

**WORK SESSION AGENDA OF THE CITY COUNCIL OF
HURST, TEXAS
CITY HALL, 1505 PRECINCT LINE ROAD
FIRST FLOOR CONFERENCE ROOM
TUESDAY, OCTOBER 10, 2023 – 5:45 P.M.**

I. Call to Order

II. Informational Items

- **Update and discussion of upcoming Calendar Items**

III. Update and discussion of Regular Agenda Items

IV. Discussion of Agenda Item(s) 3

Consider authorizing the city manager to purchase computer hardware through approved purchasing contracts

V. Discussion of Agenda Item(s) 4

Consider authorizing the city manager to enter into any annual maintenance agreements or the purchase of information technology hardware, software and services pertaining to ongoing support of existing or scheduled replacement items

VI. Discussion of Agenda Item(s) 5

Consider Resolution 1844 nominating candidates to the Tarrant Appraisal District (TAD) Board of Directors

VII. Discussion of Agenda Item(s) 6

Consider approval of Resolution 1845 authorizing the Mayor to grant the electrical easement to ONCOR Electric Delivery Company, LLC for relocation work at the Mary Drive 0.75 MG Elevated Storage Tank site

VIII. Discussion of Agenda Item(s) 7

Consider authorizing the city manager to enter into a contract with GRod Construction, LLC, for the 2023 Miscellaneous Storm Drain Extensions on Mary Drive and Steve Drive Project

IX. ADJOURNMENT

Posted by: _____

This the 6th day of October 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.

**REGULAR MEETING AGENDA OF THE CITY COUNCIL OF HURST, TEXAS
CITY HALL, 1505 PRECINCT LINE ROAD
TUESDAY, OCTOBER 10, 2023**

AGENDA:

5:45 p.m. - Work Session (City Hall, First Floor Conference Room)

6:30 p.m. - City Council Meeting (City Hall, Council Chamber)

CALL TO ORDER

INVOCATION (Councilmember Cathy Brotherton)

PLEDGE OF ALLEGIANCE

CONSENT AGENDA

1. Consider approval of the minutes for the September 26, 2023 City Council meetings
2. Consider Ordinance 2550, second reading, SP-2023-00008 (Rosa's Tortilla Factory) a site plan revision for Lot 3A, Block 1, Lowes Addition, being 1.60 acres located at 2200 Precinct Line Road
3. Consider authorizing the city manager to purchase computer hardware through approved purchasing contracts
4. Consider authorizing the city manager to enter into any annual maintenance agreements or the purchase of information technology hardware, software and services pertaining to ongoing support of existing or scheduled replacement items

RESOLUTION(S)

5. Consider Resolution 1844 nominating candidates to the Tarrant Appraisal District (TAD) Board of Directors
6. Consider approval of Resolution 1845 authorizing the Mayor to grant the electrical easement to ONCOR Electric Delivery Company, LLC for relocation work at the Mary Drive 0.75 MG Elevated Storage Tank site

OTHER BUSINESS

7. Consider authorizing the city manager to enter into a contract with GRod Construction, LLC, for the 2023 Miscellaneous Storm Drain Extensions on Mary

Drive and Steve Drive Project

8. Board, Commission, and Committee Minutes
 - Transportation Infrastructure and Safety Committee
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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**Minutes
Hurst City Council
Work Session
Tuesday, September 26, 2023**

On the 26th day of September 2023, at 4:38 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
Gary N. Waldron	)	Mayor Pro Tem
Cathy Brotherton	)	Councilmembers
Jon McKenzie)	
John Miller)	
Jimmy Meeks)	
Clay Caruthers	)	City Manager
Matthew Boyle	)	City Attorney
Malaika Marion Farmer	)	Assistant City Manager
Rita Frick	)	City Secretary
Michelle Lazo	)	Executive Director of Planning and Development
Kyle Gordon	)	Executive Director of Community Services
Steve Bowden	)	Executive Director of Economic Development
Kara McKinney	)	Public Information Officer

With the following Councilmembers absent: Cindy Shepard, constituting a quorum; at which time, the following business was transacted:

I. Call to Order – The meeting was called to order at 4:38 p.m.

II. Informational Items

- **Update and discussion of upcoming Calendar Items** – City Manager Caruthers noted with the absence of Councilmember Shepard, Council will need to table Agenda Items 7 and 9 to provide the required five-member vote for approval. He stated the applicant is aware and agreed to the November 14 City Council meeting for Council to give full consideration. Mr. Caruthers reviewed the Future Event Calendar also noting several additional upcoming events.
- **Update and discussion of Communications and Marketing projects** – Public Information Officer Kara McKinney updated Council on the upcoming website facelift and staff’s plan to move forward with a blue background on the flag redesign if there were no objections. Staff also presented an updated Staff Report design to include new categories and logo. Council discussed the communications and marketing projects.
- **Update and discussion of Tarrant Appraisal Board of Directors nomination/election process** – City Manager Caruthers reviewed the upcoming Tarrant Appraisal Board of Directors nomination/election process and provided a recently

received letter from TAD outlining the process. He requested Council let staff know if they have any nominations and staff would put the item on the next agenda.

- **Update and discussion of Utility Box Art project** – Executive Director of Community Services Kyle Gordon reviewed the second phase of the Utility Box Art project with the theme “The Building Blocks of Hurst” and the ten selected art works.
- **Update and discussion of Police Department operations** – City Manager Clay Caruthers and Police Chief Steve Niekamp provided an update on police vehicle replacements noting continued delays in obtaining vehicles. They noted an opportunity to purchase pickups in addition to the Tahoe’s and staff plans to utilize crew cabs, which are available at this time. Chief Niekamp noted staff will be more selective in use of the pickups due to the vehicle layout options. City Manager Caruthers also noted the ongoing staffing issues for the police department jailers and staff’s discussions regarding a more regional approach to address these issues. He stated plans to continue discussions with the City of Euless regarding possibilities and he will ensure any existing staff will be taken into consideration.

III. Update and discussion of Regular Agenda Items

IV. Discussion of Agenda Item(s) 3

Mr. Greg Garza requested to speak to request protection and safeguards for pedestrians from fast moving sport cyclists at Hurst Community Park

City Manager Caruthers noted an incident at the park involving Mr. Garza and stated staff is currently working on signage and education.

V. Discussion of Agenda Item(s) 5

Consider authorizing the city manager to enter into a contract with the Tarrant County Health Department

City Manager Caruthers briefed Council on the proposed contract with the Tarrant County Health Department noting the current contract has not been updated since 1996. In response to Councilmember questions, staff advised the inspections cover restaurants, spas and apartment pools and there is no fee for the city.

VI. Discussion of Agenda Item(s) 6

Consider authorizing the city manager to enter into a ten-year contract agreement with Stryker for the replacement and purchase of emergency medical response equipment

Fire Chief Brent Craft briefed Council on the proposed agreement with Stryker for the replacement and purchase of emergency medical response equipment reviewing the various pieces of equipment including powered ambulance cots, stair chairs, LIFEPAK monitors, Lucas chest decompression systems and power-load floor systems. City Manager Caruthers reviewed financing, noting ARPA funding and an approximate \$400,000 savings over the ten-year period of time.

VII. Discussion of Agenda Item(s) 7

Conduct a public hearing and consider Ordinance 2549, first reading, Z-2023-00002 Events In Your Budget, a zoning change from GB to GB-PD with a site plan for Tract 12 A1 William Wallace Survey, A 1607, being .38 acre located at 1305 Yates Drive

VIII. Discussion of Agenda Item(s) 8

Conduct a public hearing and consider Ordinance 2550, first reading, SP-2023-00008 (Rosa's Tortilla Factory) to consider a site plan revision for Lot 3A, Block 1, Lowes Addition, being 1.6 acres located at 2200 Precinct Line Road

Executive Director of Planning and Development Michelle Lazo briefed Council on the proposed site plan revision reviewing the additional access point on the east side of the property for the drive-thru and the option for patrons to queue in the drive-thru from Precinct Line Road or the shared access adjacent to Raising Cane's. Also noted is an updated landscape plan. City Manager Clay Caruthers noted different possibilities to the traffic flow and Council discussed various traffic patterns.

IX. Discussion of Agenda Item(s) 9

Consider P-2023-00004 Chowdhry At Yates Addition, a final plat of Tract 12A1, William Wallace Survey A-1607 to Lot 1, Block 1 Chowdhry At Yates, being .36 acre located at 1305 Yates Drive

X. Discussion of Agenda Item(s) 10

Consider P-2023-00005 McDaniel Addition, a replat of Lots A & B McDaniel Addition and Lot 11 Bellvue Addition to Lots A-R and B-R McDaniel Addition, being 2.77 acres located at 105 E. Pecan Street

Executive Director of Planning and Development Michelle Lazo briefed Council on the proposed replat, noting the existing church has plans to sell a portion of the land and keep the remaining. She stated even with the flood plain, there is enough room for a residential home and a flood plain plan would have to be submitted to build.

XI. Discussion of Agenda Item(s) 11

Consider Resolution 1843 approving a negotiated settlement between the Atmos Cities Steering Committee ("ACSC") and Atmos Energy Corp., Mid-Tex Division regarding the company's 2023 rate review mechanism filing

City Manager Caruthers briefed Council on the proposed resolution, noting this is the standard negotiated settlement process with Atmos. He stated the average increase to residential customers is about \$6.00 per month and \$24.00 per month for commercial customers. He also stated Atmos requested \$156 million, which was negotiated down to \$142 million.

XII. Discussion of Agenda Item(s) 12

Consider appointments to Boards, Commissions and Committees

Mayor Wilson noted the Place 1 vacancy on the Parks and Recreation Board and Council

discussed current applications on file.

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 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 6:18 p.m. 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 reconvened open session at 6:23 p.m.

XIII. ADJOURNMENT – Mayor Wilson adjourned the work session at 6:23 p.m.

APPROVED this the 10th day of October 2023.

ATTEST:

APPROVED:

Rita Frick, City Secretary

Henry Wilson, Mayor

City Council Minutes
Tuesday, September 26, 2023

On the 26th day of September 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
Gary N. Waldron	)	Mayor Pro Tem
Cathy Brotherton	)	Councilmembers
Jon McKenzie)	
John Miller)	
Jimmy Meeks)	
Clay Caruthers	)	City Manager
Matthew Boyle	)	City Attorney
Malaika Marion Farmer	)	Assistant City Manager
Rita Frick	)	City Secretary
Michelle Lazo	)	Executive Director of Planning and Development
Steve Niekamp	)	Police Chief

With the following Councilmembers absent: Cindy Shepard, constituting a quorum; at which time, the following business was transacted:

The meeting was called to order at 6:30 p.m. and Councilmember Jimmy Meeks gave the Invocation.

The Pledge of Allegiance and Texas Pledge were given.

PRESENTATION(S) AND PROCLAMATION(S)

1. Presentation of flag flown at half-staff in recognition of Gerald Grieser

Mayor Wilson presented the flag flown at half-staff, in honor of former board member Gerald Grieser to his wife and family. Mayor Wilson expressed his appreciation for Gerald's service to the City while serving on the Hurst Senior Citizens Advisory Board and numerous other volunteer efforts in the community. Mrs. Grieser thanked the Council and expressed Gerald's love for the city, City Council and staff.

