following vote:

Ayes: Councilmembers Booe, Miller, McKenzie, Brotherton, Waldron and Shepard

No: None

ADJOURNMENT – The meeting adjourned at 7:16 p.m.

APPROVED this the 28th day of March 2023.

ATTEST:	APPROVED:
Rita Frick, City Secretary	Henry Wilson, Mayor



City Council Staff Report

SUBJECT: Z-2022-00004 G.O. Electrical, Ordinance 2532, second reading, a zoning change from R-1 to GB-PD with a site plan for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road

Meeting Date: 3/28/2023
Department: Development
Reviewed by: Michelle Lazo
City Manager Review:

Background/Analysis:

An application has been made by G.O. Electrical for a zoning change from R-1 (Single-Family) to GB-PD (General Business Planned Development) with a site plan for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road.

The applicant is requesting a zoning change with a site plan to convert the existing home to an office with storage for their electrical contractor business. G.O. Electrical is a private contractor for homebuilders and will not be open to the public.

The applicant will improve the turn radius on the Precinct Line Road driveway and extend the concrete around the home for a fire lane, dumpster enclosure, and parking. The sidewalk will be extended on Precinct Line Road and paved ADA accessibility to the home will be provided. The applicant also plans to keep the wrought iron fence and gate on Precinct Line Road.

The two (2) large metal storage barns in the rear will also be utilized for storage. The barn on the northern side has 2,304 square feet. The applicant plans to remove the bays doors on the south side of the building. The barn on the southern side has 2,490 sq. ft. with a driveway entrance on the western side. The two (2) smaller structures on the property that will be demolished. The large metal carport will also remain.

There are no proposed changes to the exterior of the brick home. The interior will meet all ADA standards. There is a six (6) foot masonry screening wall proposed along the eastern and southern property line.

The applicant will be removing two (2) large Post Oak that are dead, but will mitigate on-site. They will be preserving many large Post Oak, Pecan, and Crape Myrtle trees. They will be adding 23 Southern Live Oak, six (6) Texas Red Oaks, three (3)

Japanese Maple, Yaupon and Magnolia trees, Dwarf Yaupon Holly, Texas Sage, Maiden Grass, and Pink Muhly. All new plantings will be irrigated.

The applicant is not requesting building signs. They are requesting one single-tenant monument sign on Precinct Line Road. This sign will not exceed 4.5 ft. in height with 27 sq. ft. per face.

Funding Sources and Community Sustainability:

There is no fiscal impact. Consideration of the Site Plan Revision is a direct representation of Council's goal for **Redevelopment.**

Recommendation:

Based on the Planning and Zoning Commission's vote of 6-0, the recommendation is that the City Council move to approve Ordinance 2532, second reading, a Zoning Change with a Site Plan for G.O. Electrical.

ORDINANCE 2532

AN ORDINANCE ADOPTING A ZONING CHANGE WITH A SITE PLAN FROM R1 to GB-PD FOR TRACT 2A HANDLER JONES ESTATES ADDITION, BEING 2.33 ACRES, LOCATED AT 7208 PRECINCT LINE ROAD

- **WHEREAS,** notice of a hearing before the Planning and Zoning Commission was sent to real property owners within 200 feet of the property herein described at least 10 days before such hearing; and
- **WHEREAS,** notice of a public hearing before the City Council was published in a newspaper of general circulation in Hurst at least 15 days before such hearing; and
- **WHEREAS,** notices were posted on the subject land as provided by the Zoning Ordinance; and
- WHEREAS, public hearings to change the zoning on the property herein described were held before both the Planning and Zoning Commission and the City Council, and the Planning and Zoning Commission has heretofore made a recommendation concerning the site plan change; and
- **WHEREAS,** the City Council is of the opinion that the zoning change with a site plan herein effectuated furthers the purpose of zoning as set forth in the Comprehensive Zoning Ordinance and is in the best interest of the citizens of the City of Hurst.

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

Section 1. **THAT** the Comprehensive Zoning Ordinance of the City of Hurst is hereby amended by adopting a zoning change with a site plan from R1 to GB-PD with Exhibits "A – K" for Tract 2A Handler Jones Estates Addition, being 2.33 acres located at 7208 Precinct Line Road.

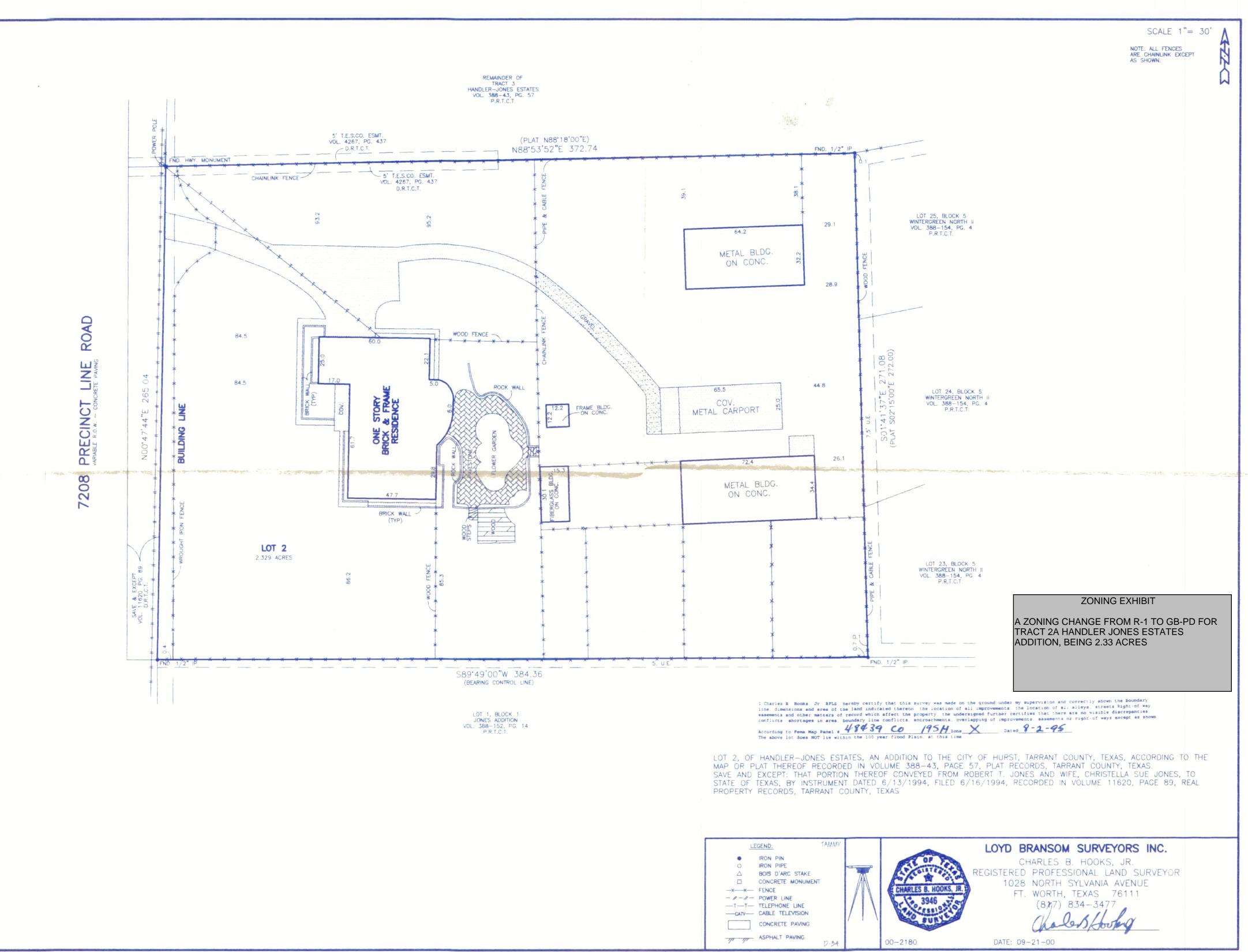
AND IT IS SO ORDERED.

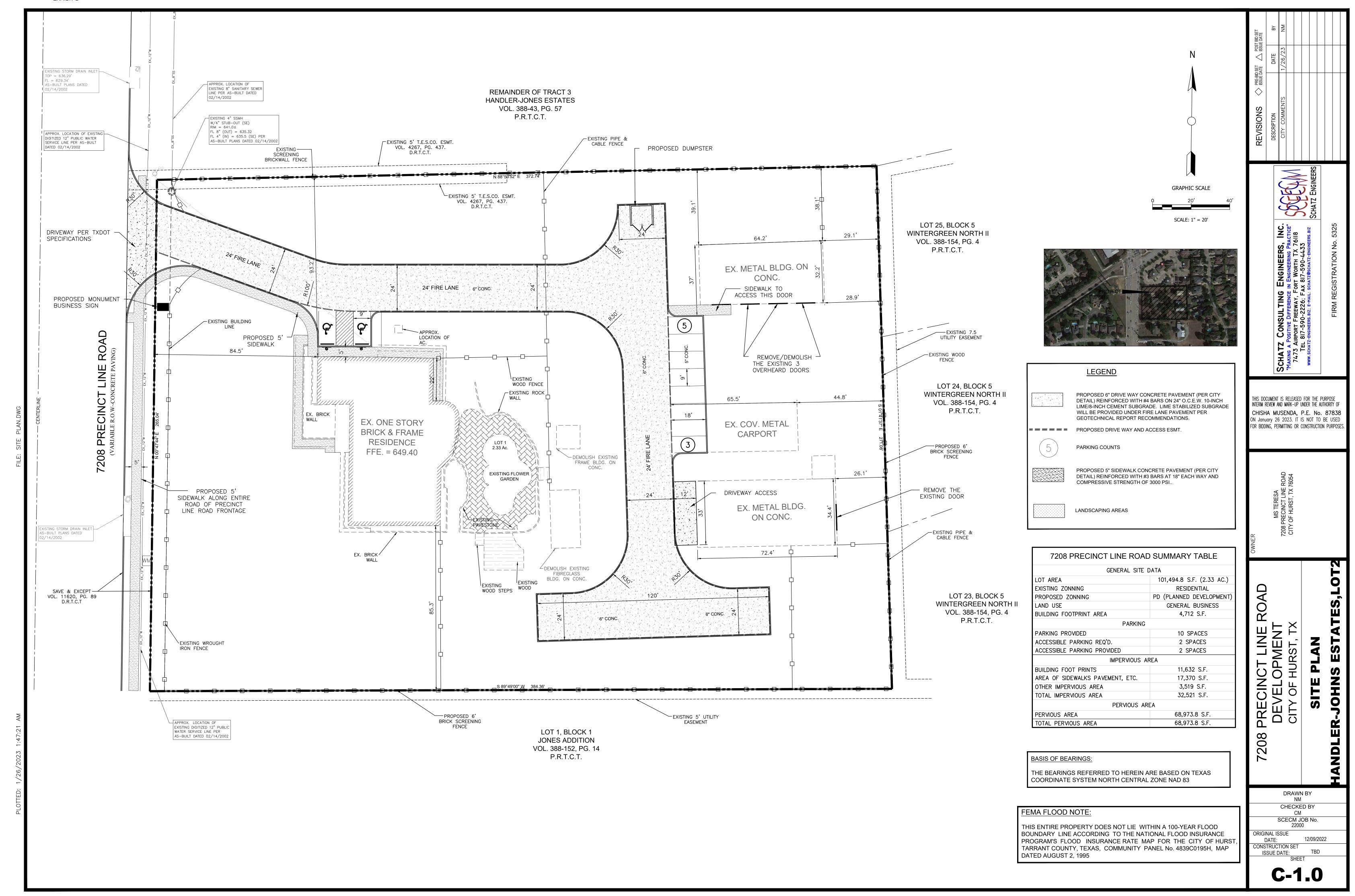
Passed on the first reading on the 28^{th} day of February 2023 by a vote of 6 to 0.

Approved on the second reading on the 28^{th} day of March 2023 by a vote of _ to _.

Ordinance 2532 Page 2 of 2

ATTEST:	CITY OF HURST	
Rita Frick, City Secretary	Henry Wilson, Mayor	
Approved as to form and legality:		
City Attorney		





LANDSCAPE PLAN LEGEND

·	EXISTING TREE TO REMAIN
×	EXISTING TREE TO BE REMOVED
\(\psi\) \(\	SOD
	EDGING

VERIFY SELECTIONS W/ OWNER

EXISTING TREES

	L/\I	OTHIO TILLE	J
LABEL	<u>DBH</u>	SPECIES	STATUS
Α	26"	POST OAK	TO REMAIN
В	14"	CHINESE PISTACHE	TO REMAIN
С	26"	POST OAK	TO REMAIN
D	23"	POST OAK	TO REMAIN
E	23"	POST OAK	TO REMAIN
F	26"	POST OAK	TO REMAIN
G	17"	POST OAK	TO REMAIN
Н	21"	POST OAK	TO REMAIN
1	19"	POST OAK	TO REMAIN
J	23"	POST OAK	TO REMAIN
K	20"	POST OAK	TO REMAIN
L	19"	POST OAK	TO REMAIN
M	22"	POST OAK	TO REMAIN
N	22"	POST OAK	TO REMAIN
0	19"	POST OAK	TO REMAIN
Р	TBD	CRAPE MYRTLE	TO REMAIN
Q	TBD	CRAPE MYRTLE	TO REMAIN
R	TBD	CRAPE MYRTLE	TO REMAIN
S	23"	POST OAK	TO REMAIN
T	19"	POST OAK	TO REMAIN
U	22"	POST OAK	TO REMAIN
V	28"	POST OAK	TO REMAIN
W	23"	POST OAK	TO REMAIN
X	21"	POST OAK	TO REMAIN
Y	26"	POST OAK	TO REMAIN
Z	11"	PECAN	TO REMAIN
AA	12"	PEAR	TO REMAIN
BB	25" 25"	POST OAK	TO REMAIN
CC	25" 26"	POST OAK (DEAD)	REMOVE
DD ==	26" 27"	POST OAK (DEAD)	REMOVE
EE FF	27" 30"	POST OAK	TO REMAIN
	30" 25"	POST OAK	TO REMAIN
GG	25°	POST OAK (DECLINING)	TO REMAIN

TO REMAIN

Scale: 1/16" = 1'-0"

	PLANTING SCHEDULE						
<u>YT</u>	SYM.	SPECIES	SIZE	HT.			
23		SOUTHERN LIVE OAK	4" CAL	15'-16'			
6		TEXAS RED OAK	4" CAL	15'-16'			
3		BLOODGOOD JAPANESE MAPLE	30 GAL	6'-7'			
5		CRAPE MYRTLE	3" CAL	10'-12'			
1	(a) 20 C	MULTI-TRUNK YAUPON	45 GAL	7'-8'			
1		LITTLE GEM MAGNOLIA	45 GAL	7'-8'			
130		DWARF YAUPON HOLLY	7 GAL	24"-30"			
33		TEXAS SAGE	7 GAL	30"-36"			
92		MAIDEN GRASS	3 GAL	24"-30"			
118	EN S	PINK MUHLY	3 GAL	24"-30"			
2,400 SF		WINTERCREEPER	4" POTS				

IRRIGATION NOTE

AN IRRIGATION SYSTEM INCLUDING RAIN AND FREEZE SENSOR CONTROLS SHALL BE PROVIDED FOR ALL LANDSCAPED AREAS.

LANDSCAPE SETBACK REQUIREMENTS:

(1) LARGE TREE OR (2) ORNAMENTAL TREES PER 50 LF OF BUFFER ZONE

(10) SMALL SHRUBS PER 50 LF OR BUFFER SONE

NON-RESIDENTIAL ZONING ADJACENT TO RESIDENTIAL

6'-0" MASONRY SCREENING (1) LARGE TREE PER 30 LF -40% SHALL BE EVERGREEN



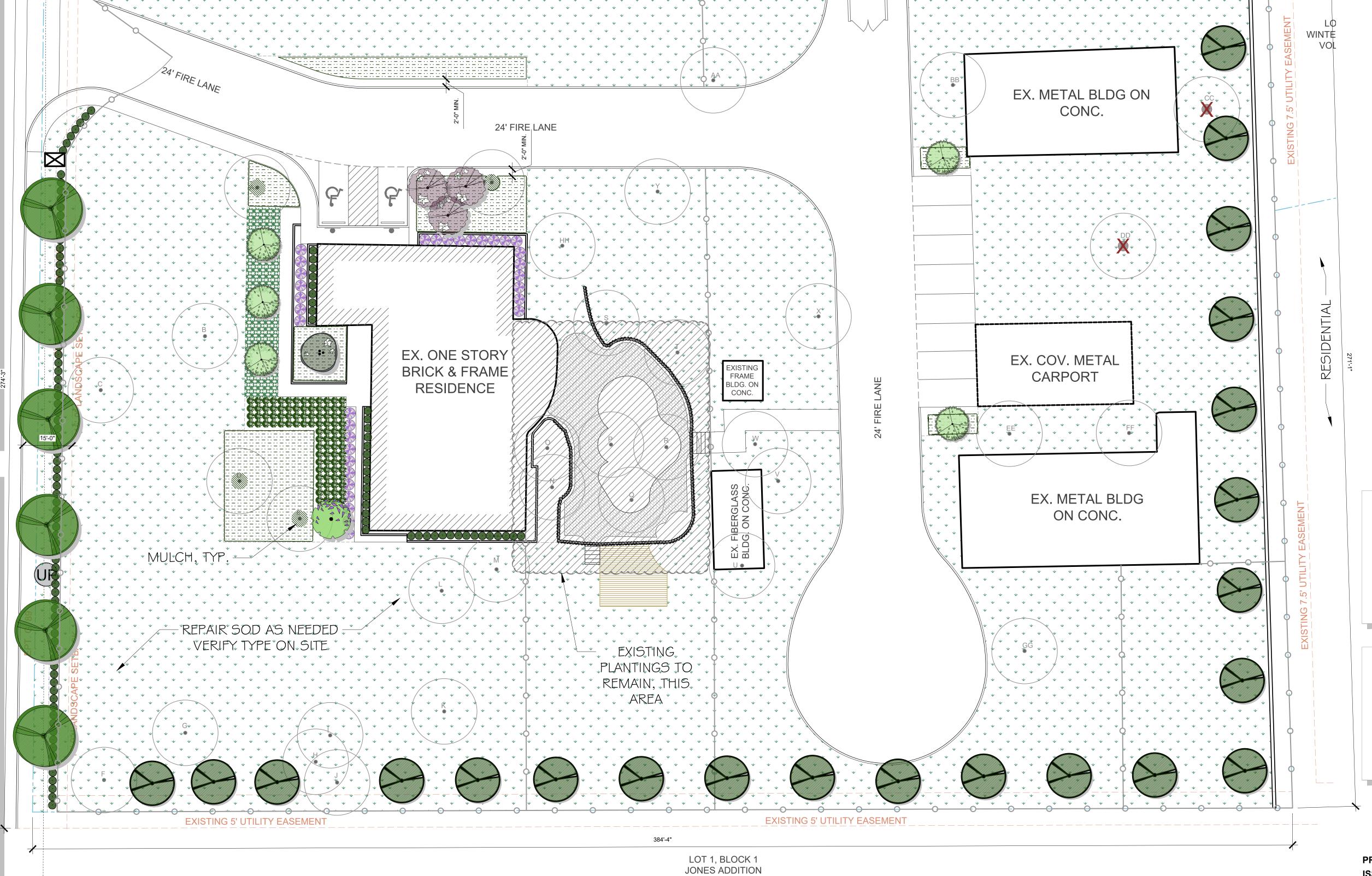
SHEET TITLE

LANDSCAPE PLAN

PROJECT NUMBER: **ISSUE DATE:** SHEET SIZE:

