



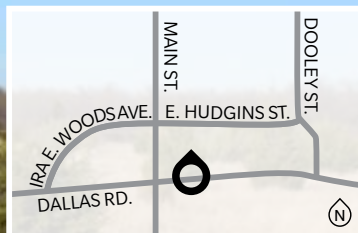
INSIDE, FIND **10 PAGES** OF COVERAGE

2019 ANNUAL *Community Guide* 5 stories to follow this year

1 Signaling redevelopment

COMING TO GRAPEVINE:

-  Food hall
-  Boutique hotel
-  Community plaza
-  Walkable downtown



+ detailed map inside

A TEXRail train at the DFW Airport North station is ready to carry passengers.

- 2 Legislators convene for 86th regular session
- 3 Construction on SH 26 to include beautification

- 4 Grapevine grows its tourism attractions
- 5 Ban on short-term rentals could set area precedent

INSIDE 18

GRAPEVINE COLLEYVILLE SOUTHLAKE EDITION

VOLUME 8, ISSUE 11 | JAN. 16-FEB. 13, 2019

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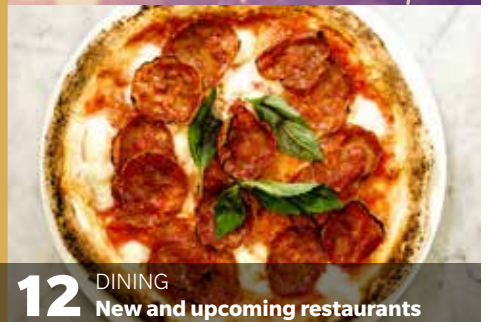


6 IMPACTS
Now Open, Coming Soon & more



8 TO-DO LIST
Local events

2019 ANNUAL *Community Guide*



12 DINING
New and upcoming restaurants



14 SHOPPING
New and upcoming shopping



15 TRANSPORTATION
Updates on ongoing road projects

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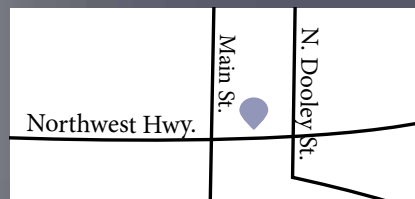
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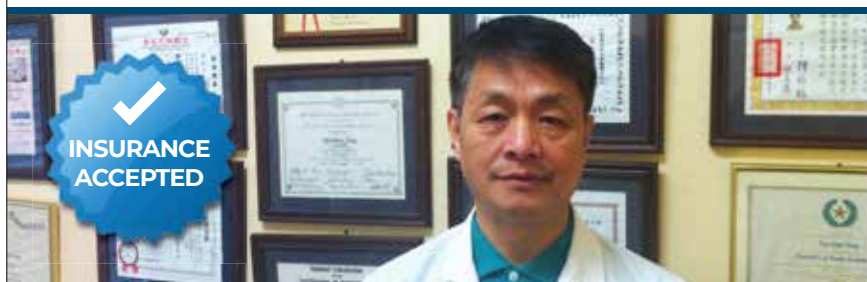
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John and Jennifer Garrett began *Community Impact Newspaper* in 2005 in Pflugerville, Texas. The company's mission is to build communities of informed citizens and thriving businesses through the collaboration of a passionate team.

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New year, new Impacter

I have always loved the feeling of new beginnings that come with the new year, and at *Community Impact Newspaper* we have one of those to share.

In addition to General Manager Ana Erwin's new baby, Norah, we recently welcomed Valerie Wigglesworth to the team as Dallas-Forth Worth managing editor. You won't necessarily see her byline in your paper, but you will feel Valerie's influence.

Valerie's role is to oversee content for our six editions in the DFW region. She makes sure the tone of the stories is in line with our writing style, every word is free from bias and our teams are answering all

the questions you might want to know.

I saw Valerie at various events as she covered Collin County for *The Dallas Morning News*. She was with the DMN for almost 20 years. Not only is Valerie clearly an exceptional writer with top-notch journalism chops, in every interaction I found her to be truly kind, friendly, smart and genuine—exactly what we look for in an "Impacter."