2. Proclamation recognizing Hurst-Eules-Bedford Independent School District Council of Parent Teachers Association's 50th Anniversary

Councilmember Jon McKenzie read and presented the Proclamation recognizing the Hurst-Eules-Bedford Independent School District Council of Parent Teachers Association's 50th Anniversary to PTA President Heather Peery and HEB ISD Associate Superintendent over Elementary Education Darla Clark. Ms. Peery thanked the Council and provided an overview of their efforts to encourage participation in the association.

PERSON(S) TO BE HEARD

3. Mr. Greg Garza requested to speak to request protection and safeguards for pedestrians from fast moving sport cyclists at Hurst Community Park (Continued from September 12, 2023 Council meeting)

Mayor Wilson recognized Mr. Greg Garza who expressed his concerns regarding area park regulations regarding bicycles, types of bicycles, park patron safety, utilization of signage and responsibility to establish park policies. Mr. Garza provided a brief presentation illustrating different types of parks, park trails, bicycles and park activities expressing his desire for park patron safety. Mayor Wilson advised the City Manager will take this information under review.

CONSENT AGENDA

4. Consider approval of the minutes for the September 12, 2023 City Council meeting
5. Consider authorizing the city manager to enter into a contract with the Tarrant County Health Department
6. Consider authorizing the city manager to enter into a ten-year contract agreement with Stryker for the replacement and purchase of emergency medical response equipment

Mayor Pro Tem Waldron moved to approve the Consent Agenda. Motion seconded by Councilmember Miller. Motion prevailed by the following vote:

Ayes: Councilmembers Brotherton, McKenzie, Waldron, Miller, and Meeks

No: None

PUBLIC HEARING(S) AND RELATED ITEM(S)

7. Conduct a public hearing and consider Ordinance 2549, first reading, Z-2023-00002 Events In Your Budget, a zoning change from GB to GB-PD with a site plan for Tract 12 A1 William Wallace Survey, A 1607, being .38 acre located at 1305 Yates Drive (Continued from September 12, 2023 Council meeting)

Mayor Wilson noted he is requesting a table for Agenda Item 7 and related Agenda Item 9 due to a requirement for five councilmember votes to pass. He stated, unfortunately, Councilmember Shepard's husband is not doing well and another Councilmember has to recuse themselves from these items.

As stated by City Attorney Matthew Boyle, Councilmember Miller moved to continue Agenda Items 7 and 9, including the public hearing, to the November 14 City Council meeting at 6:30 p.m. Motion seconded by Councilmember Brotherton. Motion prevailed by

the following vote:

Ayes: Councilmembers Brotherton, Waldron, Miller, and Meeks

No: None

Abstention: Councilmember McKenzie

8. Conduct a public hearing and consider Ordinance 2550, first reading, SP-2023-00008 (Rosa's Tortilla Factory) a site plan revision for Lot 3A, Block 1, Lowes Addition, being 1.6 acres located at 2200 Precinct Line Road

Mayor Wilson announced the public hearing to consider Ordinance 2550, first reading, SP-2023-00008 (Rosa's Tortilla Factory) a site plan revision for Lot 3A, Block 1, Lowes Addition, being 1.6 acres located at 2200 Precinct Line Road and recognized Executive Director of Planning and Development Michelle Lazo who reviewed the proposed site plan revision. Ms. Lazo noted the developer is requesting the revision in order to remodel the parking area to add an additional access point on the east side of the property for the drive-thru. She noted the queue will add 5 cars for stacking before the merge and they hope this will alleviate congestion, primarily on Taco Tuesdays. Ms. Lazo also noted an updated landscape plan.

Mayor Wilson recognized Ken Taft, 4056 Shore Front Drive, Fort Worth, Texas, representing Rosa's Café who expressed support for the site plan revision and that he would be happy to answer any questions.

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

In response to Councilmember questions, Mr. Taft stated the south edge of the new lane would not match with the north edge of Raising Canes and they are a little off-set. He stated they reviewed the balance of congestion and believe the plan is to relieve the traffic back up on Precinct Line Road. Mr. Taft stated he knows the traffic backs up on Tuesday on Precinct Line Road, and they will have signs asking patrons to be kind when merging and will do what needs to be done to usher traffic.

Councilmember McKenzie moved to approve Ordinance 2550, a Site Plan Revision for Rosa's Tortilla Factory. Motion seconded by Councilmember Waldron. Motion prevailed by the following vote:

Ayes: Councilmembers Brotherton, McKenzie, Waldron, Miller, and Meeks

No: None

PLAT(S)

9. Consider P-2023-00004 Chowdhry At Yates Addition, a final plat of Tract 12A1, William Wallace Survey A-1607 to Lot 1, Block 1 Chowdhry At Yates, being .36 acre located at 1305 Yates Drive (Continued from September 12, 2023 Council meeting)

10. Consider P-2023-00005 McDaniel Addition, a replat of Lots A & B McDaniel Addition and Lot 11 Bellvue Addition to Lots A-R and B-R McDaniel Addition, being 2.77 acres located at 105 E. Pecan Street (Continued from September 12, 2023 Council meeting)

Mayor Wilson recognized Executive Director of Planning and Development Michelle Lazo who reviewed the proposed plat requested by Brown Trail Gospel Church. She stated the church owns the tract and uses the existing home as a parsonage. They are requesting the replat in order to increase the size of the residential lot located on 105 E. Pecan Street and plan to sell the remaining vacant land facing Oak Drive. She noted the flood plain area and that a flood permit would be necessary to build. In response to Councilmembers questions, Ms. Lazo stated there is enough land to build on the vacant lot.

Councilmember Miller moved to approve P-2023-00005, a replat of Lots A-R and B-R McDaniel Addition. Motion seconded by Councilmember Meeks. Motion prevailed by the following vote:

Ayes: Councilmembers Brotherton, McKenzie, Waldron, Miller, and Meeks
No: None

RESOLUTION(S)

11. Consider Resolution 1843 approving a negotiated settlement between the Atmos Cities Steering Committee (“ACSC”) and Atmos Energy Corp., Mid-Tex Division regarding the company’s 2023 rate review mechanism filing (Continued from September 12, 2023 Council meeting)

Mayor Wilson recognized City Manager Clay Caruthers who reviewed the proposed resolution and noted this is part of the annual process which allows negotiation of the original filed rate request by Atmos. He stated as a result of these processes, ACSC’s Executive Committee agreed to settle the case at \$142 million, and the average increase to residential customers is about \$6.00 per month and \$24.00 per month for commercial customers. Mr. Caruthers noted some infrastructure needs related to storm Uri and that Council has probably noticed Atmos continues to update/upgrade the area. He stated Atmos Representative Devon Sweeney is in attendance this evening for any questions.

Councilmember Brotherton moved to adopt Resolution 1843 approving the negotiated settlement between the Atmos Cities Steering Committee and Atmos Energy Corp., Mid-Tex Division. Motion seconded by Councilmember Miller. Motion prevailed by the following vote:

Ayes: Councilmembers Brotherton, McKenzie, Waldron, Miller, and Meeks
No: None

OTHER BUSINESS

12. Consider appointments to Boards, Commissions and Committees

Councilmember Brotherton moved to appoint Sadhu Shori to Parks and Recreation Board, Place 1, term expiring 2024. Motion seconded by Councilmember Meeks. Motion prevailed by the following vote:

Ayes: Councilmembers Brotherton, McKenzie, Waldron, Miller, and Meeks

No: None

13. Board, Commission, and Committee Minutes – Council reviewed the following minutes:

- Planning and Zoning
- Hurst Community Arts and Historic Landmark Preservation Committee

14. Review of upcoming calendar items – City Manager Clay Caruthers reviewed the Future Events Calendar also noting the Fire Open House, Saturday, September 30, 10:00 a.m. and the Hurst Fest, Saturday, September 30, 3:00 – 8:00 p.m. at Heritage Village.

15. 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.

Mayor Wilson recognized Mr. Gary Losada, 802 Dove Creek Trail, Southlake, Texas noting the Council could not enter into discussion under public invited to be heard. Mr. Losada stated he has served on the Tarrant Appraisal Board of Directors and that it is the season for nomination for the Board of Directors. Mr. Losada provided information regarding his experience and qualifications to serve on the TAD Board of Directors and requested Council's consideration for his appointment. He also noted Vince Puente and Rich DeOtte.

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 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.

16. Take any and all action necessary ensuing from Executive Session – No action was taken.

ADJOURNMENT – The meeting adjourned at 7:17 p.m.

APPROVED this the 10th day of October 2023.

ATTEST:

Rita Frick, City Secretary

APPROVED:

Henry Wilson, Mayor

City Council Staff Report

<p>SUBJECT: SP-2023-00008 Rosa’s Tortilla Factory, second reading, a Site Plan Revision on Lot 3A, Block 1 Lowes Addition, being 1.6 acres located at 2200 Precinct Line Road</p>	
<p>Supporting Documents:</p>	
<p>Ordinance Area map Legal notice Ownership data Site plan – Exhibit “A” Traffic plan – Exhibit “B” Landscape plan – Exhibit “C”</p>	<p>Meeting Date: 10/10/2023 Department: Development Reviewed by: Michelle Lazo City Manager Review:</p>
<p>Background/Analysis:</p> <p>An application has been made by Andre Sutiono, P.E. with JM Engineering, for a Site Plan Revision on Lot A3, Block 1 Lowe’s Addition, being 1.6 acres located at 2200 Precinct Line Road. The property is zoned GB-PD (General Business Planned Development).</p> <p>The developer is requesting the site plan revision in order to remodel the parking area to add an additional access point on the east side of the property for the drive-thru. Drive-thru patrons will have the option to queue for the drive-thru from Precinct Line Rd. and the shared access adjacent to Raising Cane’s.</p> <p>This property was developed in 1999 and some of the plantings on the original site plan were not planted due to utility easement conflicts.</p> <p>The applicant plans to update the landscape plan by adding eleven (11) Crepe Myrtles, twenty (20) Knock-Out Roses, eighteen (18) Burford Hollies, twelve (12) Red Cannas, nine (9) Red Yucca, Chinese Boxwoods, and Sweet Potato Vines.</p>	
<p>Funding Sources and Community Sustainability:</p>	
<p>There is no fiscal impact. Council’s consideration of this item falls within the Strategic Priority of Community and Economic Vitality.</p>	

Recommendation:

Based on the Planning and Zoning Commission's vote of 5-0, the recommendation is City Council **move to approve Ordinance 2550, second reading, a Site Plan Revision for Rosa's Tortilla Factory.**

ORDINANCE 2550

AN ORDINANCE ADOPTING A SITE PLAN REVISION ON LOT 3A, BLOCK 1 LOWE'S ADDITION, BEING 1.6 ACRES LOCATED AT 2200 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" on Lot 3A, Block 1 Lowe's Addition being 1.6 acres located at 2200 Precinct Line Road.