24"X36"

12.06.2022

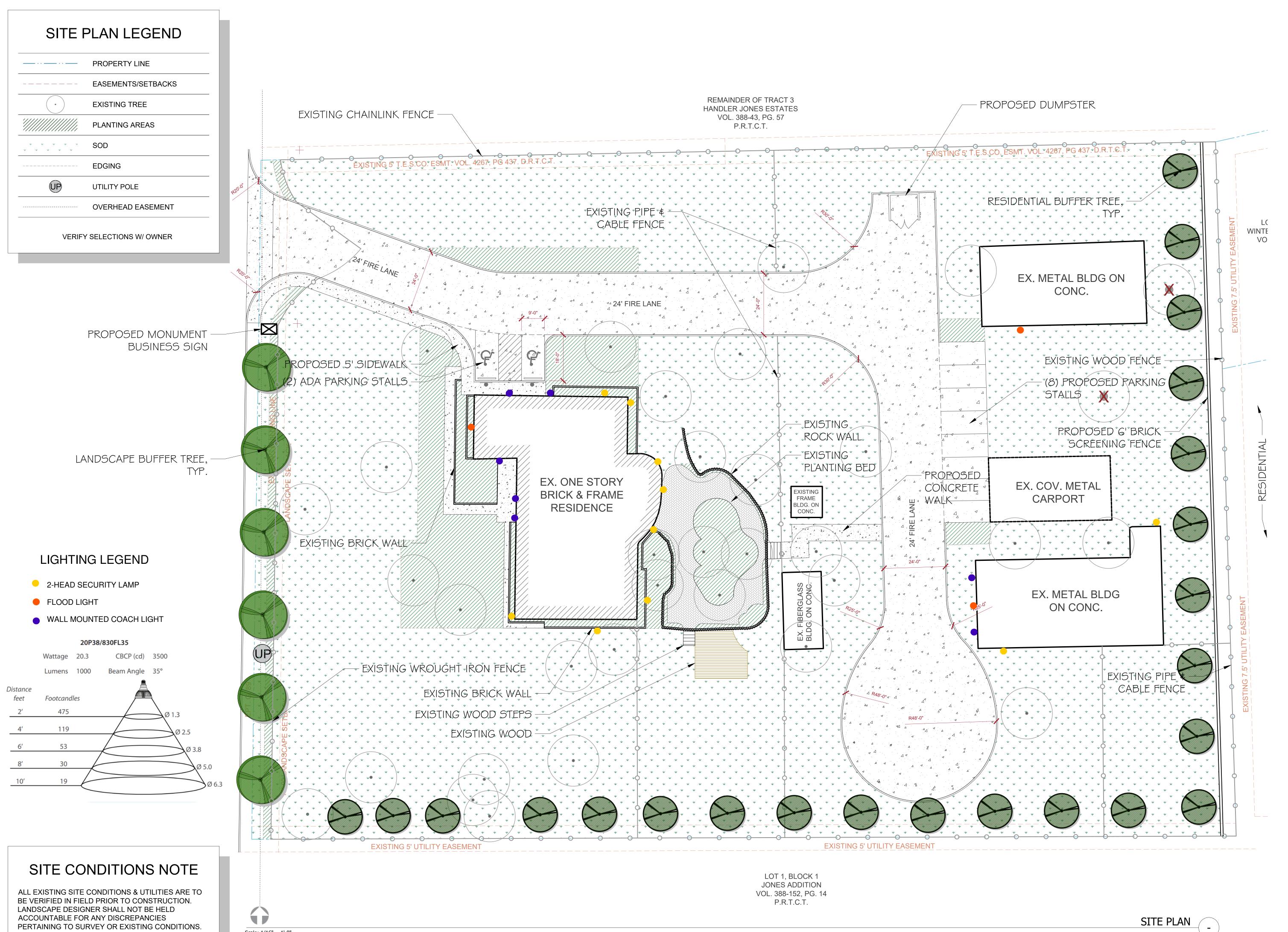


VOL. 388-152, PG. 14

P.R.T.C.T.

PERTAINING TO SURVEY OR EXISTING CONDITIONS.

Scale: 1/16" = 1'-0"



SHEET TITLE

SITE PLAN LIGHTING

SHEET NO.

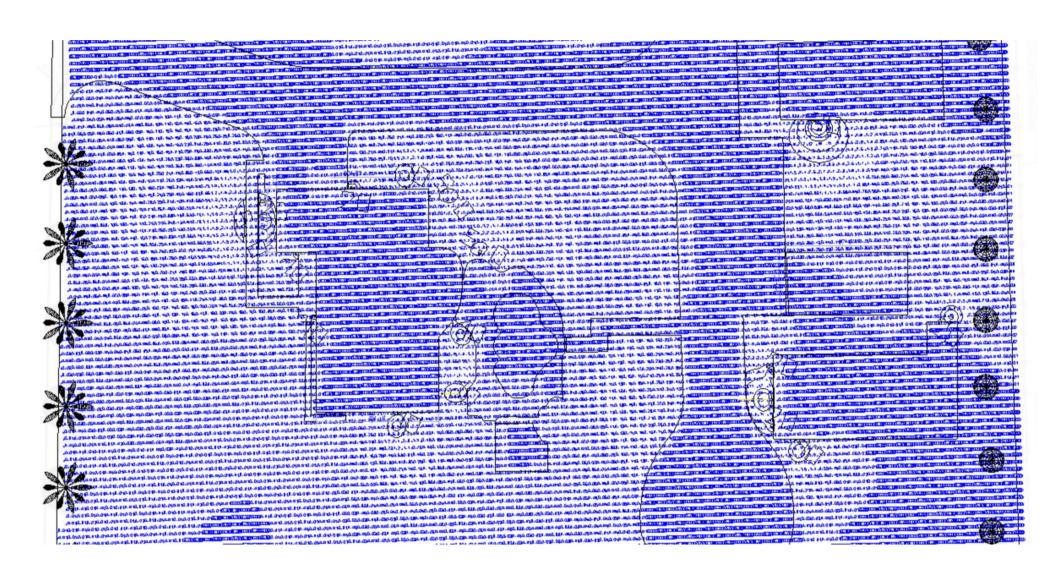
PROJECT NUMBER: **ISSUE DATE:** SHEET SIZE:

12.06.2022 24"X36"

BLOUNT|DESIGNS



Images



7



BUILDING ELEVATIONS @ 7208 PRECINCT LINE RD, HURST TEXAS





Page 1/4

BUILDING ELEVATIONS @ 7208 PRECINCT LINE RD, HURST TEXAS





Page 2/4

BUILDING ELEVATIONS @ 7208 PRECINCT LINE RD, HURST TEXAS SOUTH SIDE BUILDING





BUILDING ELEVATIONS @ 7208 PRECINCT LINE RD, HURST TEXAS NORTH SIDE BUILDING

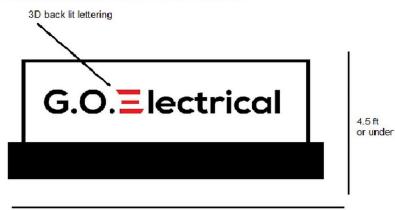




PROPOSED SIGN EXHIBITS @ 7208 PRECINCT LINE RD







6 ft long





City Council Staff Report

SUBJECT: SITE-2022-00014 Jamba Restaurant and Retail, Ordinance 2533, second reading, a site plan for Lot 16, Block 1 Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Road

Supporting Documents:		
Ordinance 2533	Meeting Date: 3/28/2023	
	Department: Development	
	Reviewed by: Michelle Lazo	
	City Manager Review:	

Background/Analysis:

An application has been made by Farman Shir with SD Collaborative, for a site plan approval on Lot 16, Block 1, Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Road.

The developer is requesting the site plan in order to develop a new restaurant /retail center with 8,065 square feet and a single lane drive-thru on the northern end of the building. The developer plans to subdivide the building into lease spaces with a new Jamba Juice as the anchor.

The applicant is providing landscaping with four (4) Live Oaks, six (6) Cedar Elm, Havana Snakeroot, Dwarf Burford Holly, Texas Lantana, and Bermuda sod.

The building elevation indicates an EIFS and stucco façade with stone veneer accents, storefront glass, and metal awnings. The finishes will be beige and brown.

The applicant is requesting building signs on the front and rear elevation. These signs will meet the signage requirements for GB zoning. The applicant is also requesting a 10 ft. multi-tenant monument sign on Precinct Line Road with 80 sq. ft per face.

Funding Sources and Community Sustainability:

There is no fiscal impact. Consideration of the Site Plan Revision and Special Use Permit is a direct representation of Council's goal for **Economic Vitality**.

Recommendation:

Based on the Planning and Zoning Commission's vote of 6-0, the recommendation is that the City Council move to approve Ordinance 2533, second reading, a Site Plan for the Jamba Restaurant and Retail.

ORDINANCE 2533

AN ORDINANCE ADOPTING A SITE PLAN REVISION FOR LOT 16, BLOCK 1 PRECINCT RIDGE OFFICE PARK ADDITION, BEING 1.56 ACRES LOCATED AT 6100 PRECINCT LINE ROAD

- **WHEREAS,** notice of a hearing before the Planning and Zoning Commission was sent to real property owners within 200 feet of the property herein described at least 10 days before such hearing; and
- **WHEREAS,** notice of a public hearing before the City Council was published in a newspaper of general circulation in Hurst at least 15 days before such hearing; and
- **WHEREAS,** notices were posted on the subject land as provided by the Zoning Ordinance; and
- WHEREAS, public hearings to change the site plan on the property herein described were held before both the Planning and Zoning Commission and the City Council, and the Planning and Zoning Commission has heretofore made a recommendation concerning the site plan change; and
- **WHEREAS,** the City Council is of the opinion that the site plan herein effectuated furthers the purpose of zoning as set forth in the Comprehensive Zoning Ordinance and is in the best interest of the citizens of the City of Hurst.

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

Section 1. **THAT** the Comprehensive Zoning Ordinance of the City of Hurst is hereby amended by adopting a site plan revision with Exhibits "A-C" for Lot 16, Block 1, Precinct Ridge Office Park Addition, being 1.56 acres located at 6100 Precinct Line Rd.

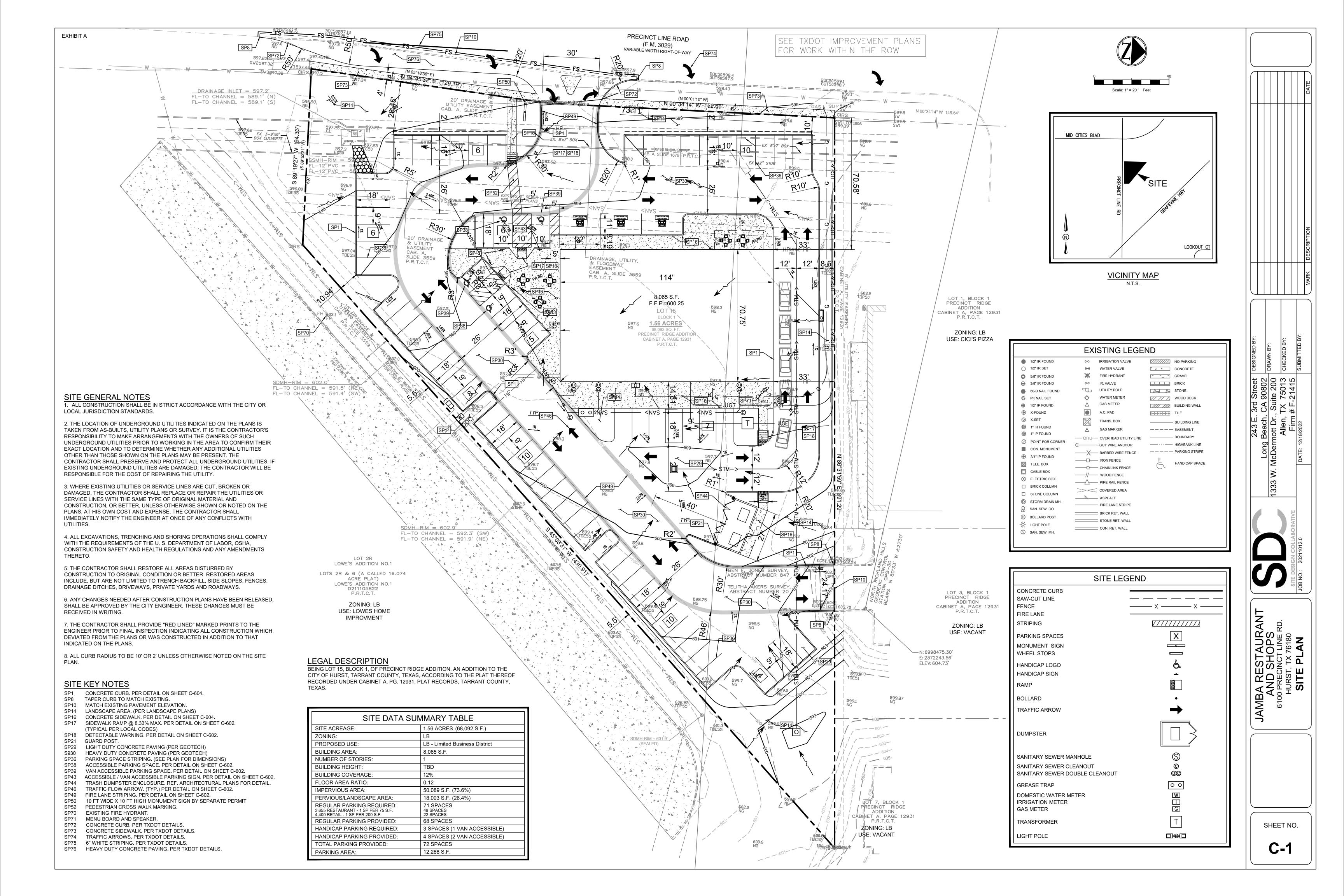
AND IT IS SO ORDERED.

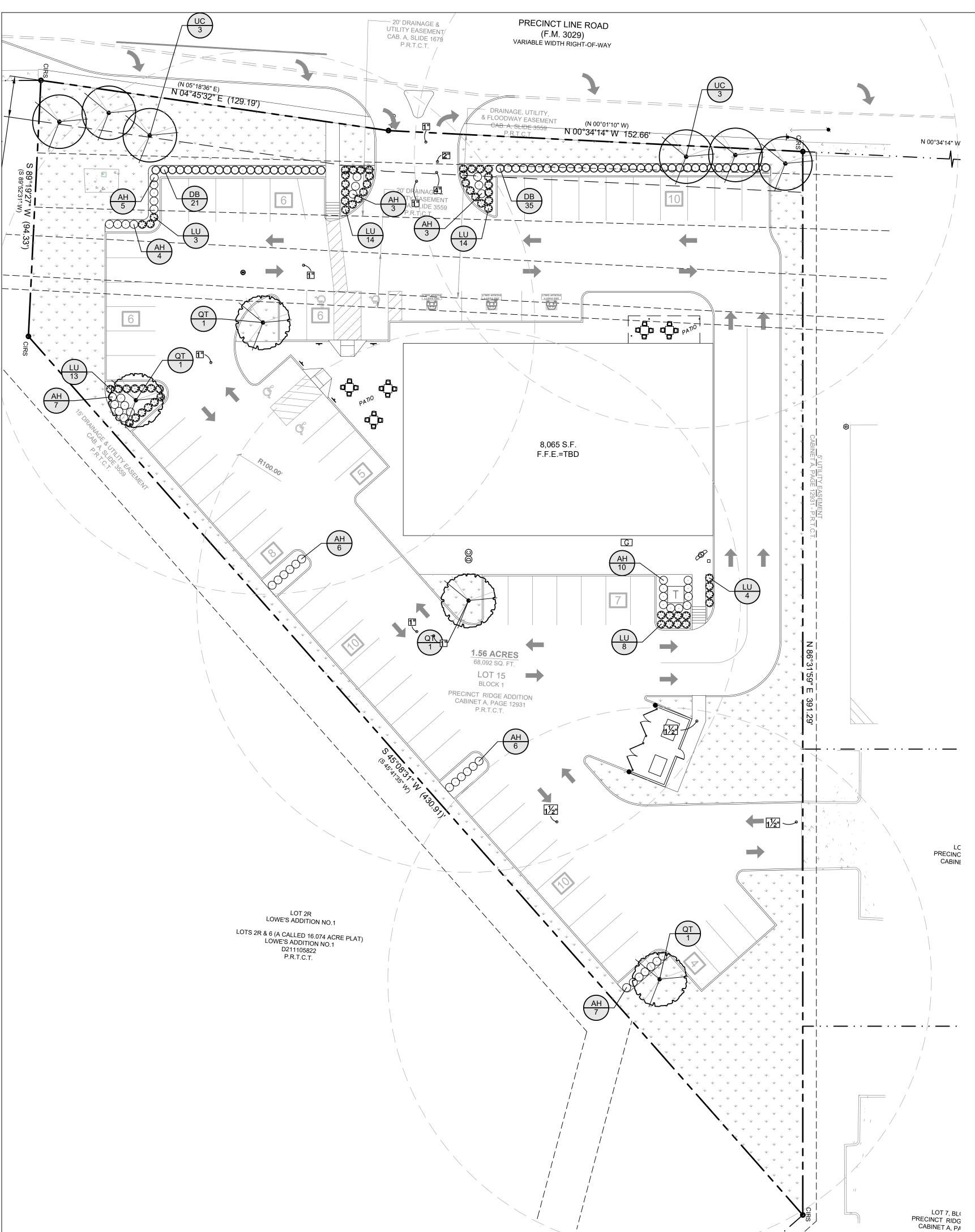
Passed on the first reading on the 28th day of February 2023 by a vote of 6 to 0.

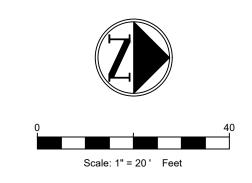
Approved on the second reading on the 28^{th} day of March 2023 by a vote of _ to _.