If you would like to help us welcome Valerie to the team, please feel free to email her at vwigglesworth@communityimpact.com. Also, Ana comes back from maternity leave this month, so please give her a warm welcome back as well.



C. Howard

Christal Howard
PUBLISHER-DFW METRO
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ASK THE MANAGING EDITOR

Valerie Wigglesworth

Valerie Wigglesworth
MANAGING EDITOR
vwigglesworth@communityimpact.com

Do you have a question about how local government works or something going on in town? Send it to gcsfeedback@communityimpact.com.

Why join 'Community Impact Newspaper?'

People choose where they live for lots of different reasons. Sometimes they seek out certain schools. Others might be more interested in the proximity to their job or ease of commuting. Affordability likely plays a role, and people are also often influenced by the overall quality of life and amenities a city offers.

Here at *Community Impact Newspaper* we believe all those factors are important. They get at the heart of what we do—cover community news. People want to know what is happening down the street, in their schools and with their tax dollars.

I recently joined the staff here to follow my passion for local news, which is vital in this day and age. Keeping people informed makes for better communities.

That is why readers will find lots of useful information in this issue. Miranda Jaimes and Renee Yan are highlighting the top issues in Grapevine, Colleyville and Southlake. From stories about the revitalization in the train district to the improvements to SH 26, they've got you covered.

FEATURED STORIES**6 IMPACTS**

Now Open, Coming Soon & more

8 CALENDAR**SPECIAL SECTION
ANNUAL COMMUNITY GUIDE****11 COMMUNITY INFO**

Grapevine, Colleyville, Southlake population, household income

12 DINING

Restaurants that opened in 2018

14 SHOPPING

Retail stores that opened in 2018

23 IMPACT DEALS**Corrections:**

Volume 8, Issue 10

On page 19 the projected data provided in our Senior Living Guide should read, "In 2035 the number of people age 65 and older will outnumber those age 17 and younger."

On page 21 in the graphic "Serving 50+ Years Young," the nonresident membership for The REC in Grapevine should be \$460 per year.



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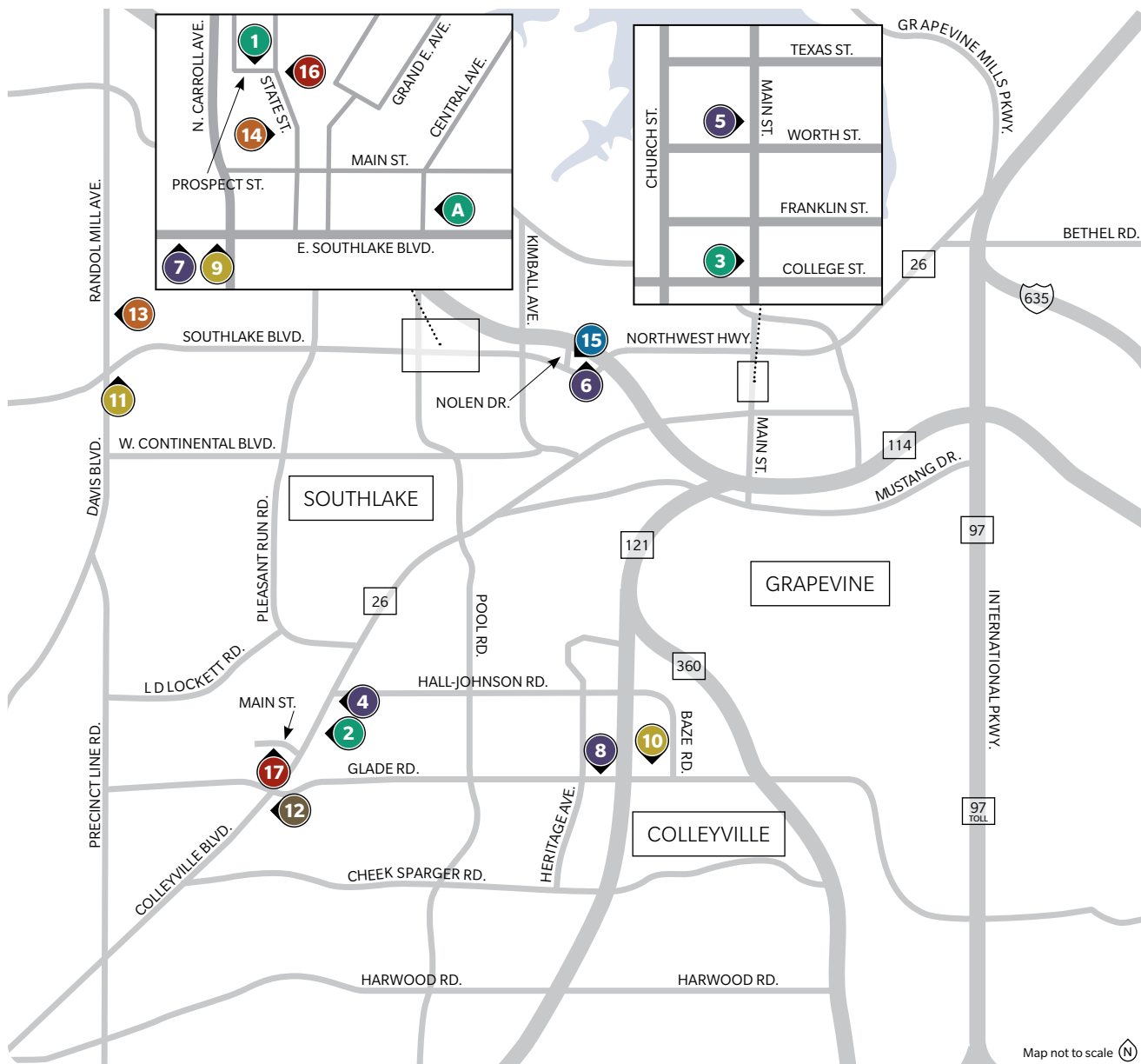
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IMPACTS