AND IT IS SO ORDERED.

Passed on the first reading on the 26th day of September 2023 by a vote of 5 to 0.

Approved on the second reading on the 10th day of October 2023 by a vote of _ to _.

ATTEST:

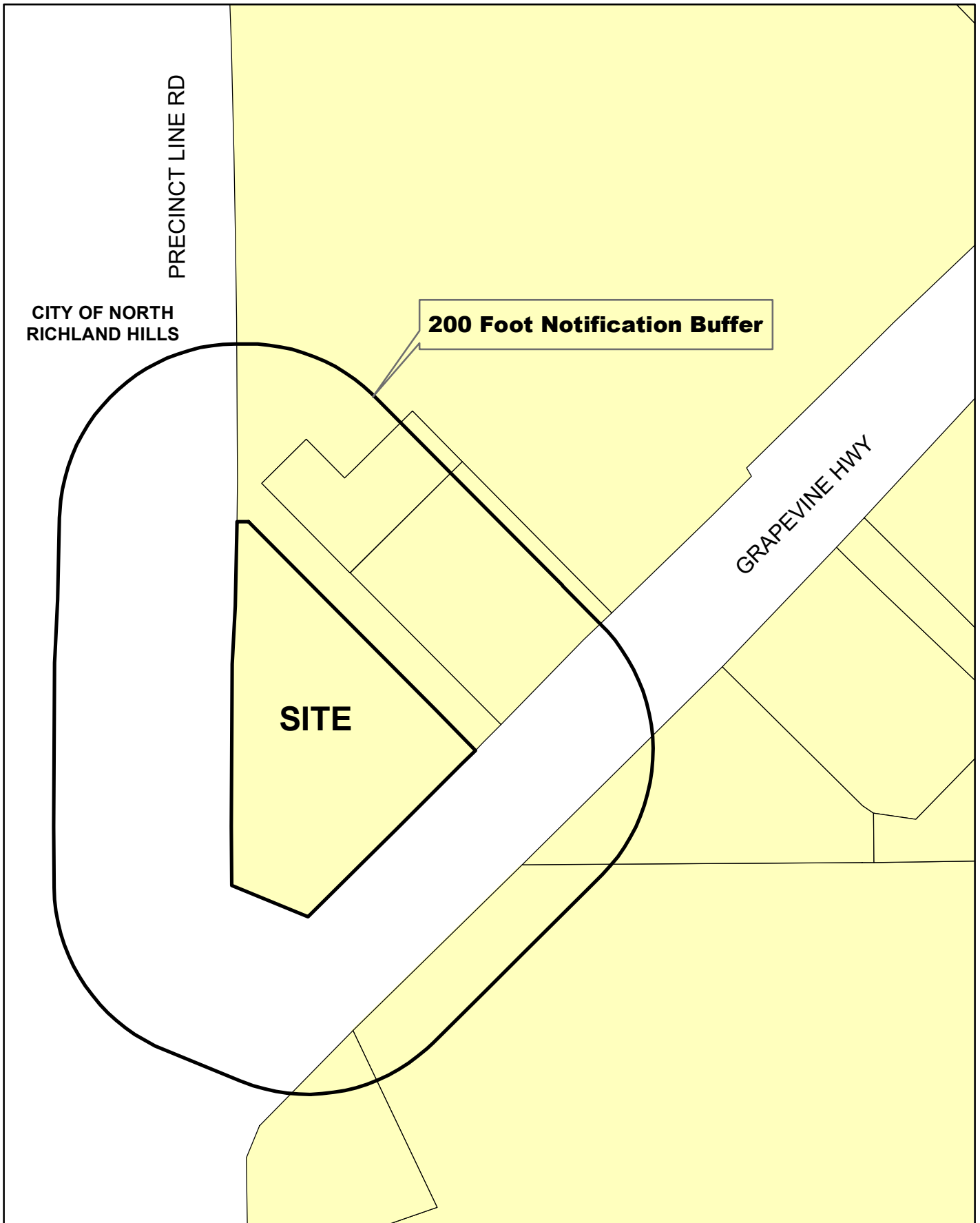
CITY OF HURST

Rita Frick, City Secretary

Henry Wilson, Mayor

Approved as to form and legality:

City Attorney



<p>CASE NO: SITE-2023-00008 Rosa's Tortilla Factory</p>	<p>LEGAL DESCRIPTION: Lot 3A, Block 1 Lowe's Addition</p>	<p>AGENDA DATE: 9-5-2023</p>
<p>REQUESTED ACTION: Site Plan Revision</p>	<p>LOCATION: 2200 Precinct Line Rd</p>	



SITE-2023-00008

LEGAL NOTICE

A PUBLIC HEARING WILL BE HELD BY THE HURST CITY COUNCIL ON TUESDAY, SEPTEMBER 26, 2023 AT 6:30 P.M. AT THE HURST CITY HALL AT 1505 PRECINCT LINE ROAD TO CONSIDER A SITE PLAN REVISION LOT 3A, BLOCK 1 LOWES ADDITION, BEING 1.60 ACRES LOCATED AT 2200 PRECINCT LINE ROAD

ROSA'S TORTILLA FACTORY



SITE-2023-00008

**APPLICATION FOR SITE PLAN
OWNERSHIP DATA**

TO THE HURST PLANNING AND ZONING COMMISSION:

The following described real property is under application for approval of a zoning change with a site plan.

Rosa's Cafe
Site Plan Revision
Lot 3A, Block 1 Lowe's Addition
2200 Precinct Line Road

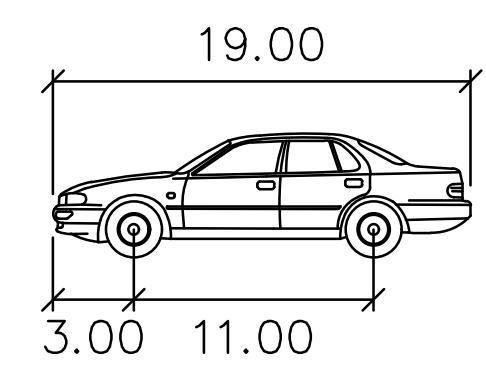
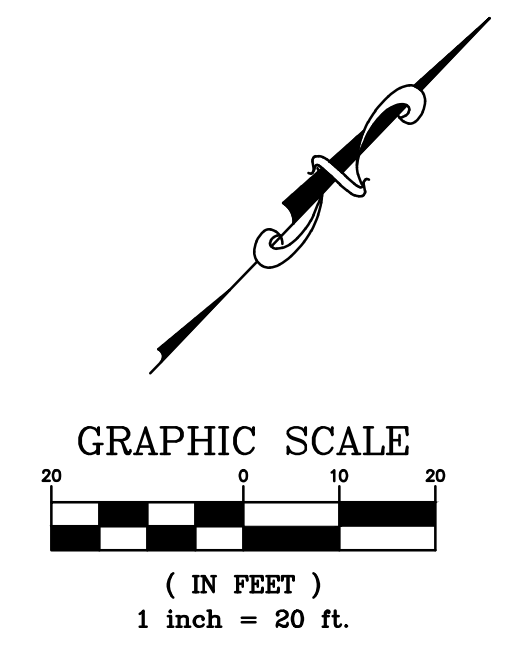
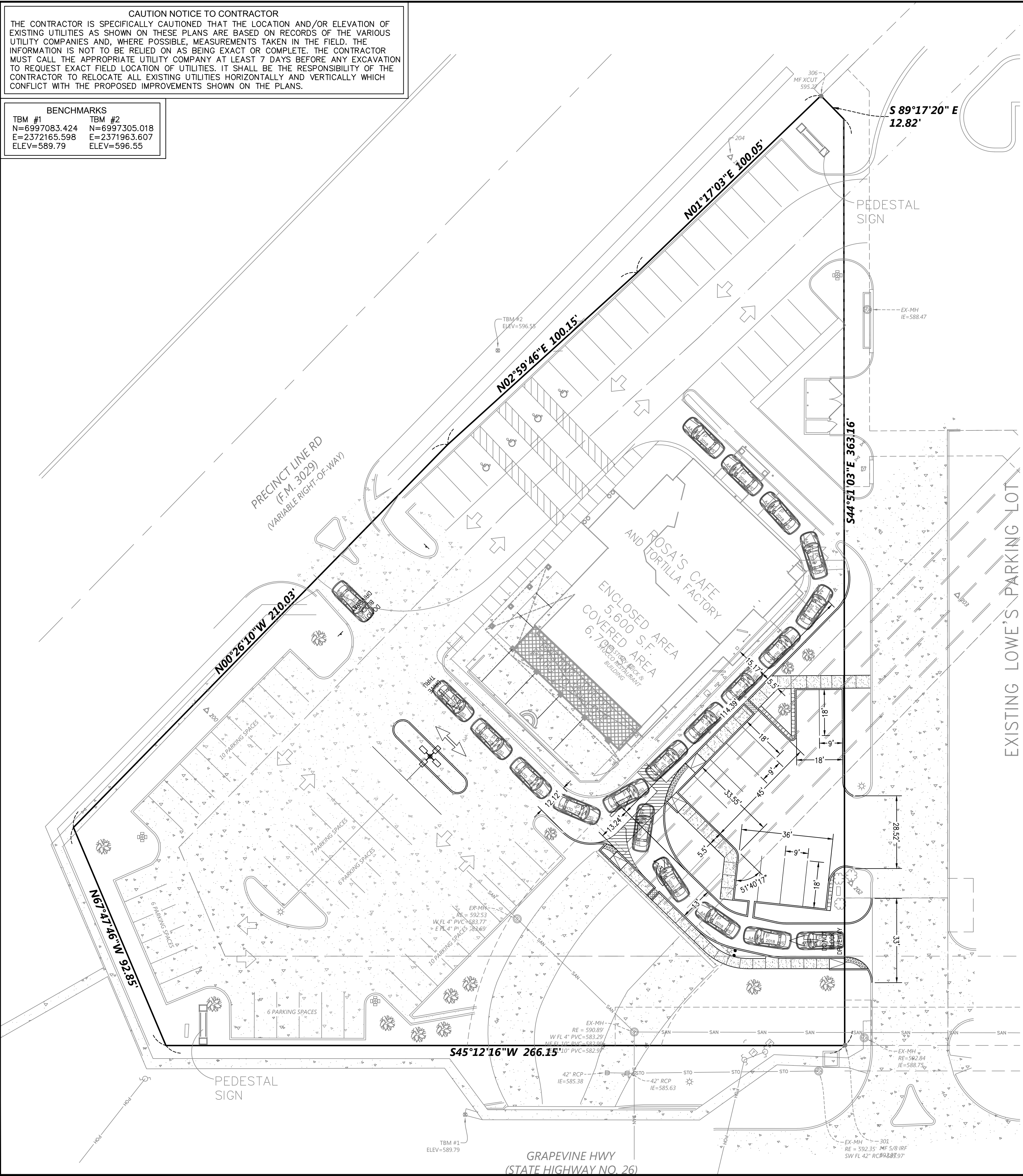
The following is a list of the property owners, legal description of their property, and mailing address of the owners of the property within 200 feet of the above-described property, which is under application for a zoning change with a site plan:

PROPERTY OWNER	LEGAL DESCRIPTION	ADDRESS
BOBBY COX COMPANIES INC.	LOWE'S ADDITION BLOCK 1 LOT 3A	5000 OVERTON PLZ STE 300 FT.WORTH, TX 76109
HURST, CITY OF	HURST ATHLETIC BLOCK 1 LOT 1A1	1505 PRECINCT LINE RD HURST, TX 76054
LOWES HOME CENTERS INC	LOWE'S ADDITION BLOCK 1 LOT 2R1	1000 LOWES BLVD MOORESVILLE,NC 28117
GEORGE R "RANDY" REVOCABLE TRUST	PRECINCT SQUARE LOT 1A	PO BOX 29965 RICHMOND, VA 23242
NATIONAL RETAIL PROPERTIES	LOWE'S ADDITION BLOCK 1 LOT 2R	450 S ORAGE AVE. STE 900 ORLANDO, FL32801
GREGORY MELANSON REVOCABLE TRUST	CRESTVIEW HIGHWAY 26 BLOCK 1 LOT 1	2950 FT. CHARLES DR. NAPLES, FL 54102
MOHR CAPITAL	LOWE'S ADDITION BLOCK 1 LOT 2R2	14643 DALLAS PARKWAY STE 1000 DALLAS, TX 75254
OCCUPANT	LOWE'S ADDITION BLOCK 1 LOT 3A	2200 PRECINCT LINE RD HURST, TX 76054
OCCUPANT	LOWE'S ADDITION BLOCK 1 LOT 2R1	770 GRAPEVINE HWY HURST, TX 76054
OCCUPANT	PRECINCT SQUARE LOT 1A	780 GRAPEVINE HWY HURST, TX 76054
OCCUPANT	LOWE'S ADDITION BLOCK 1 LOT 2R	776 GRAPEVINE HWY

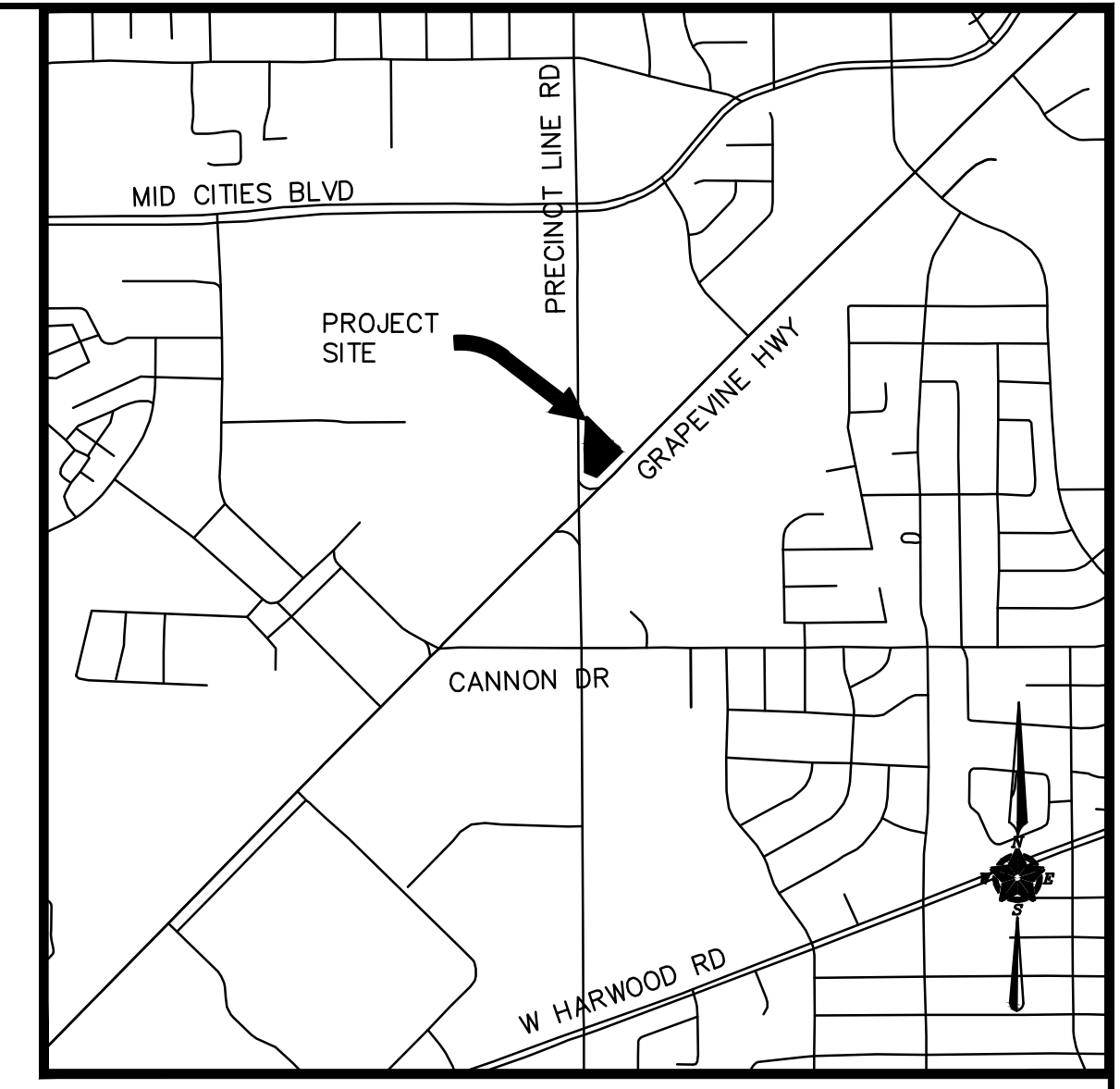
		HURST, TX 76054
OCCUPANT	CRESTVIEW HIGHWAY 26 BLOCK 1 LOT 1	779 GRAPEVINE HWY HURST, TX 76054
OCCUPANT	LOWE'S ADDITION BLOCK 1 LOT 2R2	2250 PRECINCT LINE RD HURST, TX 76054

CAUTION NOTICE TO CONTRACTOR
 THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANY AT LEAST 7 DAYS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES HORIZONTALLY AND VERTICALLY WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

BENCHMARKS	
TBM #1 N=6997083.424 E=2372165.598 ELEV=589.79	TBM #2 N=6997305.018 E=2371963.607 ELEV=596.55



- P
- Width : 7.00 feet
 - Track : 6.00
 - Lock to Lock Time : 6.0
 - Steering Angle : 31.6



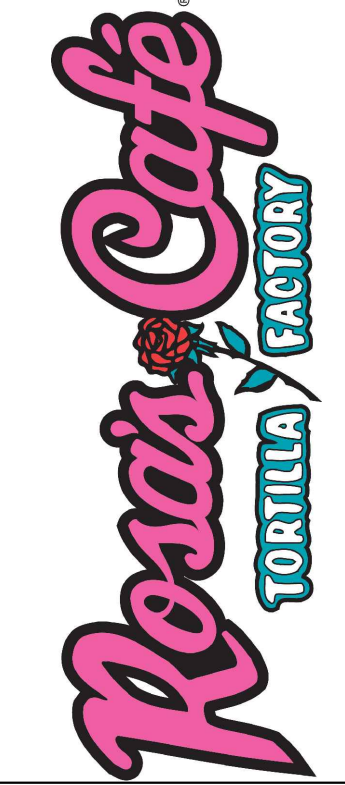
LOCATION MAP
 1 INCH = 1/4MI

GENERAL NOTES:

- STAFF SHALL DIRECT THE MERGING OF TRAFFIC IN THE TWO DRIVE-THRU LANES WHEN AT CAPACITY.

JM CIVIL
 1101 Central Expressway South
 Suite 215
 Allen, TX 75013
 Ph. 214-491-1830
 John Measels, PE
 CIVIL ENGINEER

FIRM NO. F-19504
 FOR REVIEW ONLY.
 THIS DOCUMENT IS
 RELEASED FOR THE
 PURPOSE OF REVIEW ONLY
 UNDER THE AUTHORITY OF
 JOHN MEASELS, P.E.
 (LIC. NO. 93278).
 IT IS NOT TO BE USED
 FOR CONSTRUCTION.
 05/24/2023



ROSA'S CAFE
 2200 PRECINCT LINE RD, HURST, TX 76054
DRIVE-THRU IMPROVEMENT

PROJECT NO.	DATE	DESCRIPTION	BY	CHECKED BY	ISSUE DATE
JM-BCC22003	05/01/23	INITIAL SUBMITTAL	JMCE	JMCE	05/24/2023
	05/24/23	2ND SUBMITTAL			



J:\ROSA'S CAFE\JM-BCC22003\HURST TX DRIVE THROUGH MODIFICATION MASTER.DWG 5/24/2023 11:24 AM MITCHELL LIGHT

City Council Staff Report

SUBJECT: Purchase of Information Technology hardware	
Supporting Documents:	
	<p>Meeting Date: 10/10/2023 Department: Information Technology Reviewed by: Clayton Fulton City Manager Review:</p>
Background/Analysis:	
<p>The Information Technology (I.T.) Department provides state of the art technology to the employees of the City, thereby improving response times to the City’s customers. As such, the City’s computer and infrastructure hardware are managed and replaced on a 5-year refresh cycle.</p> <p>In order for Information Technology to provide a high quality of service, I.T. has standardized much of the City’s hardware infrastructure. The refresh cycle, along with the standardization, provides maximum availability of services and applications to employees. This increases productivity and reduces the maintenance costs associated with maintaining mismatched equipment. The I.T. department utilizes the purchasing power of co-operative purchasing agreements such as the State of Texas DIR contract, TIPS, BUYBOARD, and other such contracts to obtain the best pricing available. The City of Hurst I.T. department may spend more than \$25,000 with vendors such as CDWG, SHI, and others that hold the aforementioned contracts. The technology brands purchased include Panasonic, Dell, HP, HPE, and others.</p> <p>The I.T. department has \$174,580 in its other computer line items which primarily provides for the purchase of replacement hardware throughout the city.</p>	
Funding Sources and Community Sustainability:	
<p>Funding for this item is available in the Information Technology Budget. Maintaining our IT infrastructure is consistent with the Council’s priorities of Innovation, Infrastructure, and Public Safety and also aligns with the Customer Service and Public Service aspect of the Hurst Way.</p>	

Recommendation:

Staff recommends City Council **authorize the City Manager to purchase computer hardware through approved purchasing contracts in an amount not to exceed \$174,580.00.**