Ordinance 2533 Page 2 of 2

ATTEST:	CITY OF HURST
Rita Frick, City Secretary	Henry Wilson, Mayor
Approved as to form and legality:	
City Attorney	







PLANT SCHEDULE

TREES	CODE	BOTANICAL / COMMON NAME	CALIPER	ROOT	HEIGHT		QTY
	QT	Quercus texana / Texas Red Oak	3" Cal.	B&B or Cont.	12` min.		4
	UC	Ulmus crassifolia / Cedar Elm	3" Cal.	B&B or Cont.	12` min.		6
SHRUBS	CODE	BOTANICAL / COMMON NAME	SIZE	CONTAINER		SPACING	
•	АН	Ageratina havanensis / Havana Snakeroot	3 gal.	Cont.		36" o.c.	51
\odot	DB	Ilex cornuta 'Burfordii Nana' / Dwarf Burford Holly 30" tall at the time of planting		Cont.		36" o.c.	57
6 4 2 2 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5	LU	Lantana urticoides / Texas Lantana	3 gal.	Cont.		36" o.c.	56
GROUND COVERS	CODE	BOTANICAL / COMMON NAME		QTY			
\(\psi\) \(\	СТ	Cynodon dactylon `Tif 419` / Bermuda Grass Sod		15,763 sf			

LANDSCAPE CALCULATIONS

TOTAL SITE AREA: LANDSCAPE AREA REQUIRED: 10,213 SF (15% OF SITE AREA) LANDSCAPE AREA PROVIDED: 17,859 SF (26.2% OF SITE AREA)

STREET FRONTAGE

TREES PROVIDED:

TREES REQUIRED - PRECINCT RD: 6 TREES (1 LG OR 2 ORN TREES PER 50 LF OF FRONTAGE, 282 LF)

15' LANDSCAPE SETBACK REQUIRED 15' LANDSCAPE SETBACK PROVIDED

SHRUBS REQUIRED - PRECINCT RD: 56 SHRUBS (10 SHRUBS PER 50 LF OF FRONTAGE, 282 LF) SHRUBS PROVIDED: 56 SHRUBS

6 LG TREES

(AREA 29,269 SF) LANDSCAPE AREA REQUIRED:

1,463 SF (5% OF PARKING AREA) LANDSCAPE AREA PROVIDED: 2,881 SF (9.8% OF PARKING AREA) PARKING LOT SCREENING 30" MINIMUM 30" EVERGREEN SHRUB SCREENING PROVIDED

1 TREE PER 20 SPACES (72 SPACES) 60 / 20 = 3 TREES REQUIRED

4 TREES PROVIDED MIN. 1 TREE + GROUNDCOVER PER ISLAND PROVIDED MAX. 100' FROM EA. SPACE PROVIDED

BUFFERS

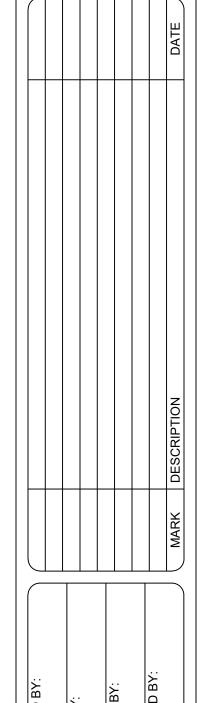
*PROPOSED DEVELOPMENT IS NOT ADJACENT TO ANY RESIDENTIAL LOTS

LANDSCAPE GENERAL NOTES

- 1. CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL UTILITIES PRIOR TO STARTING ANY WORK. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING ARKANSAS ONE-CALL TO CONFIRM ALL UTILITIES.
- 2. ALL PLANTS MUST BE HEALTHY, VIGOROUS AND FREE OF PESTS AND
- 3. STANDARDS SET FORTH IN "AMERICAN STANDARD FOR NURSERY STOCK REPRESENT GUIDELINE SPECIFICATIONS
- ONLY AND SHALL CONSTITUTE MINIMUM QUALITY REQUIREMENTS FOR PLANT MATERIAL 4. ALL PLANTS MUST BE CONTAINER GROWN OR BALLED AND BURLAPPED AS INDICATED ON THE PLANT LIST.
- 5. ALL REQUIRED TREES SHALL BE 2" MINIMUM CALIPER, WITH A SINGLE DOMINATE CENTRAL LEADER. MULTI LEADERED TREES WILL NOT BE ACCEPTABLE WITHOUT PRIOR APPROVAL FROM URBAN FORESTRY.
- 6. ALL TREES MUST BE STRAIGHT TRUNKED AND FULL HEADED, UNLESS SPECIFIED OTHERWISE, AND MUST MEET ALL
- REQUIREMENTS SPECIFIED ON PLANS. 7. ALL TREES AND SHRUBS SHALL BE INSTALLED PER STANDARD CITY OF FAYETTEVILLE PLANTING DETAILS.
- 8. ALL PLANTS ARE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT BEFORE, DURING, AND AFTER
- 9. ALL PLANTING AREAS MUST BE COMPLETELY MULCHED WITH A 4" LAYER OF ORGANIC HARDWOOD MULCH. MULCH SHALL BE NOT BE PLACED IMMEDIATELY ADJACENT TO TREE TRUNKS, BUT SHALL BE KEPT AT LEAST 3" FROM ROOT COLLAR AT THE SOIL LINE.
- 10. ALL PROPOSED PLANTING AREAS COVERED BY GRASS SHALL HAVE THE SOD COMPLETELY REMOVED BEFORE
- PLANTING BEGINS.
- 11. ALL PLANTING BEDS SHALL BE CONTAINED BY EDGING MATERIAL OTHER THAN VEGETATION. 12. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND SHALL AVOID DAMAGE TO ALL UTILITIES DURING THE COURSE OF THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY AND ALL DAMAGE TO UTILITIES, STRUCTURES, SITE APPURTENANCES, ETC. WHICH OCCURS AS A RESULT OF THE LANDSCAPE CONSTRUCTION AT NO COST TO THE OWNER.
- 13. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL QUANTITIES SHOWN ON THESE PLANS BEFORE PRICING
- 14. THE CONTRACTOR IS RESPONSIBLE FOR FULLY MAINTAINING ALL PLANTING MATERIAL (INCLUDING BUT NOT LIMITED TO: WATERING, SPRAYING, MULCHING, FERTILIZING, ETC.) IN ALL PLANTING AREAS AND LAWN AREAS UNTIL THE WORK IS ACCEPTED IN TOTAL BY THE OWNER.

15. THE CONTRACTOR SHALL COMPLETELY GUARANTEE ALL PLANT MATERIAL FOR A PERIOD OF ONE (1) YEAR

- BEGINNING ON THE DATE OF TOTAL ACCEPTANCE. THE CONTRACTOR SHALL PROMPTLY MAKE ALL REPLACEMENTS BEFORE OR AT THE END OF THE GUARANTEE PERIOD.
- 16. ANY PLANT MATERIAL WHICH DIES, TURNS BROWN, OR DEFOLIATES (PRIOR TO TOTAL ACCEPTANCE OF THE WORK) SHALL BE PROMPTLY REMOVED FROM THE SITE AND REPLACED WITH MATERIAL OF THE SAME SPECIES, QUANTITY, AND SIZE AND MEETING ALL PLANT LIST SPECIFICATIONS.
- 17. NOTIFY LANDSCAPE ARCHITECT OR DESIGNATED REPRESENTATIVE OF ANY LAYOUT DESCREPANCIES PRIOR TO ANY PLANTING. LOCATE ALL UTILITIES AND SITE LIGHTING CONDUITS BEFORE CONSTRUCTION BEGINS. 18. ALL DISTURBED AREAS SHALL BE SEEDED WITH A GRASS SEED MIX CONSISTING OF 70% TURF TYPE FESCUE, 20%
- PERENNIAL RYE, AND 10% BERMUDA GRASS AT 5 POUNDS PER 1,000 SQUARE FEET. 19. ALL AREAS TO BE SEEDED SHALL RECEIVE 4" OF TOPSOIL AND BE GRADED
- PER THE GRADING PLAN. 20. MAINTENANCE: THE CURRENT OWNER OF THE PROPERTY SHALL BE RESPONSIBLE FOR THE ONGOING
- MAINTENANCE OF REQUIRED LANDSCAPING.
- 21. REPLACEMENT LANDSCAPING: REQUIRED LANDSCAPING THAT DIES OR IS DAMAGED SHALL BE REMOVED AND REPLACED BY THE CURRENT OWNER OF THE PROPERTY. THE OWNER SHALL HAVE 60 DAYS FROM THE RECEIPT OF WRITTEN NOTICE ISSUED BY THE CITY TO REMOVE AND REPLACE ANY REQUIRED LANDSCAPING THAT DIES OR IS DAMAGED.





DATE:1/16/2023



LANDSCAPE SPECIFICATIONS

PART 1 - GENERAL

DESCRIPTION

PROVIDE TREES, SHRUBS, GROUND COVERS, SOD, AND ANNUALS/PERENNIALS AS SHOWN AND SPECIFIED ON THE LANDSCAPE PLAN. THE WORK INCLUDES:

- SOIL PREPARATION.
- 2. TREES, SHRUBS, GROUND COVERS, AND ANNUALS/PERENNIALS. PLANTING MIXES.
- 4. TOP SOIL, MULCH AND PLANTING ACCESSORIES. MAINTENANCE.

RELATED WORK:

1. IRRIGATION SYSTEM; SEE IRRIGATION SPECIFICATIONS (SHEET L-2.2)

PLANT NAMES INDICATED; COMPLY WITH "STANDARDIZED PLANT NAMES" AS ADOPTED BY THE LATEST EDITION OF THE AMERICAN JOINT COMMITTEE OF HORTICULTURAL NOMENCLATURE. NAMES OF VARIETIES NOT LISTED CONFORM GENERALLY WITH NAMES ACCEPTED BY THE NURSERY TRADE. PROVIDE STOCK TRUE TO BOTANICAL NAME AND LEGIBLY TAGGED.

COMPLY WITH SIZING AND GRADING STANDARDS OF THE LATEST EDITION OF "AMERICAN STANDARD FOR NURSERY STOCK". A PLANT SHALL BE DIMENSIONED AS IT STANDS IN ITS NATURAL POSITION.

ALL PLANTS SHALL BE NURSERY GROWN UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT FOR A MINIMUM OF 2 YEARS.

NURSERY STOCK FURNISHED SHALL BE AT LEAST THE MINIMUM SIZE INDICATED. LARGER STOCK IS ACCEPTABLE, AT NO ADDITIONAL COST, AND PROVIDING THAT THE LARGER PLANTS WILL NOT BE CUT BACK TO SIZE INDICATED. PROVIDE PLANTS INDICATED BY TWO MEASUREMENTS SO THAT ONLY A MAXIMUM OF 25% ARE OF THE MINIMUM SIZE INDICATED AND 75% ARE OF THE MAXIMUM SIZE INDICATED.

BEFORE SUBMITTING A BID, THE CONTRACTOR SHALL HAVE INVESTIGATED THE SOURCES OF SUPPLY AND BE SATISFIED THAT THEY CAN SUPPLY THE LISTED PLANTS IN THE SIZE, VARIETY AND QUALITY AS SPECIFIED. FAILURE TO TAKE THIS PRECAUTION WILL NOT RELIEVE THE CONTRACTOR FROM THEIR RESPONSIBILITY FOR FURNISHING AND INSTALLING ALL PLANT MATERIALS IN STRICT ACCORDANCE WITH THE CONTRACT DOCUMENTS WITHOUT ADDITIONAL COST TO THE OWNER. THE LANDSCAPE ARCHITECT SHALL APPROVE ANY SUBSTITUTES OF PLANT MATERIAL, OR CHANGES IN PLANT MATERIAL SIZE, PRIOR TO THE LANDSCAPE CONTRACTOR SUBMITTING A BID.

DELIVER, STORAGE AND HANDLING

TAKE ALL PRECAUTIONS CUSTOMARY IN GOOD TRADE PRACTICE IN PREPARING PLANTS FOR MOVING. WORKMANSHIP THAT FAILS TO MEET THE HIGHEST STANDARDS WILL BE REJECTED. SPRAY DECIDUOUS PLANTS IN FOLIAGE WITH APPROVED "ANTI-DESICCANT" IMMEDIATELY AFTER DIGGING TO PREVENT DEHYDRATION. DIG, PACK, TRANSPORT, AND HANDLE PLANTS WITH CARE TO ENSURE PROTECTION AGAINST INJURY. INSPECTION CERTIFICATES REQUIRED BY LAW SHALL ACCOMPANY EACH SHIPMENT INVOICE OR ORDER TO STOCK. PROTECT ALL PLANTS FROM DRYING OUT. IF PLANTS CANNOT BE PLANTED IMMEDIATELY UPON DELIVERY, PROPERLY PROTECT THEM WITH SOIL, WET PEAT MOSS, OR IN A MANNER ACCEPTABLE TO THE LANDSCAPE ARCHITECT. WATER HEELED-IN PLANTINGS DAILY. NO PLANT SHALL BE BOUND WITH ROPE OR WIRE IN A MANNER THAT COULD DAMAGE OR BREAK THE BRANCHES. COVER PLANTS TRANSPORTED ON OPEN VEHICLES WITH A PROTECTIVE COVERING TO PREVENT WIND BURN.

PROJECT CONDITIONS

PROTECT EXISTING UTILITIES, PAVING, AND OTHER FACILITIES FROM DAMAGE CAUSED BY LANDSCAPE OPERATIONS.

A COMPLETE LIST OF PLANTS, INCLUDING A SCHEDULE OF SIZES, QUANTITIES, AND OTHER REQUIREMENTS ARE SHOWN ON THE DRAWINGS. IN THE EVENT THAT QUANTITY DISCREPANCIES OR MATERIAL OMISSIONS OCCUR IN THE PLANT MATERIALS LIST, THE PLANTING PLANS SHALL GOVERN.

THE IRRIGATION SYSTEM WILL BE INSTALLED PRIOR TO PLANTING. LOCATE, PROTECT AND MAINTAIN THE IRRIGATION SYSTEM DURING PLANTING OPERATIONS. REPAIR IRRIGATION SYSTEM COMPONENTS DAMAGED DURING PLANTING OPERATIONS; AT THE CONTRACTOR'S EXPENSE. REFER TO THE IRRIGATION SPECIFICATIONS, IRRIGATION PLAN AND IRRIGATION DETAILS

DO NOT BEGIN LANDSCAPE ACCESSORY WORK BEFORE COMPLETION OF FINAL GRADING OR SURFACING.

WARRANT PLANT MATERIAL TO REMAIN ALIVE, BE HEALTHY AND IN A VIGOROUS CONDITION FOR A PERIOD OF 1 YEAR AFTER COMPLETION AND FINAL ACCEPTANCE OF ENTIRE PROJECT.

REPLACE, IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS, ALL PLANTS THAT ARE DEAD OR, ARE IN AN UNHEALTHY, OR UNSIGHTLY CONDITION, AND HAVE LOST THEIR NATURAL SHAPE DUE TO DEAD BRANCHES, OR OTHER CAUSES DUE TO THE CONTRACTOR'S NEGLIGENCE. THE COST OF SUCH REPLACEMENT(S) IS AT THE CONTRACTOR'S EXPENSE. WARRANT ALL REPLACEMENT PLANTS FOR 1 YEAR AFTER INSTALLATION.

WARRANTY SHALL NOT INCLUDE DAMAGE LOSS OF TREES, PLANTS, OR GROUND COVERS CAUSED BY FIRES FLOODS, FREEZING RAINS, LIGHTNING STORMS, WINDS OVER 75 MILES PER HOUR, WINTER KILL CAUSED BY EXTREME COLD, SEVERE WINTER CONDITIONS NOT TYPICAL OF PLANTING AREA, AND/OR ACTS OF VANDALISM OR NEGLIGENCE ON A PART OF THE OWNER.

REMOVE AND IMMEDIATELY REPLACE ALL PLANTS, FOUND TO BE UNSATISFACTORY DURING THE INITIAL PLANTING INSTALLATION.

MAINTAIN AND PROTECT PLANT MATERIAL, LAWNS, AND IRRIGATION UNTIL FINAL ACCEPTANCE IS MADE.

ACCEPTANCE

INSPECTION OF PLANTED AREAS WILL BE MADE BY THE OWNER'S REPRESENTATIVE.

1. PLANTED AREAS WILL BE ACCEPTED PROVIDED ALL REQUIREMENTS, INCLUDING MAINTENANCE, HAVE BEEN COMPLIED WITH AND PLANT MATERIALS ARE ALIVE AND IN A HEALTHY, VIGOROUS CONDITION.

UPON ACCEPTANCE, THE CONTRACTOR SHALL COMMENCE THE SPECIFIED PLANT MAINTENANCE.

CODES. PERMITS AND FEES

OBTAIN ANY NECESSARY PERMITS FOR THIS SECTION OF WORK AND PAY ANY FEES REQUIRED FOR PERMITS.

THE ENTIRE INSTALLATION SHALL FULLY COMPLY WITH ALL LOCAL AND STATE LAWS AND ORDINANCES, AND WITH ALL ESTABLISHED CODES APPLICABLE THERETO; ALSO AS DEPICTED ON THE LANDSCAPE AND IRRIGATION CONSTRUCTION SET.

PART 2 - PRODUCTS

PLANTS: PROVIDE TYPICAL OF THEIR SPECIES OR VARIETY; WITH NORMAL, DENSELY DEVELOPED BRANCHES AND VIGOROUS, FIBROUS ROOT SYSTEMS. PROVIDE ONLY SOUND, HEALTHY, VIGOROUS PLANTS FREE FROM DEFECTS, DISFIGURING KNOTS, SUN SCALD INJURIES, FROST CRACKS, ABRASIONS OF THE BARK, PLANT DISEASES, INSECT EGGS, BORERS, AND ALL FORMS OF INFESTATION. ALL PLANTS SHALL HAVE A FULLY DEVELOPED FORM WITHOUT VOIDS AND OPEN SPACES. PLANTS HELD ON STORAGE WILL BE REJECTED IF THEY SHOW SIGNS OF GROWTH DURING THE STORAGE PERIOD.

- 1. BALLED AND PLANTS WRAPPED WITH BURLAP, TO HAVE FIRM, NATURAL BALLS OF EARTH OF SUFFICIENT DIAMETER AND DEPTH TO ENCOMPASS THE FIBROUS AND FEEDING ROOT SYSTEM NECESSARY FOR FULL RECOVERY OF THE PLANT. PROVIDE BALL SIZES COMPLYING WITH THE LATEST EDITION OF THE "AMERICAN STANDARD FOR NURSERY STOCK". CRACKED OR MUSHROOMED BALLS, OR SIGNS OF CIRCLING ROOTS ARE
- 2. CONTAINER- GROWN STOCK: GROWN IN A CONTAINER FOR SUFFICIENT LENGTH OF TIME FOR THE ROOT SYSTEM TO HAVE DEVELOPED TO HOLD ITS SOIL TOGETHER, FIRM AND WHOLE.
- a. NO PLANTS SHALL BE LOOSE IN THE CONTAINER.
- b. CONTAINER STOCK SHALL NOT BE POT BOUND.
- 3. PLANTS PLANTED IN ROWS SHALL BE MATCHED IN FORM. 4. PLANTS LARGER THAN THOSE SPECIFIED IN THE PLANT LIST MAY BE USED WHEN ACCEPTABLE TO THE
- PROPORTION TO THE SIZE OF THE PLANT. 5. THE HEIGHT OF THE TREES, MEASURED FROM THE CROWN OF THE ROOTS TO THE TOP OF THE TOP

a. IF THE USE OF LARGER PLANTS IS ACCEPTABLE, INCREASE THE SPREAD OF ROOTS OR ROOT BALL IN

- BRANCH, SHALL NOT BE LESS THAN THE MINIMUM SIZE DESIGNATED IN THE PLANT LIST. 6. NO PRUNING WOUNDS SHALL BE PRESENT WITH A DIAMETER OF MORE THAN 1" AND SUCH WOUNDS MUST
- SHOW VIGOROUS BARK ON ALL EDGES.
- 7. EVERGREEN TREES SHALL BE BRANCHED TO THE GROUND OR AS SPECIFIED IN PLANT LIST. 8. SHRUBS AND SMALL PLANTS SHALL MEET THE REQUIREMENTS FOR SPREAD AND HEIGHT INDICATED IN THE
- a. THE MEASUREMENTS FOR HEIGHT SHALL BE TAKEN FROM THE GROUND LEVEL TO THE HEIGHT OF THE TOP OF THE PLANT AND NOT THE LONGEST BRANCH.
- b. SINGLE STEMMED OR THIN PLANTS WILL NOT BE ACCEPTED. c. SIDE BRANCHES SHALL BE GENEROUS, WELL-TWIGGED, AND THE PLANT AS A WHOLE WELL-BUSHED
- TO THE GROUND.
- d. PLANTS SHALL BE IN A MOIST, VIGOROUS CONDITION, FREE FROM DEAD WOOD, BRUISES, OR OTHER ROOT OR BRANCH INJURIES.