Businesses that have recently opened, are coming soon, relocating or expanding.



NOW OPEN

1 LaserAway opened Dec. 6 at 1240 Prospect St., Southlake. The medical spa offers treatments and services for Botox, skin care, laser hair removal and CoolSculpting services. 817-527-5040. www.laseraway.com

2 Kanta Ramen & Thai opened in November at 5509 Colleyville Blvd., Ste. 270, Colleyville. The restaurant offers different types of ramen and other dishes, including pad thai, curries and rice bowls. 817-576-2249. www.kantaramennthai.com

3 Mane on Main opened in late November at 530 S. Main St., Grapevine. The

business offers haircuts and facials. 682-228-6263. www.facebook.com/maneonmaintx

COMING SOON

4 Burgerim is aiming for an early 2019 opening for its restaurant at 5615 Colleyville Blvd., Ste. 300, Colleyville.

Customers can customize burgers by choosing from Burgerim's selection of buns, toppings, patty types and sauces. The fast-casual dining franchise also serves chicken wings and strips, salads and side items. www.burgerim.com

5 Kilwins is slated to open Jan. 22 at 338 S. Main St., Grapevine. The sweets shop will sell chocolates, fudge and ice cream. Kilwins is known for its sweet confections, including a variety of chocolate clusters and barks, truffles, caramels, salt water taffy chews, toffee, nuts, marshmallows, and several sugar-free or no-sugar-added items. 817-527-7676. www.kilwins.com

6 Obstacle Warrior Kids will open in early 2019 at 2951 E. SH 114, Southlake. Children can test their skills in an obstacle course reminiscent of those seen on the television show "American Ninja Warrior" or play against friends on the dodgeball court. www.obstaclewarriorkids.com

7 The Crab Station and Oyster Bar is coming to Southlake with a targeted opening in the spring. The restaurant is taking over the previous location of Protein Fit Kitchen at 1151 E. Southlake Blvd., Southlake. The Crab Station and Oyster Bar will serve seafood with various side items and drinks. www.crab-station.com

8 NYC Bagel and Sandwich Shop will open by the end of January at 3930 Glade Road, Ste. 100, Colleyville. The franchise offers bagels in a variety of flavors, breakfast sandwiches, breakfast platters, cereals and lunch sandwiches. www.nycbagelsandwichshop.com

RELOCATIONS

9 Sweet & Sassy opened Sept. 26 after the business moved to 1081 E. Southlake Blvd., Ste. 150, Southlake. Sweet & Sassy provides spa and salon services for children and sells accessories, room decor and beauty products. 817-251-6353. www.sweetandsassy.com