City Council Staff Report

SUBJECT: Expenditure of hardware, software, subscription budgets	
Supporting Documents:	
	Meeting Date: 10/10/2023 Department: Information Technology Reviewed by: Clayton Fulton City Manager Review:
Background/Analysis:	
<p>The I.T. department actively ensures maintenance and support of the City's software and technology infrastructure in support of each department's services both internal and external. The I.T. budget includes the annual maintenance and support for each department's I.T. infrastructure. The cost of the annual maintenance varies from vendor to vendor and in some cases may exceed \$25,000. When required, the initial purchase for the software was approved by Council and are now operating on a monthly or annual basis. In order to comply with our local purchasing requirements, each of the ongoing agreements must be approved annually by the City Council.</p> <p>Continued renewal of our support agreements provides access to the latest software updates, enhances network security, maintenance and provides customer and user support. Some of our licensing is on a subscription basis and requires annual renewal for continued operation.</p> <p>Examples of annual contracts include the Library Management System, Firewall/Security renewals, Planning and Zoning software, Police CAD/RMS, and Fire Software. The funding for all such agreements (approximately \$1.1m) is included within the City's annually adopted budget.</p>	
Funding Sources and Community Sustainability:	
<p>Funding for this item is available in the Information Technology Budget. Maintaining our IT infrastructure is consistent with the Council's priorities of Innovation, Infrastructure, and Public Safety and also aligns with the Customer Service and Public Service aspect of the Hurst Way.</p>	

Recommendation:

Staff recommends City Council **authorize the City Manager to enter into any annual maintenance agreements or the purchase of information technology hardware, software, and services pertaining to ongoing support of existing or scheduled replacement items.**

City Council Staff Report

SUBJECT: Approval of Resolution 1844 nominating candidates to the Tarrant Appraisal District (TAD) Board of Directors	
Supporting Documents:	
Resolution Tarrant Appraisal District Letter	Meeting Date: 10/10/2023 Department: Legislative and Judicial Services Reviewed by: Rita Frick City Manager Review:
Background/Analysis:	
<p>The terms of service for the five members of the Tarrant Appraisal District Board of Directors expire on December 31, 2023. Each eligible taxing unit may nominate one candidate for each of the five positions. It is not required to make any nominations.</p> <p>The qualifications of nominees, ineligibilities to serve, and the appointment process schedule are outlined in the attached letter from the Tarrant Appraisal District dated September 22, 2023. Following are the current Board of Directors:</p> <p>Tony Pompa, Rich DeOtte, Joe Ralph Martinez, Jungus Jordan, Vince Puente, Sr. and Wendy Burgess-Tax Assessor-Collector.</p>	
Funding and Sources and Community Sustainability:	
There is no fiscal impact.	
Recommendation:	
Staff recommends if City Council wishes to nominate candidates to the Tarrant Appraisal District Board of Directors, they approve Resolution 1802 making the nomination(s) of _____.	

RESOLUTION 1844

WHEREAS, the terms of service for five members of the Tarrant Appraisal District Board of Directors will expire on December 31, 2023; and

WHEREAS, the City of Hurst is entitled to nominate candidates to serve on the Board of Directors of the Tarrant County Appraisal District.

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

Section 1: THAT the City of Hurst nominates the following person(s) for election to the position of Director of the Tarrant County Appraisal District:

AND IT IS SO RESOLVED.

PASSED by a vote of ___ to ___ on this the 10th day of October 2023.

ATTEST:

CITY OF HURST

Rita Frick, City Secretary

Henry Wilson, Mayor

Approved as to form and legality:

City Attorney



RECEIVED

SEP 25 2023

CITY SECRETARY'S OFFICE

William Durham
Executive Director
Interim Chief Appraiser

September 22, 2023

Henry Wilson
Mayor
City of Hurst
1505 Precinct Line Road
Hurst, Texas 76054

RE: Nomination and Appointment to TAD Board of Directors

Dear Mr. Wilson:

The current two-year terms of the five voting members of the Tarrant Appraisal District Board of Directors will expire on December 31, 2023. The first step in appointing voting members for the term beginning January 1, 2023 is calculating the number of votes to which the taxing units are entitled. As required by Section 6.03 of the Property Tax Code, I have calculated and provide in the enclosed list the number of votes for each school district, city, and county entity that is entitled to participate in the appointment process. The **next step** is nomination of candidates. Taxing units are not required to submit any nominations but, if they choose to do so, the **nominations may be made only by a resolution adopted by the governing body and the presiding officer of the governing body must submit the names of the nominees to me before October 15, 2023.**

To be eligible to serve as a voting member of the Board of Directors, an individual must have resided in Tarrant County for at least the two years immediately preceding January 1, 2024. An individual who is otherwise eligible is not ineligible because he or she is a member of the government body of a taxing unit. Texas law restricts eligibility and conduct of members of governmental bodies such as appraisal districts' board of directors. In consultation with your attorneys, please review the Property Tax Code and other applicable laws carefully for the details of those restrictions, including definitions of "substantial interest", "business entity", "deferred", "abated", and other terms used below and for the potential criminal consequences of violating certain restrictions. In summary, the Property Tax Code provides that the following are ineligible to serve as voting members of the Board of Directors:

- An individual who has been an employee of the Tarrant Appraisal District at any time during the preceding three years;
- An individual who has served as a voting member of the Board of Directors for all or part of five terms since January 1, 2022;
- An individual who is an employee of a taxing unit that participates in Tarrant Appraisal District unless the individual is also a member of the governing body or an elected official of a taxing unit that participates in the District;

Letter to Taxing Units
 Appointments to Board of Directors
 September 22, 2023

- An individual who, directly or through a business entity in which he or she has a substantial interest, is a party to a contract with Tarrant Appraisal District or a taxing unit that participates in the District, if the contract relates to the performance of any activity governed by the Property Tax Code;
- An individual who has engaged in the business of appraising property for compensation for use in proceedings under the Property Tax Code at any time during the preceding three years;
- An individual who has engaged in the business of representing property owners for compensation in proceedings under the Property Tax Code in Tarrant County at any time during the preceding three years;
- An individual who is related by blood or marriage to an individual who is engaged in the business of appraising property for compensation for use in proceedings under the Property Tax Code or of representing property owners for compensation in proceedings under the Property Tax Code in Tarrant County, if the relationship is within the 1st or 2nd degrees on the following chart;

Degrees of Consanguinity and Affinity

1 st DEGREE	2 nd DEGREE	3 rd DEGREE
<p>By Consanguinity</p> <ul style="list-style-type: none"> • Parents • Children <p>By Affinity</p> <ul style="list-style-type: none"> • Spouses of relatives listed under first degree consanguinity • Spouse • Spouse's parents • Spouse's children • Stepparents • Stepchildren 	<p>By Consanguinity</p> <ul style="list-style-type: none"> • Grandparents • Grandchildren • Brothers & sisters <p>By Affinity</p> <ul style="list-style-type: none"> • Spouses of relatives listed by second degree consanguinity • Spouse's grandparents • Spouse's grandchildren • Spouse's brothers & sisters 	<p>By Consanguinity</p> <ul style="list-style-type: none"> • Great grandparents • Great grandchildren • Nieces & nephews • Aunts & uncles <p>By Affinity</p> <ul style="list-style-type: none"> • No prohibitions

- an individual who owns property on which delinquent taxes have been owed to a taxing unit for more than 60 days after the date the individual knew or should have known of the delinquency unless the delinquent taxes, penalty, and interest are being paid under an installment plan or a suit to collect the delinquent taxes is deferred or abated.

When submitting nominations, please include not only the full name of each candidate, but also his or her complete residence address and a current resume.



Letter to Taxing Units
 Appointments to Board of Directors
 September 22, 2023

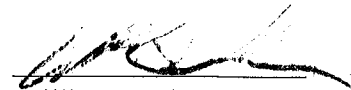
From timely submitted nominations, I will prepare and distribute before October 30th a ballot to each taxing unit entitled to participate in the appointment process.

The appointment process and schedule set out in Section 6.03 of the Property Tax Code may be summarized as follows:

before October 01, 2023	Chief Appraiser calculates numbers of votes and notifies taxing units
before October 15, 2023	Governing bodies of taxing units nominate candidates by resolution and send names to Chief Appraiser
before October 30, 2023	Chief Appraiser prepares ballot and sends it to taxing units
before December 15, 2023 for most taxing units but see the different requirements in section 6.03(k-1) that applies only to "each taxing unit entitled to cast at least five percent of the total votes", which in this appointment cycle means 250 or more votes on the enclosed list	Governing bodies of taxing units determine their votes by resolution and send submit votes to Chief Appraiser
before December 31, 2023	Chief Appraiser counts votes, determines which candidates received the most votes, and submits results to taxing units
January 01, 2024	new term begins

If you have any questions, please do not hesitate to call.

Sincerely,



William Durham
 Executive Director
 Interim Chief Appraiser

WD:jw
 Enclosure
 CC: Mr. Clay Caruthers



TARRANT APPRAISAL DISTRICT
 Calculation of Taxing Entity Votes in 2023 for Appointment to
 Board of Directors
 Per Section 6.03(d) of Texas Property Tax Code

	Votes
School Districts:	
Aledo ISD	5
Arlington ISD	453
Azle ISD	25
Birdville ISD	162
Burleson ISD	29
Carroll ISD	125
Castleberry ISD	16
Crowley ISD	134
Eagle Mountain/Saginaw ISD	189
Everman ISD	25
Fort Worth ISD	597
Godley ISD	1
Grapevine/Colleyville ISD	194
Hurst/Eules/Bedford ISD	196
Keller ISD	280
Kennedale ISD	22
Lake Worth ISD	18
Lewisville ISD	5
Mansfield ISD	221
Northwest ISD	155
White Settlement ISD	40
	2,895
Total Schools Cities:	
City of Arlington	194
City of Azle	6
City of Bedford	25
City of Benbrook	15
City of Blue Mound	1
City of Burleson	6
City of Colleyville	17
City of Crowley	9
City of Dalworthington Gardens	2
Edgecliff Village	1

City Council Staff Report

SUBJECT: Consider approval of Resolution 1845 authorizing the Mayor to grant the electrical easement to ONCOR Electric Delivery Company, LLC for relocation work at the Mary Drive 0.75 MG Elevated Storage Tank site	
Supporting Documents:	
Resolution Location Map Easement Document	Meeting Date: 10/10/2023 Department: Public Works Reviewed by: Greg Dickens City Manager Review:
Background/Analysis:	
In the design of the proposed Mary Drive Elevated Storage Tank (EST) at the current site on Lot 1, Hurst Central Park Addition, there is a conflict with the existing aerial electric lines feeding the old Masonic Lodge and the aquatic center. On the attached map, you can see the existing overhead electrical line will need to be relocated around the north and west side of the EST site. This requires an electric line easement be dedicated to ONCOR for the relocation of the electric service line.	
Funding Sources and Community Sustainability:	
No additional funds are required. This easement dedication meets Council’s priorities and goals of Infrastructure, Public Safety, and Financial Sustainability	
Recommendation:	
Staff recommends City Council approve Resolution 1845 authorizing the Mayor to grant the 10-foot wide electrical easement, shown on the attachments, to ONCOR Electric Delivery Company, LLC, for electrical line relocation work at the Mary Drive 0.75 MG Elevated Storage Tank site just south of West Pipeline Road on Lot 1, Hurst Central Park Addition.	