ACCESSORIES

TOPSOIL: SHALL BE FERTILE, FRIABLE, NATURAL TOPSOIL OF LOAMY CHARACTER, WITHOUT ADMIXTURE OF SUBSOIL MATERIAL, OBTAINED FROM A WELL-DRAINED ARABLE SITE, REASONABLY FREE FROM CLAY, LUMPS, COARSE SANDS, STONES, ROOTS, STICKS, AND OTHER FOREIGN MATERIALS, WITH ACIDITY RANGE OF BETWEEN PH 6.0 AND 6.8.

NOTE: ALL PLANTING AREAS SHALL BE CLEANED OF CONSTRUCTION DEBRIS (IE. CONCRETE, RUBBLE, STONES, BUILDING MATERIAL, ETC.) PRIOR TO ADDING AND SPREADING OF THE TOP SOIL.

- 1. SOD AREAS: SPREAD A MINIMUM 4" LAYER OF TOP SOIL AND RAKE SMOOTH.
- 2. PLANTING BED AREAS: SPREAD A MINIMUM 4" LAYER OF TOP SOIL AND RAKE SMOOTH.
- 3. LANDSCAPE ISLANDS/MEDIANS: FRACTURE/LOOSEN EXISTING SUBGRADE TO A MINIMUM 24" DEPTH. REMOVE AND REPLACE ANY SUBGRADE UNSUITABLE FOR PLANTING. ONCE SUBGRADE IS CLEAN OF DEBRIS AND
- LOOSENED, ADD TOPSOIL TO A MINIMUM BERM 6"-8" HEIGHT ABOVE ISLAND CURBING. 4. ANNUAL/PERENNIAL BED AREAS: ADD A MINIMUM OF 4" ORGANIC MATTER AND TILL TO A MINIMUM 12" DEPTH

MULCH: TYPE SELECTED DEPENDENT ON REGION AND AVAILABILITY; SEE LANDSCAPE PLANS FOR TYPE OF MUCH TO BE USED. HOLD MULCH 4" FROM TREE TRUNKS AND SHRUB STEMS.

- 1. HARDWOOD: 6 MONTH OLD WELL ROTTED DOUBLE SHREDDED NATIVE HARDWOOD BARK MULCH NOT LARGER THAN 4" IN LENGTH AND ½" IN WIDTH, FREE OF WOOD CHIPS AND SAWDUST. INSTALL MINIMUM
- 2. PINE STRAW: PINE STRAW TO BE FRESH HARVEST, FREE OF DEBRIS, BRIGHT IN COLOR. BALES TO BE WIRED
- AND TIGHTLY BOUND. NEEDLES TO BE DRY. INSTALL MINIMUM DEPTH OF 3". 3. RIVER ROCK: (COLOR) LIGHT GRAY TO BUFF TO DARK BROWN, WASHED RIVER ROCK, 1" - 3" IN SIZE. INSTALL IN SHRUB BEDS TO AN EVEN DEPTH OF 3". WEED CONTROL BARRIER TO BE INSTALLED UNDER ALL ROCK
- MULCH AREAS. USE CAUTION DURING INSTALLATION NOT TO DAMAGE PLANT MATERIAL 4. MINI NUGGETS: INSTALL TO A MINIMUM DEPTH OF 2"-3" AT ALL LOCATIONS OF ANNUAL AND PERENNIAL BEDS. LIFT THE STEMS AND LEAVES OF THE ANNUALS AND CAREFULLY SPREAD THE MULCH TO AVOID INJURING THE PLANTS. GENTLY BRUSH THE MULCH OFF THE PLANTS.

GUYING/STAKING:

- 1. ARBORTIE: GREEN (OR WHITE) STAKING AND GUYING MATERIAL TO BE FLAT, WOVEN, POLYPROPYLENE MATERIAL, 3/4" WIDE 900 LB. BREAK STRENGTH. ARBORTIE SHALL BE FASTENED TO STAKES IN A MANNER WHICH PERMITS TREE MOVEMENT AND SUPPORTS THE TREE.
- 2. REMOVE GUYING/STAKING AFTER ONE YEAR FROM PLANTING.

TREE WRAP: TREE WRAPS SHOULD BE USED ON YOUNG, NEWLY PLANTED THIN-BARKED TREES (CHERRY, CRABAPPLE, HONEY LOCUST, LINDEN, MAPLE, MOUNTAIN ASH, PLUM) THAT ARE MOST SUSCEPTIBLE TO SUN SCALD/SUNBURN. STANDARD WATERPROOFED TREE WRAPPING PAPER, 2-1/2" WIDE, MADE OF 2 LAYERS OF CREPE DRAFT PAPER WEIGHING NOT LESS THAN 30 LBS. PER REAM, CEMENTED TOGETHER WITH ASPHALT. WRAP THE TREE IN THE FALL AND LEAVE THE WRAP IN PLACE THROUGHOUT THE WINTER AND EARLY SPRING. TREE WRAPS ARE TEMPORARY AND NO LONGER NEEDED ONCE TREES DEVELOP CORKY BARK.

PART 3 - EXECUTION

PRIOR TO BEGINNING WORK, THE LANDSCAPE CONTRACTOR SHALL INSPECT THE SUBGRADE, GENERAL SITE CONDITIONS, VERIFY ELEVATIONS, UTILITY LOCATIONS, IRRIGATION, APPROVE TOP SOIL PROVIDED BY THE GENERAL CONTRACTOR AND OBSERVE THE SITE CONDITIONS UNDER WHICH THE WORK IS TO BE DONE. NOTIFY THE GENERAL CONTRACTOR OF ANY UNSATISFACTORY CONDITIONS, AND WORK SHALL NOT PROCEED UNTIL SUCH CONDITIONS HAVE BEEN CORRECTED AND ARE ACCEPTABLE TO THE LANDSCAPE CONTRACTOR.

PLANTING SHALL BE PERFORMED ONLY BY EXPERIENCED WORKMEN FAMILIAR WITH PLANTING PROCEDURES UNDER THE SUPERVISION OF A QUALIFIED SUPERVISOR.

LOCATE PLANTS AS INDICATED ON THE PLANS OR AS APPROVED IN THE FIELD AFTER STAKING BY THE LANDSCAPE CONTRACTOR. IF OBSTRUCTIONS ARE ENCOUNTERED THAT ARE NOT SHOWN ON THE DRAWINGS, DO NOT PROCEED WITH PLANTING OPERATIONS UNTIL ALTERNATE PLANT LOCATIONS HAVE BEEN SELECTED AND APPROVED BY THE LANDSCAPE ARCHITECT; SPACING OF PLANT MATERIAL SHALL BE AS SHOWN ON THE LANDSCAPE PLAN.

EXCAVATE CIRCULAR PLANT PITS WITH VERTICAL SIDES, EXCEPT FOR PLANTS SPECIFICALLY INDICATED TO BE PLANTED IN BEDS. PROVIDE SHRUB PITS AT LEAST 12" GREATER THAN THE DIAMETER OF THE ROOT SYSTEM AND 24" GREATER FOR TREES. DEPTH OF PIT SHALL ACCOMMODATE THE ROOT SYSTEM. PROVIDE UNDISTURBED SUB GRADE TO HOLD ROOT BALL AT NURSERY GRADE AS SHOWN ON THE DRAWINGS.

INSTALLATION

SET PLANT MATERIAL IN THE PLANTING PIT TO PROPER GRADE AND ALIGNMENT. SET PLANTS UPRIGHT, PLUMB, AND FACED TO GIVE THE BEST APPEARANCE OR RELATIONSHIP TO EACH OTHER OR ADJACENT STRUCTURE. SET PLANT MATERIAL 2" - 3" ABOVE THE FINISH GRADE. NO FILLING WILL BE PERMITTED AROUND TRUNKS OR STEMS. BACKFILL THE PIT WITH TOPSOIL MIX AND EXCAVATED MATERIAL. DO NOT USE FROZEN OR MUDDY MIXTURES FOR BACKFILLING. FORM A RING OF SOIL AROUND THE EDGE OF EACH PLANTING PIT TO RETAIN WATER.

AFTER BALLED AND WRAPPED IN BURLAP PLANTS ARE SET, MUDDLE PLANTING SOIL MIXTURE AROUND BASES OF BALLS AND FILL ALL VOIDS

1. REMOVE ALL BURLAP, ROPES, AND WIRES FROM THE TOP 1/3 OF THE ROOT BALL

SPACE GROUND COVER PLANTS IN ACCORDANCE WITH INDICATED DIMENSIONS. ADJUST SPACING AS NECESSARY TO EVENLY FILL PLANTING BED WITH INDICATED QUANTITY OF PLANTS. PLANT TO WITHIN 24" OF THE TRUNKS OF TREES AND SHRUBS WITHIN PLANTING BED AND TO WITHIN 18" OF EDGE OF BED.

1. MULCH TREE AND SHRUB PLANTING PITS AND SHRUB BEDS WITH REQUIRED MULCHING MATERIAL (SEE LANDSCAPE PLAN FOR MULCH TYPE); DEPTH OF MULCH AS NOTED ABOVE. HOLD MULCH BACK 4" AWAY FROM TREE TRUNKS AND SHRUB STEMS. THOROUGHLY WATER MULCHED AREAS. AFTER WATERING, RAKE MULCH TO PROVIDE A UNIFORM FINISHED SURFACE.

DECORATIVE STONE: (WHERE INDICATED ON LANDSCAPE PLAN) 1. INSTALL WEED CONTROL BARRIER OVER SUB-GRADE PRIOR TO INSTALLING STONE. LAP 6" ON ALL SIDES.

- 2. PLACE STONE WITHOUT DAMAGING WEED BARRIER. 3. ARRANGE STONES FOR BEST APPEARANCE AND TO COVER ALL WEED BARRIER FABRIC.
- WRAPPING, GUYING, STAKING:
- 1. INSPECT TREES FOR INJURY TO TRUNKS, EVIDENCE OF INSECT INFESTATION, AND IMPROPER PRUNING
- BEFORE WRAPPING. WRAPPING:
 - a. WRAP TRUNKS OF ALL YOUNG NEWLY PLANTED TREES KNOWN TO HAVE THIN BARK. WRAP SPIRALLY
 - FROM BOTTOM TO TOP WITH SPECIFIED TREE WRAP AND SECURE IN PLACE. b. OVERLAP $\frac{1}{2}$ THE WIDTH OF THE TREE WRAP STRIP AND COVER THE TRUNK FROM THE GROUND TO
 - THE HEIGHT OF THE SECOND BRANCH. c. SECURE TREE WRAP IN PLACE WITH TWINE WOUND SPIRALLY DOWNWARD IN THE OPPOSITE
- DIRECTION, TIED AROUND THE TREE IN AT LEAST 3 PLACES IN ADDITION TO THE TOP AND BOTTOM. d. WRAP THE TREES IN THE FALL AND LEAVE THE WRAP IN PLACE THROUGHOUT THE WINTER AND
- EARLY SPRING. e. TREE WRAPS ARE TEMPORARY AND NO LONGER NEEDED ONCE THE TREES DEVELOP CORKY BARK. STAKING/GUYING:
- a. STAKE/GUY ALL TREES IMMEDIATELY AFTER LAWN SODDING OPERATIONS AND PRIOR TO ACCEPTANCE
- b. STAKE DECIDUOUS TREES 2" CALIPER AND LESS. STAKE EVERGREEN TREES UNDER 7'-0" TALL. 4. STAKES ARE PLACED IN LINE WITH PREVAILING WIND DIRECTION AND DRIVEN INTO UNDISTURBED SOIL.
- 5. TIES ARE ATTACHED TO THE TREE, USUALLY AT THE LOWEST BRANCH. a. GUY DECIDUOUS TREES OVER 2" CALIPER. GUY EVERGREEN TREES 7'-0" TALL AND OVER.
- i. GUY WIRES TO BE ATTACHED TO THREE STAKES DRIVEN INTO UNDISTURBED SOIL, WITH ONE STAKE PLACED IN THE DIRECTION OF THE PREVAILING WIND.
- ii. TIES ARE ATTACHED TO THE TREE AS HIGH AS PRACTICAL. 6. THE AXIS OF THE STAKE SHOULD BE AT 90-DEGREE ANGLE TO THE AXIS ON THE PULL OF THE GUY WIRE.
- 7. REMOVE ALL GUYING AND STAKING AFTER ONE YEAR FROM PLANTING.

PRUNING

1. PRUNE DECIDUOUS TREES AND EVERGREENS ONLY TO REMOVE BROKEN OR DAMAGED BRANCHES.

DURING LANDSCAPE/IRRIGATION INSTALLATION OPERATIONS, ALL AREAS SHALL BE KEPT NEAT AND CLEAN. PRECAUTIONS SHALL BE TAKEN TO AVOID DAMAGE TO EXISTING STRUCTURES. ALL WORK SHALL BE PERFORMED IN A SAFE MANNER TO THE OPERATORS, THE OCCUPANTS AND ANY PEDESTRIANS.

UPON COMPLETION OF INSTALLATION OPERATIONS, ALL EXCESS MATERIALS, EQUIPMENT, DEBRIS AND WASTE MATERIAL SHALL BE CLEANED UP AND REMOVED FROM THE SITE; UNLESS PROVISIONS HAVE BEEN GRANTED BY THE OWNER TO USE ON-SITE TRASH RECEPTACLES. SWEEP PARKING AND WALKS CLEAN OF DIRT AND DEBRIS. REMOVE ALL PLANT TAGS AND OTHER DEBRIS FROM LAWNS AND PLANTING AREAS.

ANY DAMAGE TO THE LANDSCAPE, THE STRUCTURE, OR THE IRRIGATION SYSTEM CAUSED BY THE LANDSCAPE CONTRACTOR SHALL BE REPAIRED BY THE LANDSCAPE CONTRACTOR WITHOUT CHARGE TO THE OWNER.

CONTRACTOR SHALL PROVIDE MAINTENANCE UNTIL WORK HAS BEEN ACCEPTED BY THE OWNER'S

MAINTENANCE SHALL INCLUDE MOWING, FERTILIZING, MULCHING, PRUNING, CULTIVATION, WEEDING, WATERING, AND APPLICATION OF APPROPRIATE INSECTICIDES AND FUNGICIDES NECESSARY TO MAINTAIN PLANTS AND LAWNS FREE OF INSECTS AND DISEASE.

- 1. RE-SET SETTLED PLANTS TO PROPER GRADE AND POSITION. RESTORE PLANTING SAUCER AND ADJACENT MATERIAL AND REMOVE DEAD MATERIAL. 2. REPAIR GUY WIRES AND STAKES AS REQUIRED. REMOVE ALL STAKES AND GUY WIRES AFTER 1 YEAR.
- 3. CORRECT DEFECTIVE WORK AS SOON AS POSSIBLE AFTER DEFICIENCIES BECOME APPARENT AND WEATHER AND SEASON PERMIT.
- 4. WATER TREES, PLANTS AND GROUND COVER BEDS WITHIN THE FIRST 24 HOURS OF INITIAL PLANTING, AND NOT LESS THAN TWICE PER WEEK UNTIL FINAL ACCEPTANCE.

2" OR LESS CALIPER MORE THAN 2" CALIPER UNDISTURBED SOIL

DECIDUOUS TREE PLANTING LEGEND

SYMBOL DESCRIPTION

TREE STRAP LOOP AT FIRST BRANCH. USE RUBBER HOSE OR APPROVED EQUAL TO

PREVENT DAMAGE TO TREE 12 GAUGE GALVANIZED WIRE & 1-1/2 PVC PIPE 4" ORGANIC MULCH PER SPECIFICATIONS. DO NOT PLACE MULCH AGAINST TREE TRUNCK

REMOVE WIRE BASKET AND REMOVE BURLAP & ROPE FROM TOP ¹/₂ OF ROOT BALL TREE SAUCER (FORMED BY MIN. 4" THICK MULCH) 8' METAL TEE STAKE. KEEP STAKE PLUMB AND SECURED

PLANTING NOTES

RETAIN NATURAL SHAPE. DO NOT SHEAR OR CUT CENTRAL LEADER. TREES WITH CENTRAL LEADERS ARE NOT

PREPARED BACKFILL-TAMP TO PREVENT SETTLEMENT.

ACCEPTED IF LEADER IS DAMAGED OR REMOVED. B. PRUNE ALL DAMAGED TWIGS AFTER PLANTING . WRAP TREES TO FIRST BRANCH IF PLANTED IN FALL.

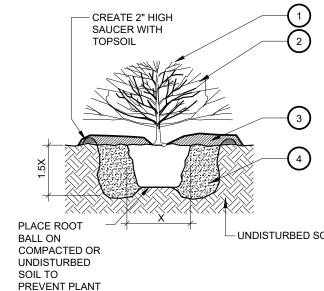
SOAK BACKFILL AFTER PLANTING.

- DO NOT WRAP IF PLANTED IN SPRING. D. TREES TO BE INSTALLED SO TOP OF ROOT BALLS LEVEL
- TO FINISH GRADE AS MAINTAINED AT NURSERY
- F. IF POSSIBLE MARL TREE TRUNK ON THE NORTHERN SIDE AT THE NURSERY AND PLANT TREE WITH MARK

E. PLACE TREE BALL ON FIRM UNDISTURBED SOIL.

G. TOPSOIL USED SHALL BE AS SPECIFIED IN THE LANDSCAPE SPECIFICATIONS.





SHRUB PLANTING LEGEND SYMBOL DESCRIPTION

PLANTING DO NOT PRUNE OR DAMAGE CENTRAL PLACE PLANT IN VERTICAL, PLUMB POSITION. REMOVE CONTAINER AND PLANT LABEL PRIOR TO PLACING BACKFILL.

3" - 4" OF MULCH AS SPECIFIED. DO NOT PLACE

SPECIFICATION. TAMP AND SOAK BACKFILL AFTER

PREPARED BACKFILL AND FERTILIZE PER

MULCH DIRECTLY AGAINST STEMS.