10 Nerds To Go will relocate from its current office at 2855 Exchange Blvd., Ste. 117, Southlake, to 2030 Glade Road, Ste. 264, Grapevine, in late January, owner Vicki Dale said. The business will offer 24/7 emergency computer and technology support,

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FEATURED IMPACT — NOW OPEN



Shake Shack opened Dec. 23 at 125 Central Ave., Southlake. The Shake Shack menu includes burgers, crinkle-cut fries and handspun shakes as well as frozen custard. 817-809-8545. www.shakeshack.com



repairs and diagnoses. Repairs can be done at the customer's home or in-store. 682-244-2664. www.nerdstogo.com/grapevine

11 Urban Air Adventure Park opened its new location at 2201 W. Southlake Blvd., Southlake, in December. Urban Air was previously located on Commerce Street in Southlake. The trampoline park features other attractions, such as indoor go-karts, virtual-reality features, bumper cars, the Sky Rider indoor zip line, obstacle courses and climbing walls. 817-203-8686 www.urbanairtrampolinepark.com

NEW OWNERSHIP

12 New owners Greg and Dottie Wood operate **Orangetheory Fitness** at 4709 Colleyville Blvd., Ste. 500, Colleyville. They took ownership in September. Orangetheory Fitness provides structured workout sessions led by instructors. 817-840-3400. <http://colleyville.orangetheoryfitness.com>

ANNIVERSARIES

13 Seafood restaurant **Shuck Me** reached its one-year anniversary at 585 Randol Mill Ave., Southlake, in November. The restaurant's menu features shrimp, calamari, various fish, oysters, jambalaya, po'boys and burgers. 817-748-2563. www.shuckme.net/southlake

14 **Unleavened Fresh Kitchen** passed its one-year anniversary at 250 State St., Southlake, in November. Unleavened Fresh Kitchen features a menu of salads, wraps,



soups, and dips for chips and vegetables. 817-410-7444. www.unleavened.com

RENOVATIONS

15 After three weeks of renovations, **24 Hour Fitness** reopened Dec. 8 at 301 N. Nolen Drive, Southlake. The gym underwent remodeling to upgrade its interior space and facilities. 817-421-4024. www.24hourfitness.com

CLOSINGS

16 **Whole Earth Provision Co.** closed its location at 321 State St., Southlake, on Dec. 31. Whole Earth Provision Co. sells products, including clothing, accessories, toys, books, and travel and outdoor gear. The company is focused on growing its online presence, said Johanna Schmidt, marketing and promotions manager of Whole Earth Provision Co., in an email. 817-442-9132. www.wholeearthprovision.com

17 Ice cream shop **Milwaukee Joe's** closed its location at 33 Main St., Colleyville, on Dec. 1. The building was sold, and the new owner did not extend the lease agreement, owner Parul Desai said in an email. www.milwaukeejoesicecream.com

COMPILED BY
MIRANDA JAIMES AND RENEE YAN
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Colleyville or Southlake?
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To-do list

Your ultimate local guide for events, meetings and more in the months of January and February

JAN. 19

Discover job opportunities

The upcoming Champions Club, a fitness and recreation center in Southlake, is seeking employees. Interested applicants can learn more at a job fair at the adjacent venue Legends Hall. 10 a.m.-2 p.m. Free. Legends Hall, 285 Shady Oaks Drive, Southlake. 817-748-8955. www.experiencesouthlaketexas.com

JAN. 19

Meet notable artists

Giddens Gallery of Fine Art hosts an artists' reception where attendees can meet with featured gallery artists while enjoying complimentary wine and hors d'oeuvres. 6-9 p.m. Free. Giddens Gallery of Fine Art, 624 S. Main St., Grapevine. 817-488-8600. www.giddensgallery.com

JAN. 20

Worth the trip

Nonprofit Mid-Cities Supporters of SafeHaven hosts the Celebrity Chefs gala, which includes jazz music and gourmet dishes paired with wines. The event will benefit Tarrant County's domestic violence shelters. 6-10 p.m. \$125 per person. Hurst Conference Center, 1601 Campus Drive, Hurst. www.celebrity-chefs.org

COURTESY MID-CITIES SUPPORTERS OF SAFEHAVEN



See a list of full events at communityimpact.com/events.