RESOLUTION 1845

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF HURST AUTHORIZING THE MAYOR TO DEDICATE AN ELECTRICAL EASEMENT TO ONCOR ELECTRIC DELIVERY COMPANY, LLC FOR THE PURPOSES OF OVERHEAD OR UNDERGROUND ELECTRIC SUPPLY AND COMMUNICATION FACILITIES ON LOT 1, HURST CENTRAL PARK ADDITION, CIY OF HURST, TARRANT COUNTY, TEXAS

WHEREAS, the City of Hurst owns Lot 1, Hurst Central Park Addition, a 15-acre tract of land south of West Pipeline Road in the City of Hurst, and

WHEREAS, the ONCOR Electric Delivery Company LLC needs a 10-foot wide electrical easement across the north side and part of the west side of a proposed elevated storage tank site in order to relocate their existing overhead electrical line, and

WHEREAS, the proposed electrical easement can be used for overhead or underground electric supply and communication facilities.

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

Section 1. **THAT** the City Council of the City of Hurst authorizes the Mayor to dedicate this electrical easement to Oncor Electric Delivery Company, LLC for the purposes of overhead or underground electric supply and communication facilities on Lot 1, Hurst Central Park Addition, City of Hurst, Tarrant County, Texas.

AND IT IS SO RESOLVED.

Approved this the 10th day of October 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

LOCATION MAP



MARY DRIVE

LOT 1, BLOCK 1
GUTHRIE, GOLDEN, PAWCETT ADDITION
VOL. 388-103, PG. 843
P.R.T.C.T.

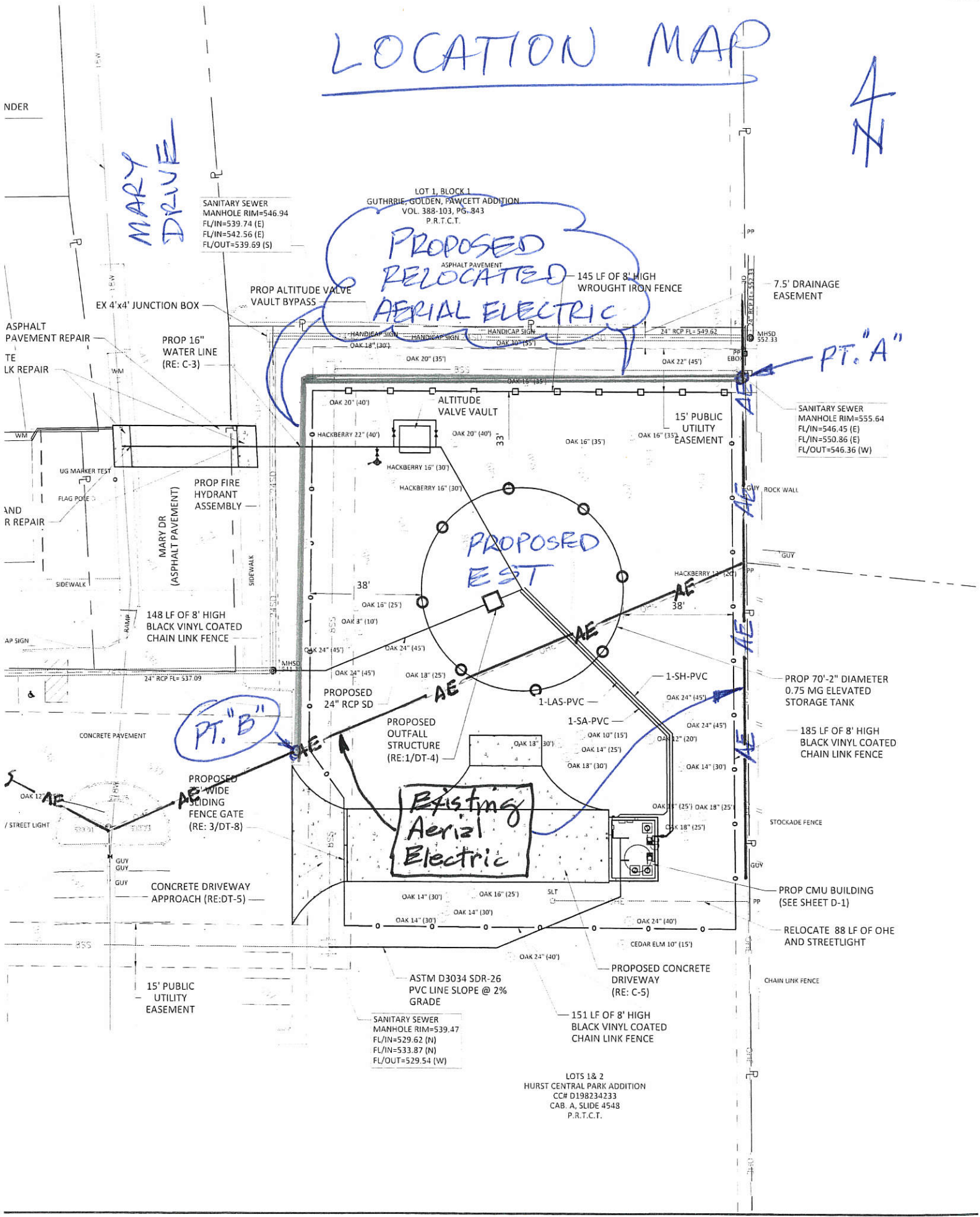
PROPOSED
RELOCATED
AERIAL ELECTRIC

PT. "A"

PT. "B"

Existing
Aerial
Electric

PROPOSED
EST



SANITARY SEWER
MANHOLE RIM=546.94
FL/IN=539.74 (E)
FL/IN=542.56 (E)
FL/OUT=539.69 (S)

PROP ALTITUDE VALVE
VAULT BYPASS

145 LF OF 8' HIGH
WROUGHT IRON FENCE

7.5' DRAINAGE
EASEMENT

ASPHALT
PAVEMENT REPAIR
TE
LK REPAIR

PROP 16"
WATER LINE
(RE: C-3)

HANDICAP SIGN
OAK 18" (30)

HANDICAP SIGN
OAK 10" (55)

MHSD
552.33

AND
R REPAIR

PROP FIRE
HYDRANT
ASSEMBLY

ALTITUDE
VALVE VAULT

15' PUBLIC
UTILITY
EASEMENT

SANITARY SEWER
MANHOLE RIM=555.64
FL/IN=546.45 (E)
FL/IN=550.86 (E)
FL/OUT=546.36 (W)

148 LF OF 8' HIGH
BLACK VINYL COATED
CHAIN LINK FENCE

PROPOSED
EST

GUY
ROCK WALL

AP SIGN

24" RCP FL=537.09

PROPOSED
24" RCP SD

1-SH-PVC

PROP 70"-2" DIAMETER
0.75 MG ELEVATED
STORAGE TANK

CONCRETE PAVEMENT

PROPOSED
70" WIDE
SLIDING
FENCE GATE
(RE: 3/DT-8)

PROPOSED
OUTFALL
STRUCTURE
(RE: 1/DT-4)

1-LAS-PVC

1-SA-PVC

185 LF OF 8' HIGH
BLACK VINYL COATED
CHAIN LINK FENCE

STREET LIGHT

CONCRETE DRIVEWAY
APPROACH (RE: DT-5)

Existing
Aerial
Electric

1-SA-PVC

1-LAS-PVC

STOCKADE FENCE

PROP CMU BUILDING
(SEE SHEET D-1)

RELOCATE 88 LF OF OHE
AND STREETLIGHT

15' PUBLIC
UTILITY
EASEMENT

ASTM D3034 SDR-26
PVC LINE SLOPE @ 2%
GRADE

PROPOSED CONCRETE
DRIVEWAY
(RE: C-5)

151 LF OF 8' HIGH
BLACK VINYL COATED
CHAIN LINK FENCE

SANITARY SEWER
MANHOLE RIM=539.47
FL/IN=529.62 (N)
FL/IN=533.87 (N)
FL/OUT=529.54 (W)

LOTS 1 & 2
HURST CENTRAL PARK ADDITION
CCH# D198234233
CAB. A, SLIDE 4548
P.R.T.C.T.

District: Fort Worth North ____
WR #: 21521949
ER #: _____

EASEMENT AND RIGHT OF WAY

STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF TARRANT

§

§

That **CITY OF HURST, TEXAS**, a municipal corporation, hereinafter called "Grantor", whether one or more, for and in consideration of Ten Dollars (\$10.00) and other valuable consideration to Grantor in hand paid by **Oncor Electric Delivery Company, LLC, a Delaware Limited Liability Company**, 2501 Urban Dr., Fort Worth, Texas 76106, hereinafter referred to as "Grantee", has granted, sold and conveyed and by these presents does grant, sell and convey unto said Grantee, its successors and assigns, an easement and right-of-way for overhead and/or underground electric supply and communications facilities, consisting of a variable number of wires and cables, supporting structures, surface mounted equipment, conduits and all necessary or desirable appurtenances over, under, through, across and upon Grantor's land described as follows:

SEE EXHIBIT "A" (ATTACHED)

Grantor recognizes that the general course of said lines, or the metes and bounds as described above, is based on preliminary surveys only, and Grantor hereby agrees that the easement and right-of-way and its general dimensions hereby granted shall apply to the actual location of said lines when constructed.

Together with the right of ingress and egress along and upon said easement and right-of-way and over and across Grantor's adjoining properties for the purpose of and with the right to construct, maintain, operate, repair, remove, replace, reconstruct, abandon in place, and to change the size and capacity of said facilities; the right to relocate said facilities in the same relative direction of said facilities; the right to relocate said facilities in the same relative position to any adjacent road if and as such is widened in the future; the right to lease wire space for the purpose of permitting others to string or lay wire or cable along said facilities; the right to prevent excavation within the easement area; the right to prevent construction of, within the easement area, any and all buildings, structures or other obstructions which, in the sole judgment of Grantee, may endanger or interfere with the efficiency, safety, and/or convenient operation of said facilities and their appurtenances and the right to trim or remove trees or shrubbery within, but not limited to, said easement area, including by use of herbicides or other similar chemicals approved by the U.S. Environmental Protection Agency, to the extent in the sole judgment of Grantee, as may be necessary to prevent possible interference with the operation of said facilities or to remove possible hazards thereto. Grantor shall not make changes in grade, elevation or contour of the land or impound water within the easement area as described above without prior written consent of Grantee.

Grantor reserves the right to use the land within the above described easement area for purposes not inconsistent with Grantee's use of such property, provided such use shall not, in the sole judgment of Grantee, interfere with the exercise by Grantee of the rights hereby granted.

TO HAVE AND TO HOLD the above described easement and right-of-way unto the said Grantee, its successors and assigns, until all of said electric lines and facilities shall be abandoned, and in that event said easement and right-of-way shall cease and all rights herein granted shall terminate and revert to Grantor or Grantor's heirs, successors or assigns, and legal representatives, to warrant and forever defend the above described easement and right-of-way unto Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this _____ day of _____, 2023.