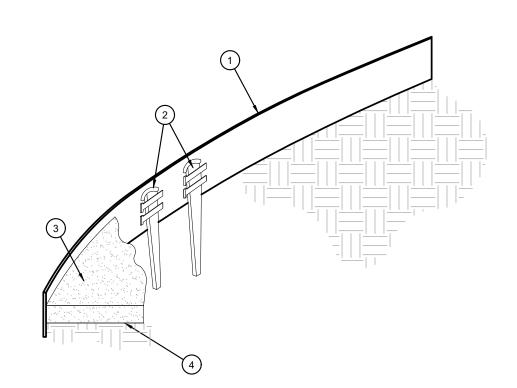
PRUNE BROKEN AND DAMAGED TWIGS AFTER

PLANTING. MAINTAIN AFTER PLANTING PER SPECIFICATIONS.

PLANTING NOTES A. HOLE DIAMETER SHOULD BE AT LEAST TWICE THE DIAMETER OF THE SHRUB ROOT BALL. SHRUB CROWN SHOULD BE PLACED SLIGHTLY HIGHER (1-2") ABOVE THAN SURROUNDING FINISHED GRADE.

B. SCORE ROOTBALL BY CUTTING $\frac{1}{8}$ VERTICAL GROVES 3"

B. SPACE PLANTS PER PLANTING PLAN FROM SETTLING



(1) ROLLED-TOP STEEL EDGING PER PLANS

(2) TAPERED STEEL STAKES. (3) MULCH, TYPE AND DEPTH PER PLANS

(4) FINISH GRADE.

1) INSTALL EDGING SO THAT STAKES WILL BE ON INSIDE OF PLANTING BED. BOTTOM OF EDGING SHALL BE BURIED A MINIMUM OF 1" BELOW FINISH GRADE

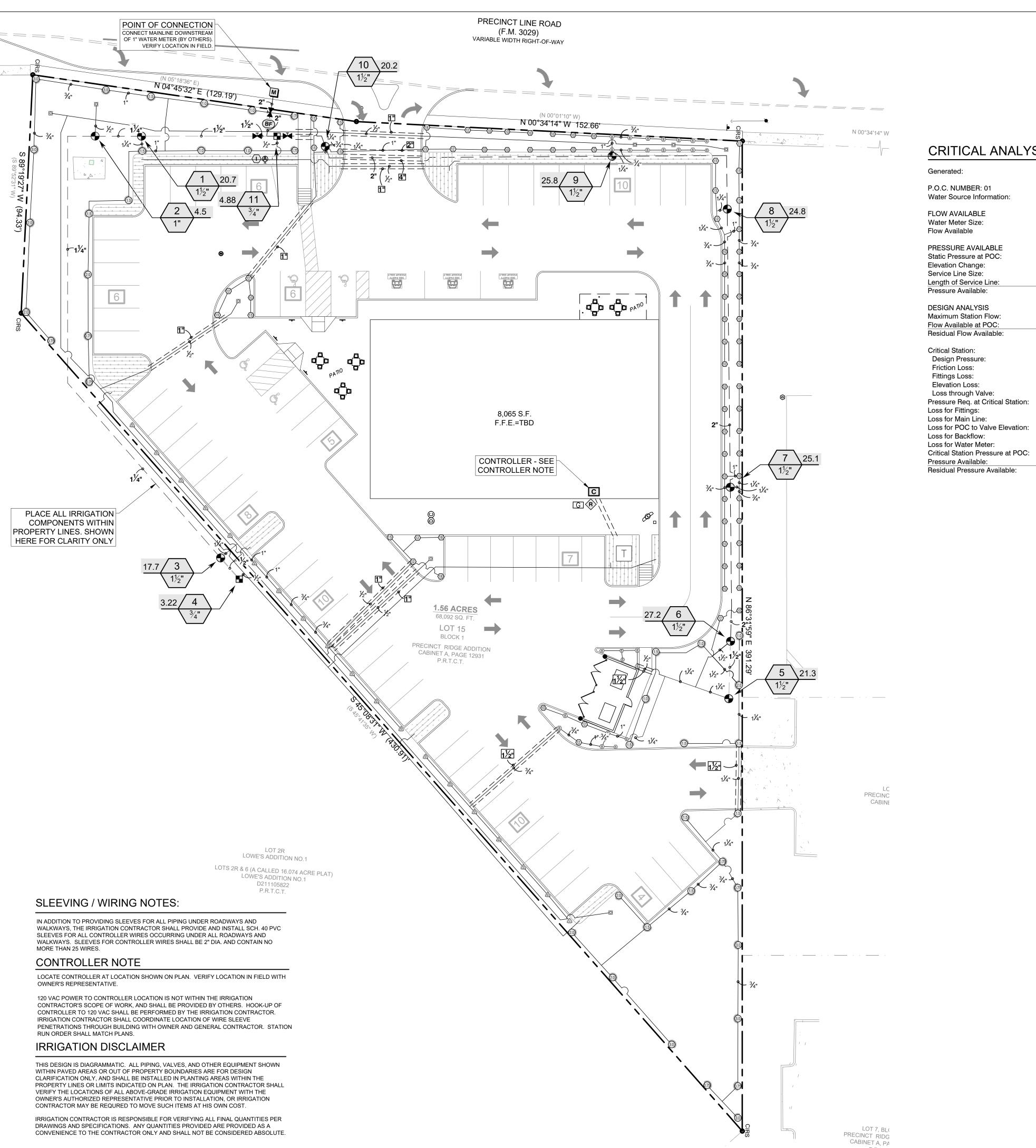


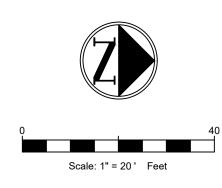
3) TOP OF MULCH SHALL BE 1" LOWER THAN TOP OF EDGING.











CRITICAL ANALYSIS

2023-01-16 08:07 Generated: P.O.C. NUMBER: 01

FLOW AVAILABLE Water Meter Size:	1"
Flow Available	37.5 GPM
PRESSURE AVAILABLE	
Static Pressure at POC:	55 PSI
Elevation Change:	0.00 ft
Service Line Size:	1 1/2"
Length of Service Line:	5 ft
Pressure Available:	54 PSI
DESIGN ANALYSIS	
Maximum Station Flow:	27.23 GPN
Flow Available at POC:	37.5 GPM
Residual Flow Available:	10.27 GPN
Critical Station:	5
Design Pressure:	25 PSI
Friction Loss:	4.39 PSI
Fittings Loss:	0.44 PSI
Elevation Loss:	0 PSI
Loss through Valve:	1.9 PSI
Pressure Req. at Critical Station:	31.7 PSI
Loss for Fittings:	0.23 PSI
Loss for Main Line:	2.34 PSI
Loss for POC to Valve Elevation:	0 PSI
Loss for Backflow:	12.2 PSI

4.41 PSI

50.9 PSI

3.11 PSI

54 PSI

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI		
EST LCS RCS CST SST	Rain Bird 1806 15 Strip Series Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet.	19	25		
$ \begin{array}{c cccc} 4 & 6 & 8 & 0 \\ 4 & 6 & 8 & 10 \\ 4 & 12 & 15 & 18 \\ 12 & 15 & 18 & 18 \end{array} $	Rain Bird 1806 ADJ Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet.	99	25		
△ ○ △ □ 1401 1402 1404 1408	Rain Bird 1806-1400 Flood 1401 Flood Bubbler 6.0" popup	9	20		
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI	GPM	RADIUS
(.7 5	Rain Bird 3504-PC 0.75 Turf Rotor, 4" Pop-Up. Adjustable and Full Circle.	9	25	0.54	15'
1.0	Rain Bird 3504-PC 1.0 Turf Rotor, 4" Pop-Up. Adjustable and Full Circle.	7	25	0.77	20'
1.5	Rain Bird 3504-PC 1.5 Turf Rotor, 4" Pop-Up. Adjustable and Full Circle.	12	25	1.06	23'
2.0	Rain Bird 3504-PC 2.0 Turf Rotor, 4" Pop-Up. Adjustable and Full Circle.	7	25	1.4	27'
3.0	Rain Bird 3504-PC 3.0 Turf Rotor, 4" Pop-Up. Adjustable and Full Circle.	7	25	2.17	29'
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	<u>QTY</u>			
	Rain Bird LFV-075 3/4" Low Flow DV Valve	2			
@	Rain Bird ARV050 1/2" Air Relief Valve, made of quality rust-proof materials, with a 6" drip valve box (SEB 7XB emitter box). Use with installation below soil. The valve will allow air to escape the pipeline, thus preventing water hammer or blockage.	1			
	Rain Bird OPERIND Drip System Operation Indicator, stem rises 6in. for clear visibility when drip system is charged to a minimum of 20psi. Includes 16in. of 1/4in. distribution tubing with connection fitting pre-installed.	1			

	Shield Technology. 0.6 GPH emitters at 18" O.C. Laterals spaced at 18" apart, with emitters offset for triangular pattern. UV Resistant. Specify XF insert fittings.	.,
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
•	Rain Bird PGA Globe 1", 1-1/2", 2" Electric Remote Control Valve, Globe.	9
	Nibco Ball Valve Brass, Two-Piece, Full Port, NPT x NPT, T-FP-600A	3
BF	Febco 825Y 1-1/2" Reduced Pressure Backflow Preventer	1
С	Rain Bird ESPLXME2 12 Station Traditionally-Wired, Commercial Controller. Indoor/Outdoor, Plastic Wall-Mount Enclosure.	1
\wedge	Rain Bird WR2-RC	

XFS Sub-Surface Pressure Compensating Dripline w/Copper

Area to Receive Dripline Rain Bird XFS-06-18

C	Rain Bird ESPLXME2 12 Station Traditionally-Wired, Commercial Controller. Indoor/Outdoor, Plastic Wall-Mount Enclosure.	1
R	Rain Bird WR2-RC Wireless Rain Sensor Combo, includes 1 receiver and 1 rain sensor transmitter.	1
М	Water Meter 1"	1
	Irrigation Lateral Line: PVC Class 200 SDR 21	3,677 l.f.
	Irrigation Mainline: PVC Schedule 40	699.3 l.f.

	Valve Callout	
	Valve Number	
/ # \ # 	Valve Flow	

______ Pipe Sleeve: PVC Schedule 40

VALVE SCHEDULE

NUMBER	MODEL	SIZE	TYPE	<u>GPM</u>	<u>PSI</u>	PSI @ POC	PRECIP
1	Rain Bird PGA Globe	1-1/2"	Turf Rotor	20.73	30.8	46.2	0.54 in/h
2	Rain Bird PGA Globe	1"	Bubbler	4.5	27.1	39.7	1.7 in/h
3	Rain Bird PGA Globe	1-1/2"	Turf Spray	17.7	31.0	50.2	1.6 in/h
4	Rain Bird PGA Globe	1-1/2"	Turf Spray	21.33	31.2	48.0	2.05 in/h
5	Rain Bird PGA Globe	1-1/2"	Turf Rotor	27.23	31.7	50.9	0.68 in/h
6	Rain Bird PGA Globe	1-1/2"	Turf Spray	25.14	28.4	46.2	2.71 in/h
7	Rain Bird PGA Globe	1-1/2"	Turf Spray	24.75	28.8	45.9	2.33 in/h
8	Rain Bird PGA Globe	1-1/2"	Turf Spray	25.79	28.3	45.4	3.98 in/h
9	Rain Bird PGA Globe	1-1/2"	Turf Spray	20.22	29.6	44.3	1.63 in/h
10	Rain Bird LFV-075	3/4"	Area for Dripline	4.88	25.6	38.1	0.43 in/h
Unknown	Rain Bird LFV-075	3/4"	Area for Dripline	3.22	24.2	37.4	0.43 in/h







384.8 l.f.

IRRIGATION SPECIFICATIONS

- A. QUALIFICATIONS OF IRRIGATION CONTRACTOR ALL WORK SHOWN ON THESE PLANS SHALL BE PERFORMED BY A SINGLE IRRIGATION CONTRACTING FIRM SPECIALIZING IN IRRIGATION SYSTEMS. SEE THE IRRIGATION PLAN FOR
- SPECIFIC EQUIPMENT AND SYSTEM LAYOUT. 2. THE IRRIGATION CONTRACTOR MUST HAVE ON ITS STAFF A TEXAS LICENSED IRRIGATOR. AS REGULATED BY THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY. A LICENSED IRRIGATOR OR LICENSED IRRIGATION INSTALLER SHALL BE PRESENT AT THE PROJECT SITE AT ALL TIMES AS WORK IS IN PROGRESS. THE OWNER MAY DEMAND THAT WORK STOP UNTIL THE CONTRACTOR PROVIDES FOR A LICENSED IRRIGATOR OR LICENSED IRRIGATION INSTALLER TO BE PRESENT AT THE PROJECT SITE AND SUPERVISING ALL IRRIGATION WORK A LIST OF SUCCESSFULLY COMPLETED PROJECTS OF THIS TYPE, SIZE AND NATURE MAY BE REQUESTED BY THE OWNER FOR FURTHER QUALIFICATION MEASURES.
- B. SCOPE OF WORK WORK COVERED BY THESE SECTIONS INCLUDES THE FURNISHING AND PAYMENT OF ALL MATERIALS, LABOR, SERVICES, EQUIPMENT, LICENSES, TAXES, FEES, AND ANY OTHER ITEMS THAT ARE NECESSARY FOR THE EXECUTION, INSTALLATION AND COMPLETION OF ALL WORK, SPECIFIED HEREIN AND/OR SHOWN ON THE IRRIGATION PLANS, NOTES, AND DETAILS. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LAWS, CODES AND REGULATIONS REQUIRED BY AUTHORITIES HAVING JURISDICTION OVER SUCH WORK, INCLUDING ALL INSPECTIONS AND PERMITS REQUIRED BY FEDERAL, STATE AND LOCAL AUTHORITIES IN SUPPLY, TRANSPORTATION AND INSTALLATION OF MATERIALS. IN CASE OF CONFLICT BETWEEN THESE PLANS AND LOCAL AND/OR STATE CODES, CODES SHALL
- 3. THE INTENT OF THE IRRIGATION SYSTEM IS TO PROVIDE 100% COVERAGE OF ALL LANDSCAPE AREAS. THE IRRIGATION PLAN IS GENERALLY DIAGRAMMATIC; COORDINATE IRRIGATION INSTALLATION WITH UTILITY INSTALLATIONS. ACTUAL LOCATION OF CONTROLLER, BACKFLOW DEVICE, PIPING, VALVES, SPRAY HEADS, DRIP IRRIGATION, AND RELATED EQUIPMENT MAY NEED TO BE ADJUSTED BASED ON ACTUAL SITE CONDITIONS.
- 4. FOR CLARITY PURPOSES, SOME IRRIGATION LINES AND EQUIPMENT ARE SHOWN IN HARDSCAPE AREAS WITHOUT ACCESS SLEEVES; THESE LINES SHALL BE INSTALLED IN A COMMON TRENCH OR AT THE BACK OF CURB IN LANDSCAPE AREAS. MINOR FIELD ADJUSTMENTS SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER.

PRODUCTS

- A. ALL MATERIALS SHALL BE NEW AND WITHOUT FLAWS OR DEFECTS OF ANY TYPE AND SHALL BE THE BEST OF THEIR CLASS AND KIND. ALL MATERIALS SHALL HAVE A MINIMUM GUARANTEE OF ONE YEAR AGAINST MATERIAL DEFECTS OR DEFECTIVE WORKMANSHIP. ALL MATERIALS SHALL BE OF THE BRANDS AND TYPES NOTED ON THE DRAWINGS OR AS SPECIFIED HEREIN, OR APPROVED. EQUAL. THE CONTRACTOR MUST FIRST OBTAIN APPROVAL FROM THE IRRIGATION DESIGNER FOR AN 'APPROVED EQUAL' BEFORE INSTALLING SUCH MATERIALS IN THE FIELD, OR THE CONTRACTOR
- MAY BE REQUIRED TO REPLACE SUCH MATERIALS AT HIS OWN COST B. BACKFLOW PREVENTION DEVICES SHALL BE OF THE SIZE AND TYPE INDICATED ON THE DRAWINGS. INSTALL BACKFLOW PREVENTION UNITS IN ACCORDANCE WITH IRRIGATION CONSTRUCTION DETAILS AND ALL APPLICABLE STATE AND LOCAL CODES AND ORDINANCES.
- PRESSURE SUPPLY LINES, DOWNSTREAM OF THE POINT-OF-CONNECTION: SCHEDULE 40 PVC FOR ALL PIPE 1-1/2" OR LESS CLASS 315 PVC FOR ALL PIPE 2" TO 2-1/2"
- CLASS 200 PVC, GASKETED, FOR ALL PIPE 3" AND LARGER 2. SLEEVING AND NON-PRESSURE LATERAL LINES (DOWNSTREAM FROM VALVES): SCHEDULE FITTINGS: SCH. 40 PVC, EXCEPT AS NOTED OTHERWISE.
- VALVES AND DRIP VALVE ASSEMBLIES: TYPE AND SIZE AS NOTED ON PLANS. EACH VALVE SHALL BEAR A PRE-MANUFACTURED, NUMBERED WATERPROOF TAG BEARING A NUMBER CORRESPONDING TO ITS VALVE SEQUENCE OF OPERATION ON THE CONTROLLER. THE OPERATION SEQUENCE SHALL MATCH THAT AS SHOWN ON THE PLANS.
- QUICK COUPLERS, BALL VALVES, AND GATE VALVES: TYPE AND SIZE PER PLANS VALVE BOXES: TYPE AND SIZE AS NOTED ON DETAILS. ALL VALVES BOXES SHALL BE LOCKING BOLT-DOWN TYPE, FURNISHED WITH LIDS AND BOLTS. BOXES SHALL BE OF A SIZE TO CONTAIN THE ENTIRE VALVE AND/OR VALVE ASSEMBLY. THE VALVE BOX LID SHALL HAVE THE VALVE STATION NUMBER HEAT-BRANDED INTO THE LID WITH 2" HIGH LETTERS.
- G. FIXED SPRAY HEADS AND ROTORS: PLASTIC BODY POP-UP, WITH A REMOVABLE PLASTIC SPRAY NOZZLE. EXACT TYPE. MODEL. AND NOZZLE SHALL BE AS INDICATED ON PLANS. H. INTEGRAL EMITTER DRIP TUBING: TUBING MODEL AND FLOW RATE AS NOTED ON PLANS, WITH INTEGRAL EMITTERS WELDED TO THE INSIDE WALL OF THE TUBING AS AN INTEGRAL PART OF THE TUBING ASSEMBLY
- AUTOMATIC CONTROLLER: TYPE AND MODEL PER PLANS. PROVIDE VANDAL-PROOF ENCLOSURE FOR ALL EXTERIOR INSTALLATIONS. PROVIDE LINE-VOLTAGE DISCONNECT SWITCH WITH GROUND FAULT PROTECTION
- J. 24 VOLT VALVE WIRE SHALL BE A MINIMUM OF #14 GAUGE, U.F. APPROVED FOR DIRECT BURIAL, SINGLE CONDUCTOR IRRIGATION WIRE. EACH CONTROLLER SHALL HAVE A DIFFERENT COLOR STATION AND COMMON WIRE. STATION WIRE - RED COMMON WIRE - WHITE
- EXTRA COMMON WIRES BLUE K. WIRE SPLICES SHALL BE ENCASED IN A WATERPROOF COMPOUND OR GEL. ALL FIELD SPLICES SHALL BE LOCATED IN A 6 INCH ROUND VALVE BOX. L. RAIN SENSOR: TYPE AND MODEL PER PLANS.