FEB. 9

Twirl around a dance floor

Southlake's Sweetheart Dance celebrates Valentine's Day with a night of dancing and refreshments. Two sessions are available. 5:30-7 p.m. and 7:30-9 p.m. \$14-\$18 per person. Legends Hall at The Marq Southlake, 285 Shady Oaks Drive, Southlake. 817-748-8955. www.experiencesouthlaketexas.com

FEB. 9

Get ready for Valentine's Day with someone special

Nash Farm holds a Victorian candy-making workshop so guests can enjoy making old-fashioned sweet treats in honor of Valentine's Day. 10 a.m.-2 p.m. \$35 per person. Nash Farm, 626 Ball St., Grapevine. 817-410-3185. www.grapevinetexasusa.com

Find more or submit events at communityimpact.com/events.

Event organizers can submit local events online to be considered for the print edition. Submitting details for consideration does not guarantee publication.

Annual EVENTS

TO ATTEND IN 2019

The cities of Grapevine, Colleyville and Southlake each have annual events popular with the community. These are a few dates scheduled for 2019.

SOUTHLAKE TOWN SQUARE

 1400 MAIN ST., SOUTHLAKE

March 15: Town Square Scavenger Hunt, 10 a.m., free

April 26-28: Art in the Square, Fri. 4-10:30 p.m., Sat. 10 a.m.-10:30 p.m., Sun. 11 a.m.-6 p.m., free admission

HISTORIC DOWNTOWN GRAPEVINE

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May 17-19: Main Street Fest, Fri. and Sat. 10 a.m.-11:30 p.m., Sun. 11 a.m.-6 p.m., ticket prices TBA

Sept. 12-15: GrapeFest, hours and ticket prices TBA



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Trustees to move ahead with goals for district's LEAD 2.0 strategic plan

GRAPEVINE-COLLEYVILLE ISD The Grapevine-Colleyville ISD board of trustees approved new goals for LEAD 2.0 to advance its current LEAD 2021. The vote passed 6-1, with trustee Jorge Rodriguez voting against.

LEAD stands for Leading Excellence—Action Driven. The district describes LEAD as a plan that impacts every aspect of GCISD through core objectives and specific strategies.

Each of these goals is accompanied by a picture of success, detailing the end goal for students, parents, the district, and, where applicable, school structures, according to the district's meeting documents.

Over the past eight months more than 1,000 GCISD stakeholders contributed to the process of refining the current LEAD 2021 strategic plan

4 NEW IDENTIFIED GOALS

- 1** Actively identify and remove barriers that limit access to and opportunity for learning
- 2** Design learning environments that support social and emotional well-being
- 3** Create a culture that fosters learning environments that reflect student voice and promote student engagement
- 4** Effectively communicate with targeted audiences

to create the next steps that will be called LEAD 2.0, according to district documents. Four new goals were developed by the staff, students, trustees and the community with the aim to build on LEAD 2021.

"I do not feel the goals reflect strong academic goals for us to continue to achieve as we have now in LEAD 2021," Rodriguez said before the vote took place.

School district schedules open forum for Southlake students to talk about experiences in diversity

CARROLL ISD District officials scheduled a special session board meeting from 6-7:30 p.m. Jan. 16 to talk with high school students about diversity. The session will be at The Marq Southlake at 285 Shady Oaks Drive, Southlake.

Although it will be open to the public, the meeting will primarily be for students to meet with CISD board members and have an open dialogue about their experiences.

This conversation aims to advance CISD's cultural competence action plan, which includes several other

recommendations to foster a safe, inclusive learning environment for all students. The plan was developed in response to a video posted on social media in October by students filmed using a derogatory racial slur.

Additionally the school district is reviewing applications from community members interested in participating on CISD's district- and campus-level diversity councils. Council members will review and advise the school board on recommendations to improve cultural competence in the community.

Council, planning and zoning give green light to apartment and hotel combination development

GRAPEVINE A five-story hotel with dual branding from Holiday Inn and Staybridge Suites and four apartment buildings will be coming to 20 acres at 2103 Anderson-Gibson Road, Grapevine. Grapevine City Council approved a master site plan Dec. 18 for the hotels and apartment buildings.