CITY OF HURST, TEXAS
a municipal corporation

By: Clay Caruthers, City Manager

STATE OF TEXAS §
 §
COUNTY OF TARRANT §

BEFORE ME, the undersigned authority, on this day personally appeared **CLAY CARUTHERS**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed, in the capacity therein stated and that he/she is authorized to do so.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, A.D. 2023.

Notary Public in and for the State of Texas

EXHIBIT "A"
LEGAL DESCRIPTION
ONCOR ELECTRIC DELIVERY COMPANY, LLC EASEMENT

BEING a 10 foot wide strip of land located in Lot 1, HURST CENTRAL PARK ADDITION, to the City of Hurst, Tarrant County, Texas, according to the plat recorded in County Clerk's File No. D198234233, and in Cabinet A, Slide 4548, of the Plat Records of Tarrant County, Texas. Said 10 foot wide strip of land being more particularly described by metes and bounds as follows:

COMMENCING at an "X" cut in concrete found at the Northwest corner of aforesaid Hurst Central Park Addition, also being the Southwest corner of Lot 1, Block 1, Guthrie, Golden, Fawcett Addition, to the City of Hurst, Tarrant County, Texas, according to the plat recorded in Volume 388-103, Page 843, of the Plat Records of Tarrant County, Texas;

THENCE N 89° 57' 35" E 179.08 feet, to a point at the Northeast corner of aforesaid Lot 1, Hurst Central Park Addition, lying in the West line of Lot 1, Block 1, Gala at Central Park, an addition to the City of Hurst, Tarrant County, Texas, according to the plat recorded in County Clerk's File No. D220325826, of the Official Public Records of Tarrant County, Texas;

THENCE S 00° 10' 28" E 2.45 feet, along the East boundary line of said Lot 1, Hurst Central Park Addition, to the **POINT OF BEGINNING**;

THENCE S 00° 10' 28" E 10.00 feet, along the East boundary line of Lot 1, Hurst Central Park Addition and the West boundary line of said Lot 1, Block 1, Gala at Central Park, to a point;

THENCE WEST 152.70 feet, to a point;

THENCE SOUTH 113.00 feet, to a point;

THENCE WEST 10.00 feet, to a point;

THENCE NORTH 123.00 feet, to a point;

THENCE EAST 162.67 feet, to the POINT OF BEGINNING containing 0.063 acre (2,757 square feet) of land.



8/22/23

BEARING BASE:

THE BEARINGS SHOWN HEREON ARE TEXAS STATE PLANE GRID BEARINGS (NAD83 NORTH CENTRAL ZONE 4202) ESTABLISHED USING THE GLOBAL POSITIONING SYSTEM SATELLITES, AND LOCAL CONTINUOUSLY OPERATING REFERENCE STATIONS.

EXHIBIT "A"

**EGBERT GRANT SURVEY
ABSTRACT NO. 605**

POINT OF COMMENCING GRID COORDINATE
N:6984938.74200
E:2375257.54800

W. PIPELINE

LOT 1, BLOCK 1
GUTHRIE, GOLDEN, FAWCETT ADDITION
VOL. 388-103, PG. 843
P.R.T.C.T.

SURVEY LINE

**SUSAN MCDANIEL SURVEY
ABSTRACT NO. 1108**

MARY DRIVE
(VARIABLE WIDTH PUBLIC RIGHT-OF-WAY)

POINT OF COMMENCING

7.5' DRAINAGE AND UTILITY EASEMENT
CC# 198234233
O.P.R.T.C.T.

N 04°27'30" W 152.77'

"X" IN CONCRETE FOUND
N 89°57'35"E

EAST 162.67'

P.O.B.

WEST 152.70'

15' SEWER EASEMENT
RECORDING INFORMATION UNKNOWN

LOT 1, BLOCK 1
GALA AT CENTRAL PARK
CC# D220325826
O.P.R.T.C.T.

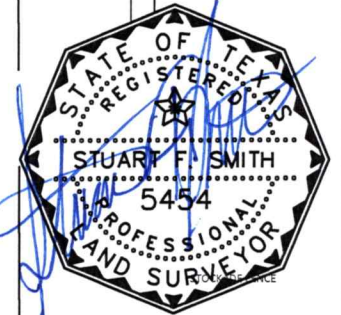
5' UTILITY EASEMENT
CC# D198234233
O.P.R.T.C.T.

ONCOR ELECTRIC DELIVERY COMPANY EASEMENT
0.063 ACRE
(2,757 SQ. FT.)

15' DRAINAGE AND UTILITY EASEMENT
CC# D198234233
O.P.R.T.C.T.

NORTH 123.00'
SOUTH 113.00'

LOT 1
HURST CENTRAL PARK ADDITION
CC# D198234233
CAB. A, SLIDE 4548
P.R.T.C.T.



PREPARED: AUGUST 22, 2023

Course	Bearing	Distance
L1	S 00°10'28" E	2.45'
L2	S 00°10'28" E	10.00'
L3	WEST	10.00'

PAGE 2 OF 2

BRITAIN & CRAWFORD
LAND SURVEYING & TOPOGRAPHIC MAPPING
TEL (817) 926-0211
FAX (817) 926-9347
P.O. BOX 11374 • 3908 SOUTH FREEWAY
FORT WORTH, TEXAS 76110
EMAIL: admin@brittain-crawford.com
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FIRM CERTIFICATION# 1019000

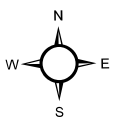
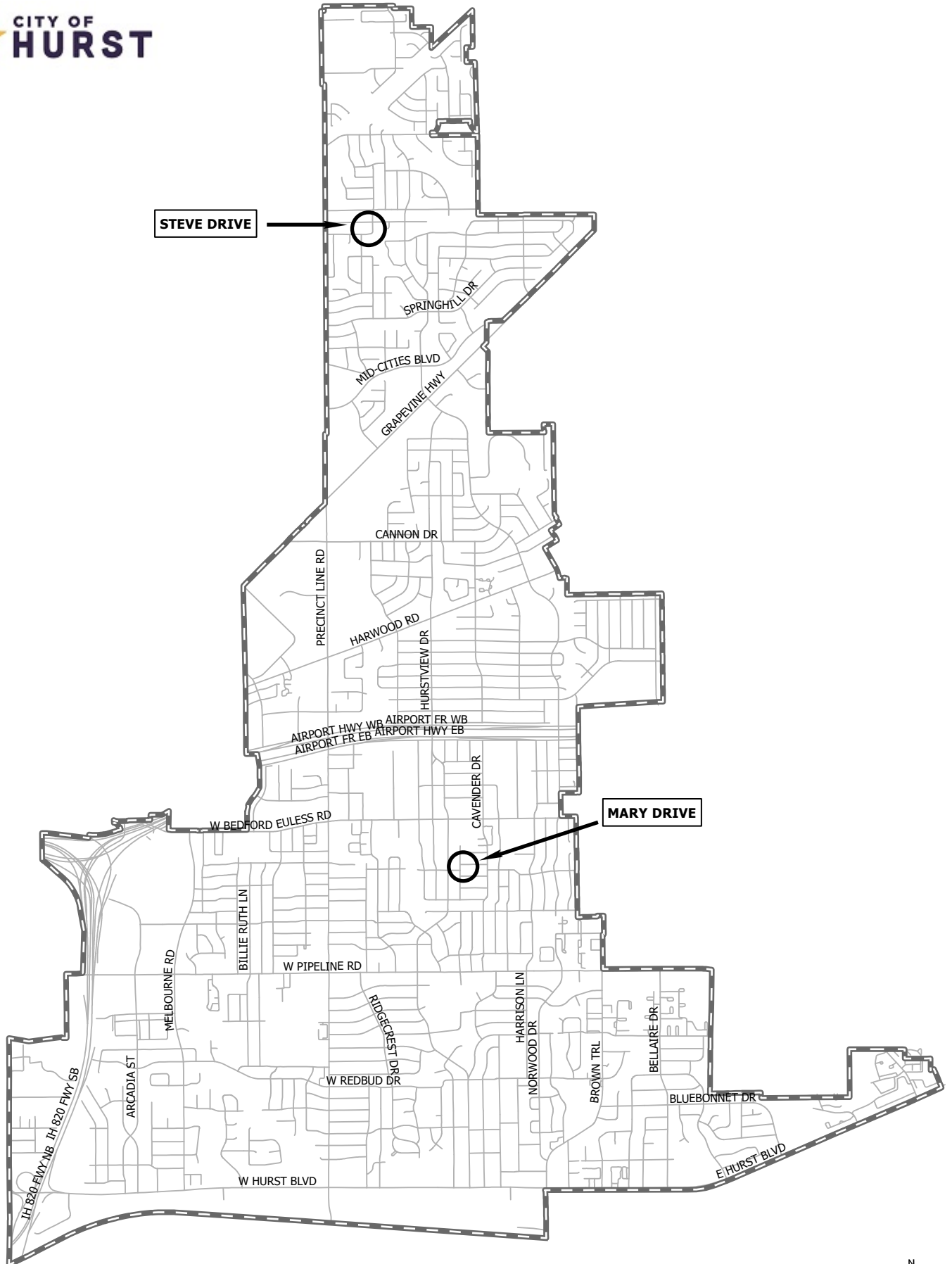
ONCOR ELECTRIC DELIVERY COMPANY, LLC. EASEMENT
LOCATED IN
LOT 1
HURST CENTRAL PARK ADDITION
THE CITY OF HURST
TARRANT COUNTY, TEXAS

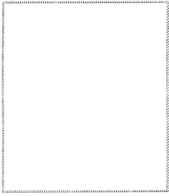
SCALE 1"=40'

City Council Staff Report

<p>SUBJECT: Consider authorizing the city manager to enter into a contract with GRod Construction, LLC, for the 2023 Miscellaneous Storm Drain Extensions on Mary Drive and Steve Drive Project</p>	
<p>Supporting Documents:</p>	
<p>Location Map Bid Summary Engineer’s Recommendation Letter</p>	<p>Meeting Date: 10/10/2023 Department: Public Works Reviewed by: Greg Dickens City Manager Review:</p>
<p>Background/Analysis:</p>	
<p>There are two construction sites included in this proposed project. Two storm drain extensions with proposed curb inlets to pick up storm runoff prior to overloading the street capacity. One project location is on Highland Crest Drive at Steve Drive with the second location on Mary Drive at Keren Place.</p> <p>Bids were received on September 27, 2023 at 2:00 p.m. at City Hall for the subject project. Five bids were received with the low base bid being submitted by GRod Construction, LLC in the amount of \$257,497.00. GRod Construction has satisfactorily completed previous projects in the City. Staff and our engineering consultant recommend award to the low bidder.</p>	
<p>Funding Sources and Community Sustainability:</p>	
<p>Sufficient funds were budgeted for this project.</p> <p>This engineering services contract meets Council’s priorities and goals of Infrastructure, Public Safety, and Financial Sustainability.</p>	
<p>Recommendation:</p>	
<p>Staff recommends City Council authorize the city manager to enter into a contract with GRod Construction, LLC, for 2023 Miscellaneous Storm Drain Extensions on Mary Drive and Steve Drive Project, in the amount of \$257,497.00, with a contingency amount of \$22,503.00, for a total amount of \$280,000 and a construction contract duration of 90 calendar days.</p>	

2023 Miscellaneous Storm Drain Extensions





BIRKHOFF, HENDRICKS & CARTER, L.L.P.
PROFESSIONAL ENGINEERS

11910 Greenville Ave., Suite 600

Dallas, Texas 75243

Phone (214) 361-7900

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DEREK B. CHANEY, P.E., R.P.L.S.
CRAIG M. KERKHOFF, P.E.
JUSTIN R. IVY, P.E.
COOPER E. REINBOLD, P.E.