METHODS

- A. THIS DESIGN IS DIAGRAMMATIC. ALL PIPING, VALVES, AND OTHER EQUIPMENT SHOWN WITHIN PAVED AREAS OR OUT OF PROPERTY BOUNDARIES ARE FOR DESIGN CLARIFICATION ONLY, AND SHALL BE INSTALLED IN PLANTING AREAS WITHIN THE PROPERTY LINES OR LIMITS INDICATED ON PLAN. THE IRRIGATION CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL ABOVE-GRADE IRRIGATION EQUIPMENT WITH THE OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO INSTALLATION, OR IRRIGATION CONTRACTOR MAY BE REQURED TO MOVE SUCH ITEMS AT HIS OWN COST. ENSURE FIELD COORDINATION IS MADE EARLY ON IN THE CONSTRUCTION PHASE SO PLACEMENT LOCATION IS CORRECT
- THE IRRIGATION CONTRACTOR SHALL MEET WITH THE OWNER'S REPRESENTATIVE PRIOR TO COMMENCEMENT OF WORK, AND SHALL OBTAIN ALL ENGINEERING, LANDSCAPE, AND OTHER APPLICABLE PLANS & DOCUMENTS. THE CONTRACTOR SHALL THOROUGHLY REVIEW THE PLANS AND REPORT ANY CONFLICTS OR DISCREPANCIES TO THE LANDSCAPE ARCHITECT AND OWNER'S REPRESENTATIVE IMMEDIATELY
- THE IRRIGATION CONTRACTOR SHALL NOT WILFULLY INSTALL THE IRRIGATION SYSTEM AS SHOWN ON THE DRAWINGS WHEN IT IS OBVIOUS IN THE FIELD THAT UNKNOWN OBSTRUCTIONS. GRADES OR DIMENSIONS EXIST THAT MIGHT NOT HAVE BEEN CONSIDERED IN THE ENGINEEERING. SUCH OBSTRUCTIONS OR DIFFERENCES SHALL BE BROUGHT TO THE ATTENTION OF THE IRRIGATION DESIGNER. IN THE EVENT THAT THIS NOTIFICATION IS NOT PERFORMED. THE IRRIGATION CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY REVISIONS AND NECESSARY COSTS.
- D. SEE UTILITY PLANS FOR IRRIGATION POINTS OF CONNECTION (TAP) AND DOMESTIC WATER
- THE IRRIGATION CONTRACTOR SHALL PAY ANY AND ALL FEES AND PERMITS ASSOCIATED WITH THE INSTALLATION OF THE IRRIGATION SYSTEM. F. AT LEAST SEVEN DAYS BEFORE BEGINNING WORK, CONFIRM THE STATIC WATER PRESSURE IS AT
- LEAST 55 PSI AND LESS THAN 70 PSI. IF STATIC WATER PRESSURE IS OUTSIDE OF THE STATED RANGE DO NOT PROCEED WITHOUT FIRST NOTIFYING THE IRRIGATION DESIGNER AND OWNER IN WRITING, AND OBTAINING SUBSEQUENT DIRECTION FOR CORRECTIONAL MEASURES. SHOULD THE IRRIGATION CONTRACTOR CHOOSE TO BEGIN THE INSTALLATION WITHOUT SUCH NOTIFICATION. THE IRRIGATION CONTRACTOR WILL ASSUME THE RESPONSIBILITY FOR ALL COSTS INCURRED TO ENSURE THE SYSTEM IS WORKING PROPERLY. NO CHANGE ORDERS WILL BE AUTHORIZED IN SUCH CIRCUMSTANCES.
- G. THE IRRIGATION CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UNDERGROUND UTILITY LINES (WATER, SEWER, ELECTRICAL, TELEPHONE, GAS, CABLE, TELEVISION, ETC.) PRIOR TO THE START OF ANY WORK. THE CONTRACTOR SHALL BE FAMILIAR WITH ALL GRADE DIFFERENCES, LOCATIONS OF WALLS, STRUCTURES AND UTILITIES. H. COORDINATE WITH THE OWNER THE PROPOSED LOCATIONS OF THE AUTOMATIC CONTROLLER
- AND ANY REQUIRED SLEEVES THROUGH THE BUILDING FOR CONTROL WIRES.
- TRENCHING NEAR EXISTING TREES: CONTRACTOR SHALL NOT DISTURB ROOTS 1-1/2" AND LARGER IN DIAMETER WITHIN THE CRITICAL ROOT ZONE (CRZ) OF EXISTING TREES, AND SHALL EXERCISE ALL POSSIBLE CARE AND PRECAUTIONS TO AVOID INJURY TO TREE ROOTS, TRUNKS, AND BRANCHES. THE CRZ IS DEFINED AS A CIRCULAR AREA EXTENDING OUTWARD FROM THE TREE TRUNK, WITH A RADIUS EQUAL TO 1' FOR EVERY 1" OF TRUNK DIAMETER-AT-BREAST-HEIGHT (4.5' ABOVE THE AVERAGE GRADE AT THE TRUNK).
- 2. ALL EXCAVATION WITHIN THE CRZ SHALL BE PERFORMED USING HAND TOOLS. NO MACHINE EXCAVATION OR TRENCHING OF ANY KIND SHALL BE ALLOWED WITHIN THE CRZ. ALTER ALIGNMENT OF PIPE TO AVOID TREE ROOTS 1-1/2" AND LARGER IN DIAMETER. WHERE TREE ROOTS 1-1/2" AND LARGER IN DIAMETER ARE ENCOUNTERED IN THE FIELD. TUNNEL UNDER SUCH ROOTS. WRAP EXPOSED ROOTS WITH SEVERAL LAYERS OF BURLAP AND KEEP
- MOIST. CLOSE ALL TRENCHES WITHIN THE CANOPY DRIP LINES WITHIN 24 HOURS. 4. ALL SEVERED ROOTS SHALL BE HAND PRUNED WITH SHARP TOOLS AND ALLOWED TO AIR-DRY. DO NOT USE ANY SORT OF SEALERS OR WOUND PAINTS.

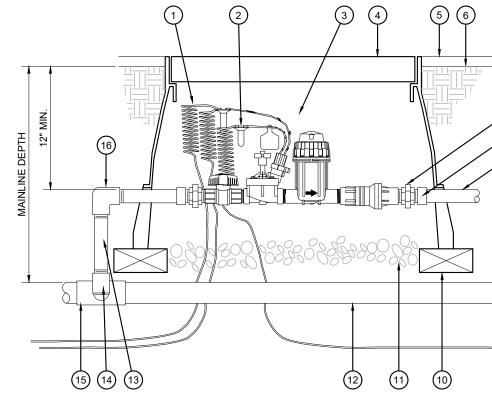
- ALL BACKFILL MATERIAL SHALL BE SUBJECT TO APPROVAL BY THE OWNER. BACKFILL MATERIAL SHALL BE FREE FROM RUBBISH, ROCK LARGER THAN 1", LARGE STONES, BRUSH SOD, FROZEN MATERIAL OR OTHER UNSUITABLE SUBSTANCES THAT MAY DAMAGE PIPE DURING THE BACKFILLING OPERATIONS. SEPARATE OUT ROCKS LARGER THAN 1 INCH IN ANY DIRECTION FROM EXCAVATED MATERIAL. AND REMOVE FROM AREAS TO RECEIVE LANDSCAPING. COVER FOR BOTH TOP AND SIDES OF PIPE SHALL BE A MINIMUM OF 2 INCHES
- OF ROCK-FREE SOIL SAND OR OTHER APPROVED MATERIAL IN THE EVENT THAT THE MATERIAL FROM THE EXCAVATION OR TRENCHING IS FOUND TO BE UNSUITABLE FOR USE IN BACKFILL, IT SHALL BE REMOVED FROM THE SITE AND PROPERLY AND LEGALLY DISPOSED OF BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL THEN PURCHASE AND AND FURNISH SUITABLE BACKFILL MATERIAL CONSISTING OF EARTH, LOAM, SANDY CLAY, SAND OR OTHER APPROVED MATERIALS FREE OF DEBRIS.
- K. BACKFLOW PREVENTER INSTALLATION: CONTRACTOR SHALL MAKE CONNECTIONS TO EXISTING WATER SOURCES AT LOCATION SHOWN ON PLANS AND AS APPROVED BY THE OWNER, AND SHALL MAKE ANY MINOR CHANGES IN LOCATION AS MAY BE NECESSARY DUE TO ACTUAL SITE CONDITIONS. BACKFLOW PREVENTER HEIGHT SHALL BE AS PER LOCAL CODES AND IRRIGATION DETAILS. INSTALL A BRASS BALL VALVE IMMEDIATELY UPSTREAM OF THE BACKFLOW DEVICE TO SERVE AS AN ISOLATION VALVE. TO EVERY EXTENT POSSIBLE, INSTALL BACKFLOW PREVENTER ION A LOCATION SCREENED FROM PUBLIC VIEW (SUCH AS BEHIND A SHRUB ROW).
- PIPE SIZE SHALL CONFORM TO THOSE SHOWN ON THE DRAWINGS. NO SUBSTITUTIONS OF SMALLER PIPE SIZES SHALL BE PERMITTED, BUT SUBSTITUTIONS FOR LARGER SIZES MAY BE
- MAINLINE PIPE AND WIRES SHALL BE INSTALLED WITH A MINIMUM COVER OF 18 INCHES. LATERAL PIPE SHALL BE INSTALLED WITH A MINIMUM COVER OF 12 INCHES. ASSEMBLE ALL THREADED FITTINGS WITH TEFLON TAPE, WHICH SHALL BE APPLIED TO MALE THREADS ONLY ALL SOLVENT-WELD CONNECTIONS SHALL BE MADE WITH APPROVED SOLVENT-WELD PRIMER
- AND GLUE. PIPE SHALL BE INSTALLED WITH A MINIMUM OF 4" HORIZONTAL CLEARANCE FROM ANY
- OTHER PIPE AND 2" VERTICAL CLEARANCE FROM ANY PIPES THAT CROSS OVER OR UNDER. VALVES SHALL BE INSTALLED PER MANUFACTURER'S DIRECTIONS AND THE IRRIGATION DETAILS.
- VALVE BOXES SHALL BE INSTALLED FLUSH WITH THE GRADE. WITH CLEAN PEA GRAVEL LOCATED BELOW THE VALVE AS NOTED ON THE DETAILS. LOCATE BOXES WITHIN 12 TO 24" OF SIDEWALKS OR LANDSCAPE EDGES, WITH TOPS OF BOXES 1" ABOVE FINISH GRADE IN TURE AND 3" ABOVE FINISH GRADE IN SHRUB AREAS (TO AVOID BEING COVERED BY MULCH).
- EACH VALVE BOX COVER SHALL BE HEAT-BRANDED WITH THE CONTROLLER STATION 4. DO NOT INSTALL MORE THAN TWO VALVES IN A JUMBO BOX.
- N. DRIP IRRIGATION EQUIPMENT SHALL BE INSTALLED PER MANUFACTURER'S DIRECTIONS AND THE IRRIGATION DETAILS. SUBSURFACE DRIP LINES SHALL BE BURIED NO MORE THAN 2" BELOW FINISH GRADE. DRIP LINES MOUNTED ON GRADE SHALL BE LOCATED BENEATH LANDSCAPE FABRIC, AND
- SECURED IN PLACE WITH WIRE STAPLES AT A MAXIMUM OF 48" ON CENTER. O. SPRAY, ROTOR, AND BUBBLER HEADS: ALL SPRAY AND ROTOR HEAD LOCATIONS SHALL BE STAKED, FLAGGED AND/OR OTHERWISE CLEARLY MARKED ON THE GROUND PRIOR TO INSTALLATION. SPRINKLER HEAD STAKING
- SHALL BE INSPECTED AND APPROVED BY THE OWNER'S REPRESENTATIVE BEFORE ALL SPRAY HEADS SHALL BE CONNECTED WITH A 12 INCH MINIMUM LENGTH OF $\frac{1}{2}$ INCH FLEX PVC. THE FLEX PVC SHALL BE SOLVENT WELDED TO SCHEDULE 40 PVC FITTINGS WITH
- WELD-ON #795 SOLVENT AND #P-70 PRIMER. ALL ROTORS SHALL BE CONNECTED TO LATERAL LINES WITH PRE-MANUFACTURED SWING JOINTS ALL ROTOR, SPRAY AND BUBBLER HEADS SHALL BE SET PERPENDICULAR AND FLUSH TO
- FINISH GRADE AND WITH A CLEARANCE OF FOUR INCHES (MINIMUM) FROM THE EDGE OF ANY BUILDINGS, WALLS, BOULDERS, AND HARDSCAPE, UNLESS OTHERWISE SPECIFIED. ALL ROTOR, SPRRAY AND BUBBLER HEADS AND VALVES SHALL BE FLUSHED AND ADJUSTED FOR OPTIMUM COVERAGE WITH MINIMUM OVERSPRAY ON WALKS, STREETS, WALLS, ETC. P. AUTOMATIC CONTROLLER:
- INSTALL THE CONTROLLER AT THE LOCATION INDICATED BY THE OWNER. INSTALL CONTROLLER WITH A BACKUP BATTERY AS RECOMMENDED BY THE MANUFACTURER. THE IRRIGATION CONTRACTOR SHALL COORDINATE 120 V.A.C. ELECTRICAL POWER TO CONTROLLERS AND DEDICATE ONE (1) 20-AMP BREAKER FOR EACH CONTROLLER. IT SHALL BE THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO MAKE THE FINAL HOOK-UP FROM THE ELECTRICAL SOURCE TO THE CONTROLLER UNIT ONLY.
- ALL VALVE CONTROL WIRE SHALL BE AWG 14 TYPE UF, 600 VOLT TEST, DIRECT BURIAL. NO SPLICES SHALL BE ALLOWED EXCEPT AT VALVES AND CONTROLLER. WHERE SPLICES MAY BE NECESSARY DUE TO EXCESSIVELY LONG WIRE RUNS, THE CONTRACTOR SHALL MAKE ALL SPLICES IN 6" ROUND VALVE BOXES WITH 3M'S "DBY-DIRECT BURIAL SPLICE KIT". THE CONTRACTOR SHALL LABEL ALL WIRES WITH WATERPROOF TAGS AND MARKERS AT ALL SPLICES AND VALVE MANIFOLDS, AND SHALL LEAVE A 24" COIL OF EXCESS WIRE AT EACH CONNECTION.
- PROVIDE #10 COMMON WIRE, DIRECT BURIAL, TO ALL REMOTE CONTROL VALVES. CONNECT ALL DIRECT BURIAL WIRES TO VALVES USING 3M'S "DBY-DIRECT BURIAL SPLICE
- KIT" (UNLESS OTHERWISE SPECIFIED). PROVIDE THREE ADDITIONAL IRRIGATION CONTROL WIRES ALONG EACH BRANCH OF MAINLINE FOR FUTURE EXPANSION. STUB ADDITIONAL CONTROL WIRES INTO BACK OF

IRRIGATION CONTROLLERS.

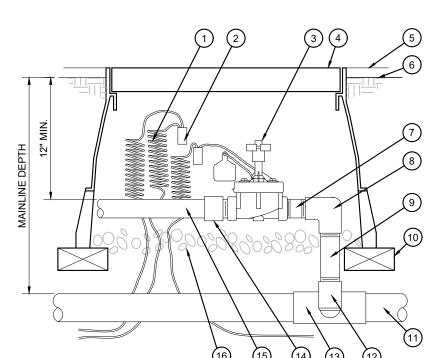
- THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ALL CONTROL WIRE SLEEVES AND PIPE SLEEVES UNDER PAVED AREAS PRIOR TO PAVING - SEE SLEEVING NOTES Q. INSTALL THE RAIN SENSOR IN THE VICINITY OF THE CONTROLLER, AND COORDINATE LOCATION WITH THE OWNER. IT IS THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO ENSURE THE RAIN SENSOR IS PLACED IN A LOCATION WHERE IT CAN RECEIVE ADEQUATE RAINFALL WITHOUT OBSTRUCTIONS. IF IT IS PLACED IN AN INADEQUATE LOCATION, THE IRRIGATION CONTRACTOR
- MAY BE REQUIRED TO RELOCATE IT AT NO ADDITIONAL COST TO THE OWNER. R. THE PUMP SHALL NOT BE STARTED UNTIL A REPRESENTATIVE OF THE PUMP MANUFACTURER INSPECTS THE INSTALLATION AND START-UP. ANY DAMAGE TO THE PUMP WITHOUT A WRITTEN REPORT FROM THE MANUFACTURER'S REPRESENTATIVE SHALL, AT THE OWNER'S OPTION, BE IMMEDIATELY REPAIRED OR REPLACED AT THE CONTRACTOR'S OWN COST.
- S. ALL IRRIGATION EQUIPMENT NOT OTHERWISE DETAILED OR SPECIFIED SHALL BE INSTALLED AS PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS. T. QUALITY CONTROL PERFORM COVERAGE TESTS AFTER SPRINKLER SYSTEM IS COMPLETED, BUT PRIOR TO ANY
- PLANTING AND PERFORM TESTING IN THE PRESENCE OF THE IRRIGATION DESIGNER AND THE CONSTRUCTION MANAGER. TEST SYSTEM TO ASSURE THAT ALL LAWN AND PLANTING AREAS ARE WATERED COMPLETELY AND UNIFORMLY.
- MAKE ALL NECESSARY ADJUSTMENTS TO PROVIDE COMPLETE COVERAGE. INCLUDING REALIGNMENT OF HEADS AND REPLACEMENT OF NOZZLES.
- DURING IRRIGATION EXCAVATION AND INSTALLATION, KEEP ALL PAVEMENT CLEAN AND ALL WORK AREAS IN A NEAT, ORDERLY CONDITION. DISPOSED LEGALLY OF ALL EXCAVATED MATERIALS OFF THE PROJECT SITE. V. INSPECTION AND ACCEPTANCE
 - UPON COMPLETION OF THE WORK, THE IRRIGATION CONTRACTOR SHALL PROVIDE THE SITE CLEAN, FREE OF DEBRIS AND TRASH, AND SUITABLE FOR USE AS INTENDED. THE IRRIGATION CONTRACTOR SHALL THEN REQUEST AN INSPECTION BY THE OWNER TO DETERMINE FINAL ACCEPTABILITY.