The hotels will offer more than 10,000 square feet of meeting space and more than 300 hotel rooms, of which 155 rooms will be for the Holiday Inn and 148 rooms for Staybridge Suites. The hotel development will include a restaurant, and both developments will have their own swimming pool.



The Carter apartment residences will compliment the Staybridge and Holiday Inn hotel in the development.

The apartments, called The Carter, will be four stories tall and offer 275 units in a range of sizes. The development will be united with open lawns and community plazas to focus on walkability, said Kenneth W. Fambro, vice president of Integrated Housing Solutions, in his presentation to council.

HIGHLIGHTS

COLLEYVILLE City Council approved an increase to the city's pass-through water rates for its water and wastewater rates Dec. 18. These rates have increased by 28 cents and 30 cents, respectively. The new rates will appear in customers' January bills to reflect usage in December, according to meeting documents.

CARROLL ISD District administrators have selected a vendor to provide drug-testing services for its voluntary, random drug-testing program designed for middle and high school students Dec. 17. Following the winter breaks the district will hold informational meetings to help answer program questions.

MEETINGS

Colleyville City Council

Meets at 7:30 p.m. the first and third Tuesday of each month • www.colleyville.com

Grapevine City Council

Meets at 7:30 p.m. the first and third Tuesday of each month • www.grapevinetexas.gov

Southlake City Council

Meets at 7 p.m. the first and third Tuesday of each month • www.cityofsouthlake.com

Grapevine-Colleyville ISD

Meets at 7 p.m. the fourth Monday of each month • www.gcisd-k12.org

Carroll ISD

Meets at 5:30 p.m. the first and third Monday of each month • www.southlakecarroll.edu



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Grapevine council approves zoning variances for new Stand Rock water park

BY MIRANDA JAIMES

Grapevine City Council approved attraction overlays for the new Stand Rock Resort and water park, marking a step forward in the development initially approved in 2016.

Stand Rock will be Grapevine's third water park, and it will be located within three miles of the city's two other water parks and resorts, Great Wolf Lodge and the Gaylord Texan Resort, at 3509 N. Grapevine Mills Blvd., Grapevine.

The project is expected to cost approximately \$330 million.

The attraction overlay approved Dec. 18 provides for variances not permitted under the current zoning, such as height restrictions. It also addresses entertainment options such as outdoor dining, miniature bowling and a ropes course.

"Stand Rock Grapevine will establish a competitive advantage by designing distinctly different and a significantly broader array of amenities than those that exist today at other water parks within the area,"



This rendering shows an exterior view of the upcoming Stand Rock Resort, which will include an indoor and outdoor water park.

a letter from Stand Rock to the city of Grapevine dated Dec. 7 stated.

The amenities mentioned include expansive waterslide offerings, an entertainment center and Texas-themed guest rooms, according to the letter.

"The rugged pioneer style takes its design cues from the culture and geography of North Texas," the letter states. "The resort interior design will reflect the various cultures and lifestyle of the people that have

historically called Grapevine home."

Applicant Stu Zadra said in his council meeting presentation the resort would have a restaurant, buffets and a snack bar.

The Grapevine planning and zoning commission and the council expressed their enthusiasm for the resort as a whole.

"It's a great project," Council Member Mike Lease said.

Zadra said he expects the hotel to open in 2021.

TOP 8 STORIES

Most-read stories from 12/5/18-01/7/19

- 1 TEXRail trains moving full steam ahead into Grapevine
- 2 2018 in review: 11 notable restaurants in Grapevine, Colleyville and Southlake
- 3 Here is what residents in Grapevine, Colleyville and Southlake should know about the winter storm, Dec. 13-14
- 4 Grapevine council approves zoning variances for new Stand Rock Water Park
- 5 Launch of TEXRail commuter rail service in Tarrant County delayed until further notice
- 6 New multifamily, hotel development coming to Grapevine
- 7 Whole Earth Provision Co. in Southlake Town Square to close soon
- 8 Fast-casual burger restaurant to open in Colleyville

Links to all of our social media accounts can be found at communityimpact.com/social.