September 29, 2023

Mr. Greg Dickens, P.E.
Director of Public Works
City of Hurst
1500 Precinct Line Road
Hurst, Texas 76053

Re: 2023 Misc. Storm Drain Extensions

Dear Mr. Dickens:

We have checked the bids received at 2:00 p.m., September 27, 2023, for the 2023 Miscellaneous Storm Sewer Extensions on Steve Drive and Mary Drive project. We are attaching a copy of the Bid Summary and Bid Tabulation.

The low bid was received from Grod Construction, LLC, of Boyd, Texas in the amount of \$257,497.00.

The City reports successful projects with this contractor, and we also have a number of successful projects with this contractor on similar types of projects.

Accordingly, based on the information we have available to us, we recommend that the City accept the bid of \$257,497.00 from Grod Construction, LLC, and award them a construction contract in the amount of \$257,497.00.

We are available to discuss our recommendation further at your convenience.

Sincerely,

John W. Birkhoff, P.E.

Enclosures

**MINUTES
CITY OF HURST
TRANSPORTATION INFRASTRUCTURE AND SAFETY COMMITTEE
MONDAY, AUGUST 28, 2023**

On the 28th day of August, 2023 at 6:00 p.m., the Transportation Infrastructure and Safety Committee of the City of Hurst, Texas, convened in regular meeting at Hurst City Hall, 1505 Precinct Line Road, Hurst, Texas the following members and staff were present:

Faith Waligora	) Chair
Paula Cleaver	) Vice Chair
Denise Fields)
Ben Archey)
Exzentrius Sturdivant)
Roger Marsh)
Gregory Dickens	) Executive Director of Public Works
Clayton Fulton	) Assistant City Manager
Steve Niekamp	) Police Chief
Duane Hengst	) City Engineer
Patty Flaherty	) Sr. Administrative Assistant

With Jeff Childers being absent, a quorum was met and the following business was transacted to wit:

- I. The Transportation Infrastructure and Safety Committee meeting was called to order at 6:00 p.m. by Faith Waligora.
- II. Approval of Minutes, November 28, 2002: Denise Fields made a motion to approve the minutes. Exzentrius Sturdivant seconded the motion. The motion prevailed by the following vote:

Ayes: Waligora, Cleaver, Fields, Marsh, Archey and Sturdivant
Noes: None

- III. Action Items:

None

- IV. Discussion Items:

None

- V. Updates and Information Items:

1. Assistant City Manager and Police Chief Reports

Assistant City Manager, Clayton Fulton explained how the City of Hurst participates in the Northeast Transportation Service (NETS) transit service. He will be sending additional information regarding the program to the committee members.

Chief Niekamp gave an update explaining that the prior staffing challenges the Police Department had are improving. With additional officers they will discuss getting two more officers back into strictly traffic enforcement with more attention given to DWI enforcement. He also shared a photo of the new Citizens on Patrol vehicle the city had ordered. Chief Niekamp again thanked Roger Marsh for making the purchase possible with his generous donation.

2. Karla Drive Modifications at Hurstview Drive Intersection

Executive Director of Public Works, Gregory Dickens updated the Committee that the project was complete. He expressed that no major complaints concerning the modification have been received by staff. There will be a change in a faded out marking on the east side on Hurstview.

3. West Pipeline Road Improvements, Phase 3

Executive Director of Public Works, Gregory Dickens updated the Committee that West Pipeline Road, Phase 3 is the third phase of a four-phase improvement project on Pipeline Road and encompasses the roadway between Lorean Branch bridge and Harrison Lane. The improvements include reinforced concrete pavement with stamped concrete medians. Street lighting will be installed in the median area. Sidewalks with pedestrian lighting are included in the project along with replacement of storm drains, water lines and sanitary sewer lines.

He explained that Phase 3 is currently under construction by Axis Contracting, Inc. for a bid amount of \$5,567,520.00 with a bid time of 540 calendar days. The construction began in March of 2022 and is ongoing. The construction is scheduled to be complete by Fall/Winter of 2023.

He updated that the construction started on the south side of the right-of-way which now is complete and the contractor switched traffic over to the south side of the road so they can begin working on the north side of the new roadway. ATMOS Energy has begun their work to install a new 16-inch diameter natural gas main which will be located under the new proposed outside paved traffic lane. This is a continuation of what was agreed to in Phase 2. ATMOS has been allowed approximately 90 days for their installation in the contract with Axis Contracting, Inc. Once ATMOS is finished, Axis will finish up storm drain extensions across the north side of the road and complete the paving and sidewalk on the north side of the right-of-way.

4. West Pipeline Road Improvements, Phase 4

Executive Director of Public Works, Gregory Dickens explained that West Pipeline Phase 4 is the fourth phase of a four-phase improvement project on Pipeline Road and encompasses the roadway between Harrison Lane and Brown Trail. The improvements include reinforced concrete pavement with stamped concrete medians. He explained the details of the replacement and widening of the existing bridge over Valley View Branch. Also, there will be street lighting in the median area. Also, sidewalks with pedestrian lighting are included in the project with replacement of

storm drains, water lines, and sanitary sewer lines. The City has contracted with Halff & Associates for design engineering services.

He informed the committee that the next task for staff is to review survey documents showing the proposed adjacent property needed (right-of-way) to provide for the proposed wider street. Also, once the documents are complete, an appraisal firm will be hired to provide appraised value of the proposed right-of-way needed. Then the city, with help from Tarrant County staff, will make contact and present the appraisals to the property owners and offer that amount for their property. This process can take 1 to 2 years.

5. 48th Year Community Development Block Grant (CDBG) Program

Executive Director of Public Works, Gregory Dickens updated the Committee on the 48th Year CDBG Program. He explained that Livingston Drive from Willow Street north to 629 Livingston Drive was previously approved by Council as the City's project for the 48th Year Community Development Block Grant Program with Tarrant County. He updated that this project includes the street being reconstructed with 6-inch thick concrete pavement. Funding in the amount of \$179,000 will be provided for the project through the CDBG federal program. The remainder will be paid by the City. This project was bid May 25, 2023 by Tarrant County. He explained McClendon Construction Company for a total bid price of \$579,610 was awarded the contract. Construction should start in September 2023.

6. Interstate Highway 820 Improvements from Bedford-Eules Road south to State Highway 10 & State Highway 121 Interchange

Executive Director of Public Works, Gregory Dickens updated the Committee on the project. The limits of this TXDOT project extend from north of West Pipeline Road south along I-820 to south of Randol Mill Road and south on SH121 to north of Midway Road. The work includes addition of managed lanes, general purpose lanes, frontage road improvements, multiple new bridges/overpasses and frontage road connection improvements at SH10 and at Trinity Blvd. Also included are direct connectors from NB SH121 to SBI-820 and to Trinity Blvd. The work included minor relocation of City of Hurst water utilities in preparation for the roadway construction. Total construction cost approaches \$174,000,000. The construction started during the summer of 2018. He also expressed that the State Highway 10 bridge is being demolished and the new bridge should be completed soon. While the new SH 10 bridge over Loop 820 is being constructed, the westbound lanes of SH 10 will be detoured. All of the construction work is estimated to be complete by 2024. He also informed the Committee of contact information for current updates: www.keep820moving.org or call 817-462-0505.

7. Bedford-Eules Road Bridge Reconstruction over Lorean Branch

Executive Director of Public Works, Gregory Dickens updated the Committee that the Texas Department of Transportation (TXDOT) contacted City staff, in March 2019, concerning an off system bridge (off of the State and Federal system of bridges), in Hurst, that was selected for replacement under the Highway Bridge Rehabilitation/Replacement Program. The bridge selection was the Bedford-Eules

Road Bridge over Lorean Branch. He explained that TXDOT requires a 10% match by the City or an Equal Match Project (EMP) that is equal in cost to the 10% match amount for the Bedford-Eules Road Bridge. He updated that the City submitted the Hurstview Drive Bridge Repairs over Lorean Branch north of west Pipeline Road as the EMP. Currently, City staff is coordinating the utility adjustments as part of the Advanced Funding Agreement with TXDOT. Utilities needing adjustment are city sanitary sewer, ONCOR aerial lines, AT&T aerial lines, and ATMOS underground gas line. Utility adjustments should be completed by early September 2023.

8. 2021 Tarrant County Transportation Bond Program

Executive Director of Public Works, Gregory Dickens updated the Committee that two projects out of the eight the City staff submitted were selected as part of this bond program. The two selected projects are West Pipeline Road Improvements, Phase 4 from Harrison Lane to Brown Trail and Brown Trail Improvements from Queens Way to north city limits. He explained that the bonds were approved by the County voters on November 2, 2021. This County bond program will again be funded 50% by the City and 50% by the County. The City has contracted with Halff & Associates for design engineering services for West Pipeline Road Improvements, Phase 4. Brown Trail Improvements is preliminarily scheduled for design in 2024.

9. 2023 Miscellaneous Street Improvements

Executive Director of Public Works, Gregory Dickens updated the Committee that staff has worked up a list of asphalt streets needing reconstruction based on the pavement condition index and visual inspection. The \$2.0 million in bonds sold in 2022 for the purpose will be utilize to pay for the construction. He explained that currently the project is under design by the consulting engineering firm. Staff hopes to finish design and bid the project this year.

10. Traffic Signal Improvements on Precinct Line Road at Redbud Drive

Executive Director of Public Works, Gregory Dickens updated the Committee that the project will entail removal of the Oakwood Drive existing 3-way traffic signal and design and installation of a 4-way traffic signal at redbud Drive on Precinct Line Road. Bids were taken and construction should start in September or October 2023.

The next scheduled meeting is November 27, 2023.

There being no further business, the meeting adjourned at 6:50 p.m.

APPROVED this the _____ day of _____, 2023

APPROVED:

Faith Waligora, Chairman

ATTEST:

Recording Secretary

Future Events Calendar

October 10, 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.

<u>DATE AND TIME</u>	<u>ACTIVITY</u>
Saturday, October 14, 2023	Extra Bulk Collection, Residents SOUTH of HWY 121
Saturday, October 14, 2023 8:00 a.m.	Household Hazardous Waste Event, Service Center
Thursday, November 23, 2023	City Offices closed in observance of the Thanksgiving Holiday
Friday, November 24, 2023	City Offices closed in observance of the Thanksgiving Holiday
Tuesday, November 28, 2023 5:00 p.m.	Tree Lighting Ceremony, Hurst Convention Center