WHEN THE INSPECTED WORK DOES NOT COMPLY WITH THE CONTRACT DOCUMENTS, THE

- CONTRACTOR SHALL REPLACE AND/OR REPAIR THE REJECTED WORK TO THE OWNER'S SATISFACTION WITHIN 24 HOURS. THE MAINTENANCE PERIOD WILL NOT COMMENCE UNTIL THE WORK HAS BEEN RE-INSPECTED BY THE OWNER AND FOUND TO BE ACCEPTABLE. AT THAT TIME, A WRITTEN NOTICE OF FINAL
- ACCEPTANCE WILL BE ISSUED BY THE OWNER, AND THE MAINTENANCE AND GUARANTEE PERIODS WILL COMMENCE. CONTROLLER CHART: THE IRRIGATION CONTRACTOR SHALL PROVIDE A 11" X 17"
- COLOR-CODED. LAMINATED COPY OF THE IRRIGATION LAYOUT AND PLACE IT IN THE CONTROLLER'S COVER. THE CONTROLLER CHART SHALL CLEARLY DELINEATE THE AREAS COVERED BY EACH VALVE. USING A SEPARATE COLOR FOR EACH ZONE. TURN THE FOLLOWING ITEMS IN TO THE OWNER UPON COMPLETION OF THE INSTALLATION:
- QUICK COUPLER KEYS (2) CONTROLLER MANUAL (* CONTROLLER KEYS (2) A MINIMUM OF (2) COPIES OF RECORD DRAWINGS. A RECORD DRAWING IS A RECORD
- OF ALL CHANGES THAT OCCURRED IN THE FIELD AND THAT ARE DOCUMENTED THROUGH CHANGE ORDERS, ADDENDA, OR CONTRACTOR/CONSULTANT DRAWING W. REFER TO THE PLANTING SPECIFICATIONS FOR ADDITIONAL CONDITIONS OF FINAL ACCEPTANCE
- AND START OF THE MAINTENANCE PERIOD. THE IRRIGATION SYSTEM SUPPLIED AND INSTALLED SHALL BE WARRANTED (LABOR AND MATERIALS) TO REMAIN OPERATIONAL FOR A PERIOD OF 12 MONTHS AFTER THE DATE OF FINAL ACCEPTANCE. DURING THIS PERIOD, THE CONTRACTOR SHALL ALSO REPAIR ANY
- SETTLEMENT OF THE IRRIGATION TRENCHES. BY THE END OF THE WARRANTY PERIOD, ANY IRRIGATION PART THAT IS EITHER NON-OPERATIONAL OR THAT IS OPERATING BELOW STANDARDS AS DETERMINED BY THE OWNER, SHALL BE REMOVED FROM THE SITE AND SHALL BE REPLACED. REPLACEMENTS SHALL BE OF THE SAME KIND AS SPECIFIED IN THE IRRIGATION LEGEND, AND SHALL BE INSTALLED AS ORIGINALLY SPECIFIED.
- IRRIGATION PARTS DAMAGED OR IMPAIRED DUE TO ACTS OF GOD, VANDALISM, AND/OR THE OWNER'S IMPROPER MAINTENANCE SHALL NOT BE COVERED BY THIS WARRANTY SHOULD THE PERMITTING JURISDICTION REQUIRE AN IRRIGATION AUDIT. THE IRRIGATION CONTRACTOR SHALL RETAIN THE SERVICES OF A THIRD-PARTY CERTIFIED LANDSCAPE IRRIGATION AUDITOR, AT NO ADDITIONAL COST TO THE OWNER.



DRIP CONTROL ZONE KIT



(4) JUMBO PLASTIC VALVE BOX BY CARSON (OR EQUAL) (5) TOP OF MULCH (6) FINISHED GRADE-1" BELOW TOP OF BOX IN TURF AREAS, 2" IN SHRUB AREAS 7) PVC SCH 80 NIPPLE (CLOSE)

(3) REMOTE CONTROL VALVE

(1) 30-INCH LINEAR LENGTH OF WIRE, COILED

(2) WATERPROOF CONNECTION (ANY APPROVED)

(8) PVC SCH 40 ELL

(9) PVC SCH 80 NIPPLE (LENGTH AS REQUIRED) (10) BRICK (1 OF 4)

(11) PVC MAINLINE PIPE (12) SCH. 40 PVC ELL

(13) PVC SCH 40 TEE OR ELL (14) PVC SCH 40 MALE ADAPTER

(15) PVC LATERAL PIPE (16) 3-INCH MINIMUM DEPTH OF \(\frac{3}{4}\)-INCH WASHED

REMOTE CONTROL VALVE

(1) 30-INCH LINEAR LENGTH OF WIRE, COILED (2) WATERPROOF CONNECTION

(ANY APPROVED) 3 REMOTE CONTROL VALVE

ASSEMBLY (4) JUMBO PLASTIC VALVE BOX

BY CARSON (OR EQUAL)

(5) TOP OF MULCH (6) FINISHED GRADE-1" BELOW TOP OF BOX IN TURF AREAS,

7 PVC UNION (2) (8) PVC SCH 40 MALE ADAPTER (2)

2" IN SHRUB AREAS

(9) PVC LATERAL PIPE (10) BRICK (1 OF 4) (11) 3-INCH MINIMUM DEPTH OF

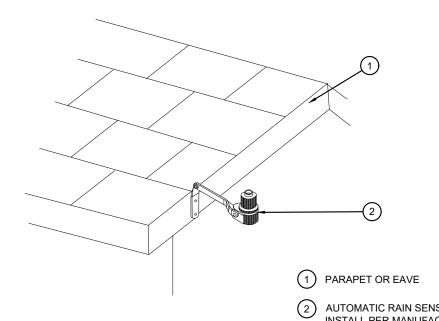
3/4-INCH WASHED GRAVEL (12) PVC MAINLINE PIPE

(LENGTH AS REQUIRED) (14) SCH. 40 PVC ELL

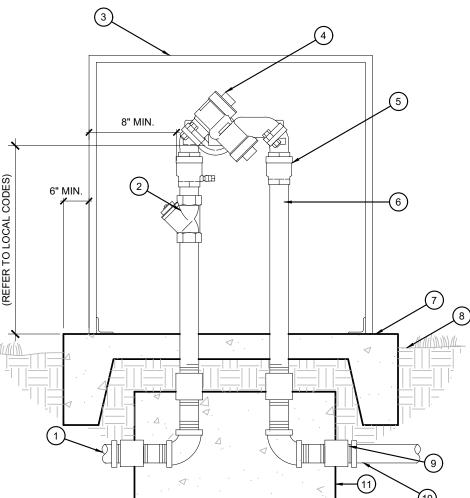
(13) PVC SCH 80 NIPPLE

(15) SCH. 40 PVC TEE OR ELL (16) SCH. 40 PVC THREADED ELL

CONTROLLER - WALL MOUNT. INDOOR



RAIN SENSOR, ROOF MOUNT

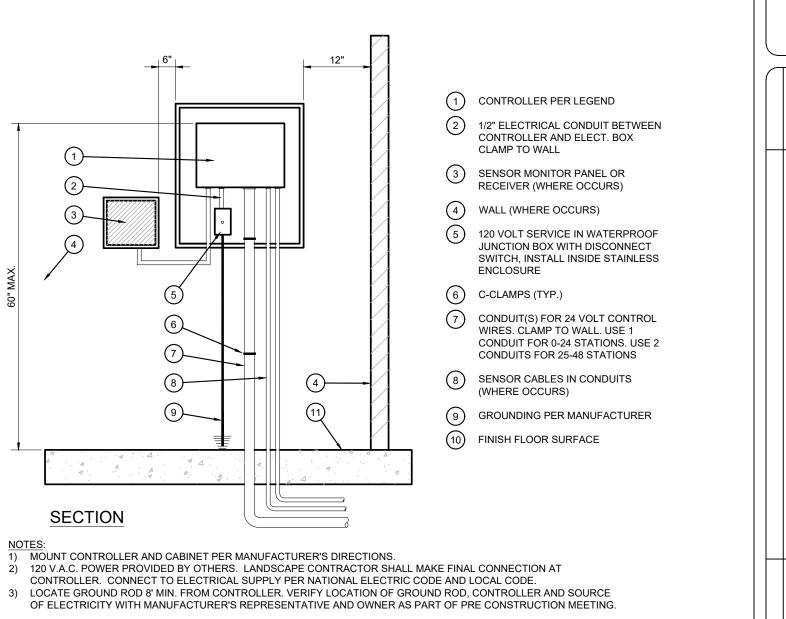


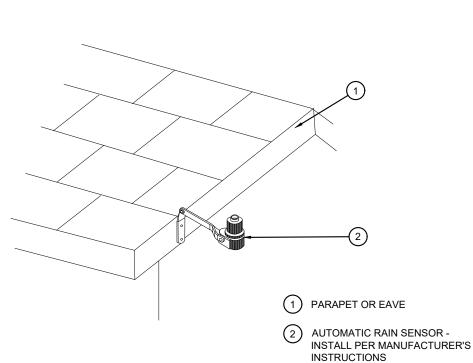
BACKFLOW PREVENTER

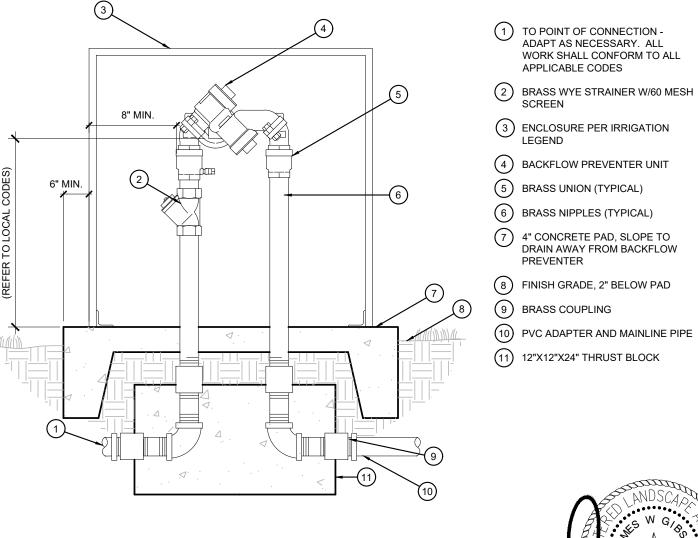
(1) TO POINT OF CONNECTION -ADAPT AS NECESSARY. ALL WORK SHALL CONFORM TO ALL APPLICABLE CODES

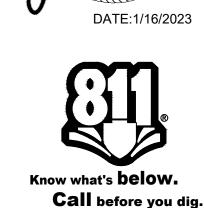
(10) PVC ADAPTER AND MAINLINE PIPE (11) 12"X12"X24" THRUST BLOCK

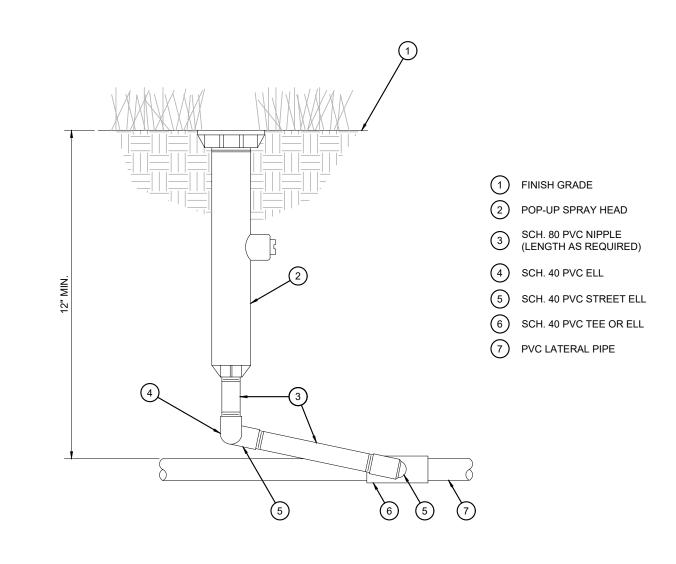




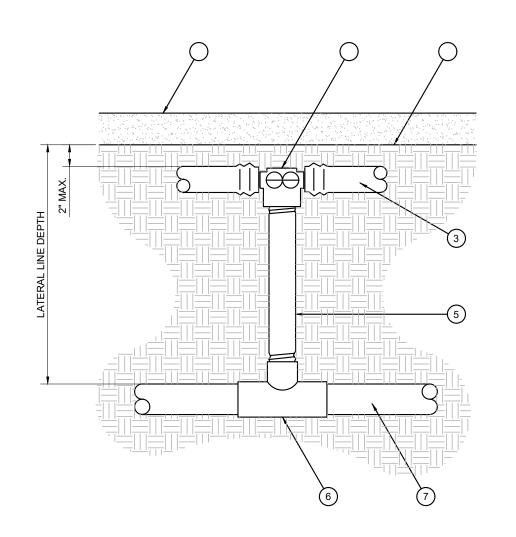




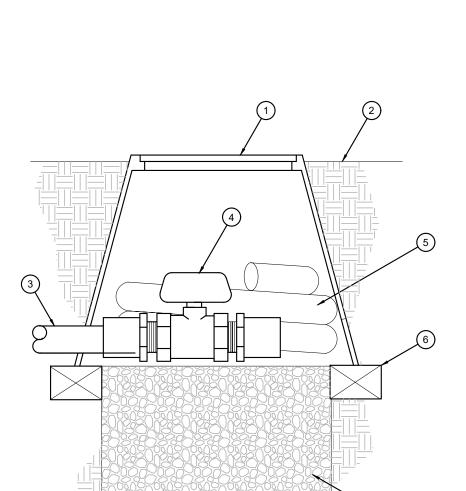




POP-UP SPRAY HEAD SCALE: NTS



SUBSURFACE DRIPLINE CONNECTION SCALE: NOT TO SCALE



FLUSH VALVE
SCALE: NTS

10" ROUND PLASTIC VALVE BOX
WITH LOCKABLE LID, "CARSON" OR
APPROVED EQUAL

1) TOP OF MULCH

2 FINISH GRADE

3 DRIP LINE PER PLAN

4 INSERT TEE OR ELBOW

6 SCH. 40 PVC TEE (SST)

SCH. 80 PVC NIPPLE (LINE

SCH. 40 PVC SUPPLY
HEADER (SIZE PER PLAN)

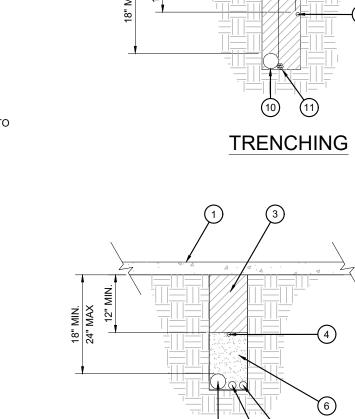
FINISH GRADE - TOP OF VALVE BOX TO BE 2" ABOVE FINISH GRADE IN PLANTER AREAS

3 DRIP EXHAUST HEADER

4 BALL VALVE, LINE SIZE

3' COILED LENGTH OF LINE SIZE FLEX HOSE. SOLVENT WELD TO VALVE

(6) RED BRICK TYPICAL, 3 REQUIRED 7 6" DEEP LAYER OF PEA GRAVEL



BRASS BALL VALVE

12) PVC CAP, SOLVENT WELDED

1 PAVEMENT SURFACE

5) PVC IRRIGATION LATERAL

(10) PVC IRRIGATION MAINLINE

4) LOCATOR WIRE W/BURIED CAUTION TAPE

(7) SCH. 40 PVC LATERAL SLEEVE - SEE PLANS FOR SIZE

9 SCH. 40 PVC MAINLINE SLEEVE - SEE PLANS FOR SIZE

(11) CONTROL WIRES - TAPE TO MAINLINE AT 10' INTERVALS

8) SCH. 40 PVC WIRE SLEEVE FOR CONTROL WIRES, MIN. 2" DIA.

(2) FINISH GRADE (3) TRENCH BACKFILL

(6) SAND BACKFILL

1) FINISH GRADE AT 1" BELOW TOP OF BOX IN TURF AREAS: 2" BELOW TOP OF BOX IN SHRUB/GROUNDCOVER

3 EXTENSION SECTION AS NECESSARY TO MEET GRADE

5 3-INCH MINIMUM DEPTH OF

3/4-INCH WASHED GRAVEL

9" ROUND VALVE BOX
 WITH LOCKABLE LID

4 PVC MALE ADAPTER

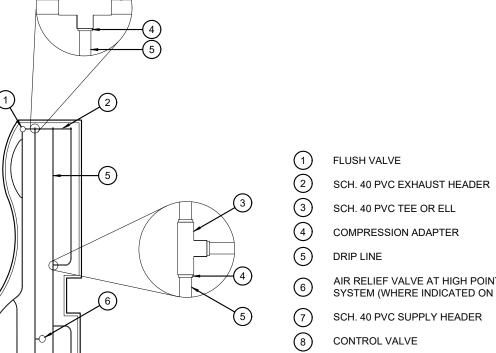
6 BRASS BALL VALVE (SIZED PER MAINLINE)

7 IRRIGATION MAINLINE

SLEEVING



PIPE AND SLEEVE INSTALLATION
SCALE: NTS



AIR RELIEF VALVE AT HIGH POINT OF SYSTEM (WHERE INDICATED ON PLANS)

HARDSCAPE

NOTE: SET DRIP LINES 3"-6" AWAY FROM

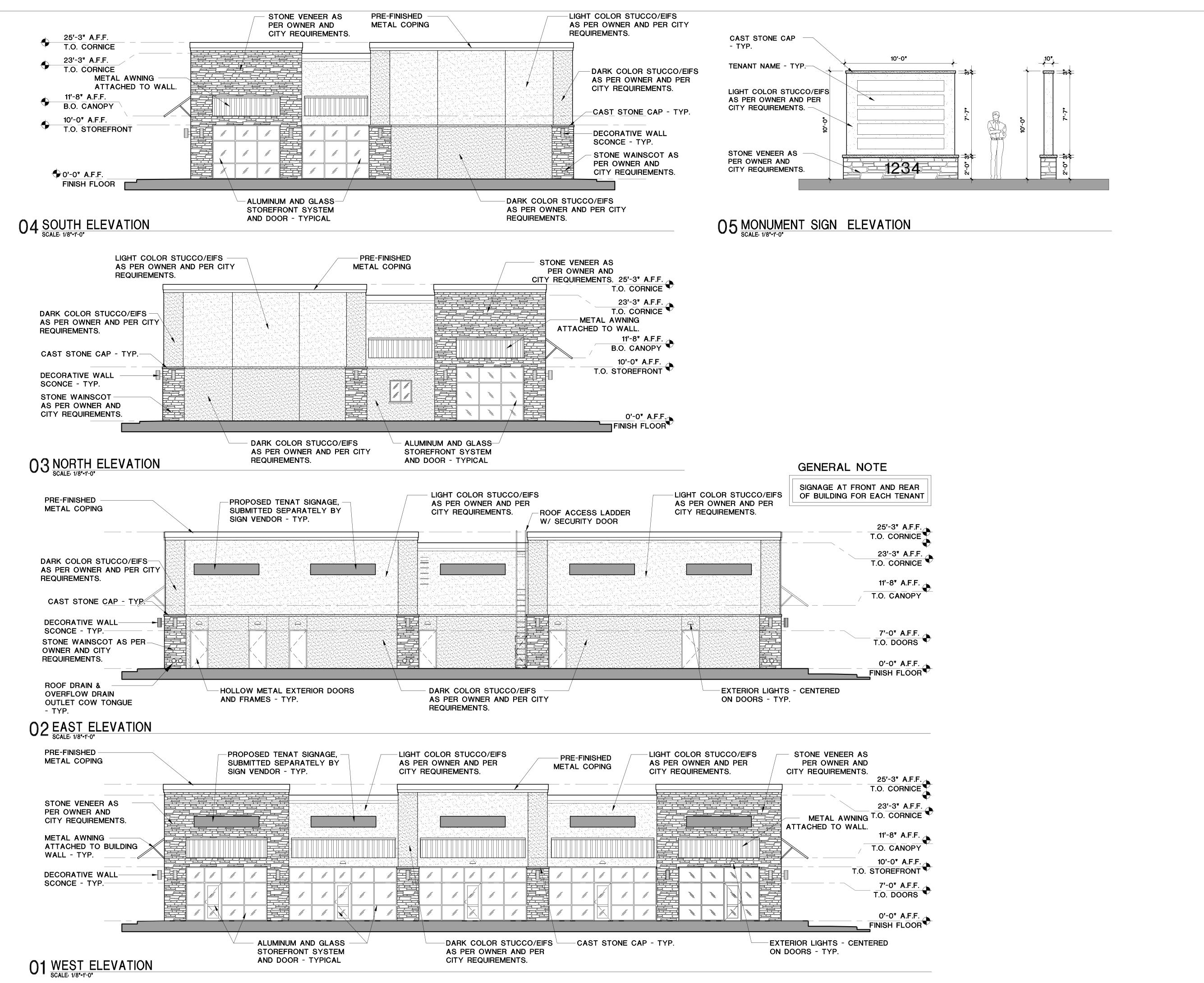
SUBSURFACE DRIP LINE LAYOUT SCALE: NOT TO SCALE





SHEET NO.

nott Dr. ite 150 75013



DATE: 12.20.2022

JOB NO: 22020

DRAWN: STAFF

CHECKED: AG



RETAIL STRIP CENTER 6100 PRECINCT LINE RI HURST, TX 76180

EXTERIOR ELEVATIONS

REVISIONS

SHEET NUMBER

A5.01



City Council Staff Report

SUBJECT: Consider approval of Ordinance 2534, first reading, to vacate and abandon a 5-foot wide strip of a 10-foot wide Utility Easement platted as part of Lot 18, Block 3, of the Lonesome Dove Estates, Phase 2, Third Filing.

Supporting Documents:	
Oudingues 2524	Meeting Date: 3/28/2023
Ordinance 2534 Application with Exhibits	Department: Public Works
Pr	Reviewed by: Greg Dickens
	City Manager Review:

Background/Analysis:

Ms. Colleen Train, owner of Lot 18, Block 3, Lonesome Dove Estates (769 Trails End Circle) desires to construct a swimming pool in the rear yard. The yard area available is limited and she has requested the interior 5' of an existing 10' wide utility easement located along the rear property line be abandoned to provide additional space for the pool and associated patio.

Ms. Train has completed the "Application for the Vacation of the City of Hurst Utility and/or Drainage Easement" (Exhibit 1), and provided a boundary survey of the lot including a metes and bounds description with boundary survey of the lot depicting the subject 5' utility easement requested for abandonment (Exhibit 2), and signed agreement by franchise utility companies Oncor, Charter Cable, AT&T, and ATMOS, agreeing to abandonment of the easement (Exhibit 3).

As the City of Hurst does not currently have any utilities located within the subject portion of this easement, and does not envision a future need to locate utilities within this portion of the easement, we have no objection to abandonment of the easement and release of our rights to the use of this portion of the original easement.

Funding Sources and Community Sustainability:

There is no fiscal impact. This action is consistent with Council's strategic priority of **Customer Service** to the citizens of Hurst.

Recommendation:

Staff recommends City Council approve Ordinance 2534, first reading, to vacate and abandon a 5-foot wide strip of a 10-foot wide Utility Easement platted as part of Lot 18, Block 3, of the Lonesome Dove Estates subdivision.

ORDINANCE 2534

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HURST, TEXAS, ABANDONING AND VACATING A PORTION OF A 10-FOOT UTILITY EASEMENT IN THE CITY OF HURST, TEXAS, AS HEREIN AFTER DESCRIBED

WHEREAS,

the owner of the Lot 18, Block 3, Lonesome Dove Trail, Phase 2, Third Filing development as recorded in Cabinet A, Slide 6943 of the Plat Records of Tarrant County, Texas, that contains an existing ten (10') foot wide utility easement, has requested that the most southerly five (5ft) foot portion of the existing ten (10') foot wide utility easement, as more specifically described in Exhibit "2", attached hereto, and incorporated herein for all purposes, be abandoned and vacated; and

WHEREAS,

the <u>most southerly five (5ft) foot portion of the existing ten</u> (10') foot utility easement is not needed for public use and will not be needed in the future for public use; and

WHEREAS,

abandoning and vacating the <u>most southerly five (5ft) foot</u> <u>portion of the existing ten (10') foot utility easement</u> will relieve the City of Hurst, Texas from the potential cost and expense of maintaining the property.

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

Section 1:

THAT all matters stated in the preamble of this ordinance are true and correct and are hereby incorporated into the body of this ordinance as if copied in their entirety.

Section 2:

THAT the <u>most southerly five (5ft) foot portion of the existing ten (10') foot utility easement</u> located within the property as described in Exhibit "2", attached hereto, and incorporated herein for all purposes, is hereby abandoned and vacated for public use and the same is hereby vacated insofar as all public right, title, and interest in and to said <u>most southerly five (5ft) foot portion of the existing ten (10') foot utility easement</u> is concerned.

Section 3:

THAT the terms and provisions of this ordinance shall be deemed to be severable, and if validity of any section, subsection, word, sentence, or phrase shall be held invalid, it shall not affect the remaining part of this ordinance.

Ordinance 2534 Page 2 of 2

Section 4: **THAT** the fact that the <u>most southerly five (5ft) foot portion of the existing ten (10') foot utility easement</u> is no longer needed by the public for public usage.

AND IT IS SO ORDERED.

Passed on the first reading on the 28^{th} day of March 2023 by a vote of _ to _. Passed on second reading on the 11^{th} day of April 2023 by a vote of _ to _.

ATTEST:	CITY OF HURST	
Rita Frick, City Secretary	Henry Wilson, Mayor	
Approved as to form and legality:		
City Attorney		



APPLICATION FOR THE VACATION OF THE CITY OF HURST UTILITY AND/OR DRAINAGE EASEMENT IN THE Lonesone Dove Estates ADDITION TO THE CITY OF HURST, TARRANT COUNTY, TEXAS

Date: 2-17-2023

TO THE MAYOR & CITY COUNCIL OF THE CITY OF HURST:

The undersigned hereby makes application for the vacation and abandonment of that portion of the utility easement in the above named Addition, Lot(s) 18 of Block 3, and as particularly described in Exhibit No. 1, attached. In support of this application, the undersigned represent and warrant the following:

- The undersigned will hold the City of Hurst harmless, and indemnify it against all suits, costs, 1. expenses, and damages that may arise or grow out of such vacation and abandonment.
- 2. Attached, marked Exhibit No. 2, is a plat or sketch of that portion of the public easement sought to be vacated and the surrounding areas.
- 3. Attached, marked Exhibit No. 3, is the consent of public utilities to such vacation.
- 4. Such easement should be vacated because:

However wants to have a pool installed, but the existing easements
take 10' of the back yard, Abandoning the easement will make the
POOL possible. Utilities are correctly using front yard easement. Said easement is not in use.

Name: College Train Address: The Trails End Circle

City, State Zip: Hurst, Tx 76054

STATE OF TEXAS COUNTY OF TARRANT

5.

BEFORE ME, the undersigned authority, on this day personally appeared the person whose name is sworn and subscribed to the above and foregoing instrument, and he acknowledged to me that he executes the same for the purposes and considerations therein expressed and as the act and deed of said owner.

WITNESS MY HAND AND SEAL OF OFFICE this the 7 day of

SANTANA L ABBOTT Notary ID #133842172 My Commission Expires July 22, 2026

Notary Public, Tarrant County, Texas My Commission Expires 7-22-26

EXHIBIT 2

Page 1 of 2

EASEMENT ABANDONMENT
PORTION OF

10' DRAINAGE AND UTILITY EASEMENT
LOT 18, BLOCK 3
LONESOME DOVE ESTATES,
PHASE 2, THIRD FILING
TARRANT COUNTY, TEXAS

Being a portion of Lot 18, Block 3, of Lonesome Dove Estates, Phase 2, Third Filing, an addition to the City of Hurst, Tarrant County, Texas, according to the plat thereof recorded in Cabinet A, Slide 6943, of the Plat Records of Tarrant County, Texas, same being a portion of that 10 foot drainage and utility easement dedicated by said addition, same being a portion of that tract of land conveyed to Tom Train and Colleen Train by deed recorded in Instrument Number D222183332, Official Public Records, Tarrant County, Texas and being more particularly described by metes and bounds as follows:

COMMENCING at an "X" cut found at the Northwest corner of said Lot 18 and the Northeast corner of Lot 17 of said addition, same being along the South line of Reatta Place, an addition to Tarrant County, Texas according to the Map or Plat thereof recorded in Cabinet A, Slide 8272, Map or Plat Records, Tarrant County, Texas;

THENCE South 00 degrees 01 minute 35 seconds East, along the West line of said Lot 18, a distance of 5.00 feet to a point for corner, said corner being the POINT OF BEGINNING of herein described tract;

THENCE South 89 degrees 54 minutes 15 seconds East, over and across said Lot 18, a distance of 80.00 feet to a point for corner, said corner being in the West line of Lot 19 of said addition, from which a 1/2 inch iron rod found for witness bears North 00 degrees 01 minute 35 seconds West, a distance of 5.00 feet;

THENCE South 00 degrees 01 minute 35 seconds East, along the West line of said Lot 19, a distance of 5.00 feet to a point for corner;

THENCE North 89 degrees 54 minutes 15 seconds West, over and across said Lot 18, a distance of 80.00 feet to a point for corner, said corner being in the East line of said Lot 17;

THENCE North 00 degrees 01 minute 35 seconds West, along the East line of said Lot 17, a distance of 5.00 feet to the POINT OF BEGINNING and containing 400 square feet or 0.01 acres of land.

GENERAL NOTES:

1) BEARINGS ARE BASED ON CAB. A, SL. 6943.

BRYAN CONNALLY R.P.L.S. NO. 5513



CBG Surveying Texas, LLC. SHEET 1 OF 2

PLANNING SURVEYING

1413 E-I30 Sulte 7 Garland, Texas 75043
P 214.349.9485 F 214.349.2216
Firm No. 10168800
www.cbatxlic.com

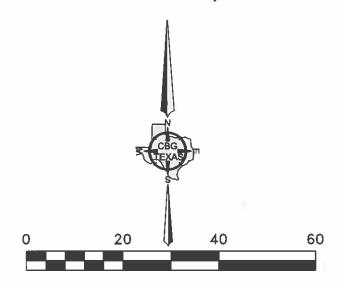
JOB NO. 2213557-01 DRAWN BY: JCM DATE: 02/28/2023

EXHIBIT 2

Page 2 of 2

EASEMENT ABANDONMENT
PORTION OF

10' DRAINAGE AND UTILITY EASEMENT
LOT 18, BLOCK 3
LONESOME DOVE ESTATES,
PHASE 2, THIRD FILING
TARRANT COUNTY, TEXAS

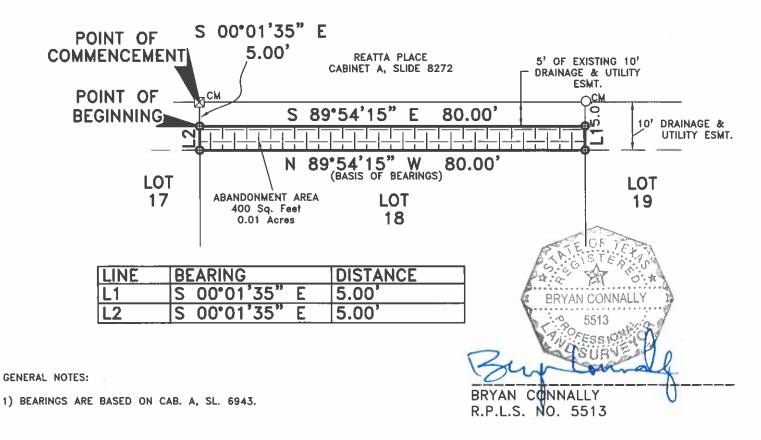


LEGEND

O 1/2" ROD FOUND ⊗ 1/2" ROD SET

CORNER

CM CONTROLLING MONUMENT





CBG Surveying Texas, LLC.

PLANNING SURVEYING

1413 E. IH-30 Sulte 7 Gartand, Texas 75043
P 214.349.9485 F 214.349.2216
Firm No. 10168800
www.cbatxlic.com

SHEET 2 OF 2 JOB NO. 2213557-01 DRAWN BY: JCM DATE: 02/28/2023

EXHIBIT NO. 3

Addition, Lot(s) 18 Block to the	e City of Hurst, Tarrant County, Texas
City of Hurst Utilities Division	
OIL OI MAIN OF OTHERS DAVISION	
Ву	
y. **	
Title	
Signature	
Franchise Utilities	
01.0- 4	
John R. Davila	1/6/2022
Khn Davila, john.davila@oncor.com ONCOR (Electric)	
Tolya Humm	1/17/2023
Toby Hamm (817) 822-8244 Spectrum/Charter Cable Co.	
Roy A. Carrin	6/24/2023
Ray Arcia, 817-550-7576 ray.garcia@att.com AT&T	
Ray Arcia, 817-550-7576 <u>ray.garcia@atr.com</u> AT&T Betty Danghesty	1/31/2023

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City Council Staff Report

SUBJECT: Consider authorizing the city manager to enter into a Contract Amendment with Wittman Enterprises for ambulance billing services

Supporting Documents:	
	Meeting Date: 3/28/2023
Contract Amendment	Department: Fire
	Reviewed by: David Palla
	City Manager Review:

Background/Analysis:

Wittman Enterprises has provided excellent billing services for the Fire Department ambulance service. Beyond billing services, they help maintain compliance with the Centers for Medicare and Medicaid Services (CMS) and assist with the Texas Ambulance Supplemental Payment Program. This item provides for the City to amend the Contract to piggy back off of the City of Euless Contract award for three years, with two one-year renewal options, effective April 1, 2023.

Funding Sources and Community Sustainability:

Wittman Enterprises provides excellent services for both citizens and the Fire Department allowing the ambulance service to be a sustainable program for the City of Hurst.

Recommendation:

Staff recommends City Council authorize the city manager to enter into a Contract Amendment with Wittman Enterprises for ambulance billing services, for three years, effective April 1, 2023.

SECOND AMENDMENT TO AGREEMENT FOR PROFESSIONAL SERVICES BETWEEN CITY OF HURST AND WITTMAN ENTERPRISES, LLC FOR AMBULANCE BILLING SERVICES

THIS SECOND AMENDMENT TO AGREEMENT ("Amendment") is made and entered into effective this 1st day of February, 2023, by and between the CITY OF HURST, a municipal corporation in the State of Texas (the "CITY") and WITTMAN ENTERPRISES, LLC (the "CONSULTANT").

RECITALS

- 1. CITY and CONSULTANT have entered into that certain Agreement for Professional Services, dated March 27, 2012 (the "Agreement"), by which CTY retained CONSULTANT to provide billing and collection services for the CITY'S ambulance services
- 2. This Second Amendment to Agreement is necessary to memorialize the contracted changes to the Agreement.

NOW, THEREFORE, IT IS HEREBY AGREED AS FOLLOWS:

- Section 1. Except as otherwise amended by this Second Amendment, the Agreement and the First Amendment and each and every term, covenant and condition thereof shall remain in full force and effect.
- SECTION 1 of the Agreement ("Term") shall be amended as follows: "CITY has chosen to piggy-back on the City of Euless' most-recent RFP process and contract award for ambulance billing services. Through this competitive bidding and conduct of due diligence processes CONSULTANT was chosen as the successful bidder and entered into contract with the City of Euless on February 9, 2022. CITY and CONSULTANT agree to amend the term of their agreement commencing April 1, 2023 to a 3-year agreement (with two (2) one-year renewal options)."

WITTMAN ENTERPRISES, LLC

IN WITNESS WHEREOF, CITY has caused this Second Amendment to be signed and executed on its behalf by its City Manager, duly attested by its City Clerk, and the CONSULTANT has signed and executed this Amendment.

CITY OF HURST

Ву	By
Clay Caruthers, City Manager	Corinne Wittman-Wong, CEO
ATTEST:	
By Rita Frick, City Secretary	



City Council Staff Report

SUBJECT: Consider confirming the City Manager's appointment of Brent Craft as the City of Hurst Fire Chief effective April 1, 2023	
Supporting Documents:	
	Meeting Date: 3/28/2023
	Department: City Manager
	Reviewed by: Clay Caruthers
	City Manager Review:
Background / Analysis:	

Background/Analysis:

On March 31, 2023, Fire Chief David Palla, will retire from the position of Fire Chief. We are grateful to Chief Palla for his service to our community and the positive mark he leaves on the City of Hurst. We wish him the very best in retirement.

As a true reflection of the City's commitment to a strong leadership culture, the selection process for the next Fire Chief remained internal to the City of Hurst. After completing the screening process, the City Manager has appointed **Brent Craft as the next Fire Chief for the City of Hurst**. With the Mayor and City Council's confirmation, Chief Craft will move into the Fire Chief's role on April 1, 2023. Brent began his career as a Fire Fighter/Paramedic October 23, 2000, and progressed through the ranks holding position including Fire Inspector, Fire Marshal, Battalion Chief and Assistant Chief. Serving as the Assistant Fire Chief has provided Brent the opportunity to be a part of nearly every operational decision within the Fire Department. He is an integral part of the continued excellence in the delivery of fire and emergency management services to Hurst citizens.

In accordance with Texas Local Government Code Chapter 143.013 (Civil Service), the City Manager's appointment of the department head governing the Fire Department must be confirmed by the municipality's governing body.

Funding and Sources:

There is no fiscal impact.

Recommendation:

It is recommended that the City Council consider confirming the City Manager's appointment of Brent Craft as the City of Hurst Fire Chief effective April 1, 2023.

Future Events Calendar

March 28, 2023

Regular City Council meetings are held on the second and fourth Tuesday of each month. Following are additional meetings, canceled meetings and public event dates.

DATE AND TIME	<u>ACTIVITY</u>
Tuesday, March 28, 2023 5:30 p.m. Events, 6:40 p.m. first hunt begins	EGGSTRAVGANZA, Hurst Community Park 601 Precinct Line Road
Friday, March 31, 2023 5:30 p.m. Events, 6:40 p.m. first hunt begins	Adaptive Egg Hunt, Central Park 700 Mary Drive
Friday, April 7, 2023	City Hall Offices Closed in observance of Good Friday
Saturday, April 15, 2023 8:00 am – 11:00 am	Household Hazardous Waste Collection Event Hurst Service Center, 2001 Precinct Line Road