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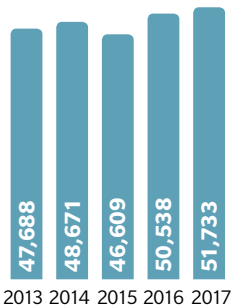
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COMMUNITY INFO

COMPILED BY **MIRANDA JAIMES**

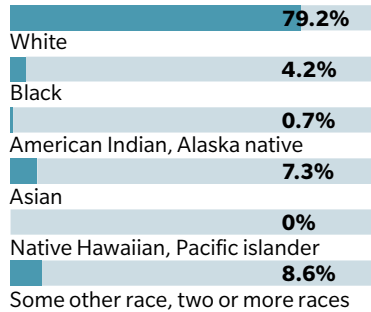
Getting TO KNOW GRAPEVINE

POPULATION

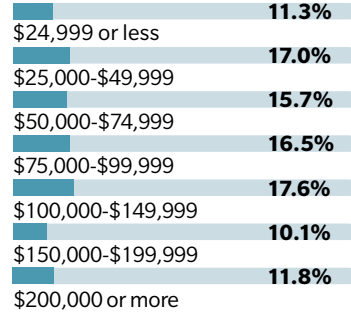


5-year
change:
+8.48%

RACE REPRESENTATION*



HOUSEHOLD INCOME



Grapevine's population has increased by nearly 10 percent from 2013-17, and the median home value has increased more than \$14,000 from 2016 to \$273,000 in 2017, according to the U.S. Census Bureau.

DATA IS FROM 2017 CENSUS UNLESS OTHERWISE NOTED.

*HISPANIC AND LATINO RESIDENTS ARE INCLUDED WITHIN THESE CATEGORIES. THE CENSUS CONSIDERS HISPANIC AND LATINO TO BE ETHNICITIES, NOT RACES.



Median
resident age
38.3



Median annual
household income
\$83,675



Median home value
\$273,000



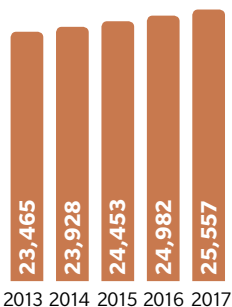
91.7%
of residents have
a high school
diploma



45.5%
of residents
have a bachelor's
degree or higher

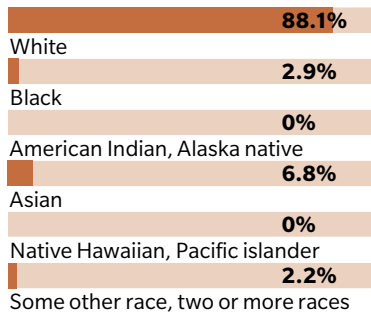
Getting TO KNOW COLLEYVILLE

POPULATION

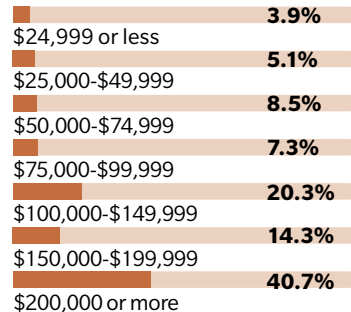


5-year
change:
+8.92%

RACE REPRESENTATION*



HOUSEHOLD INCOME



Colleyville's population has increased by nearly 10 percent from 2013-17, and the median home value has increased more than \$23,000 from 2016 to \$456,100 in 2017, according to the U.S. Census Bureau.



Median
resident age
47.8



Median annual
household income
\$164,682



Median home value
\$456,100



98.5%
of residents have
a high school
diploma



65.8%
of residents
have a bachelor's
degree or higher

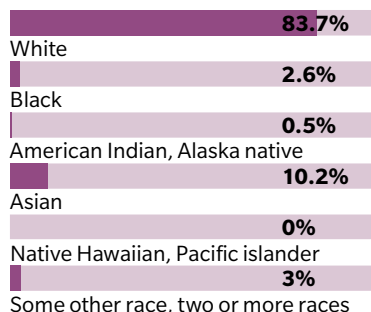
Getting TO KNOW SOUTHLAKE

POPULATION

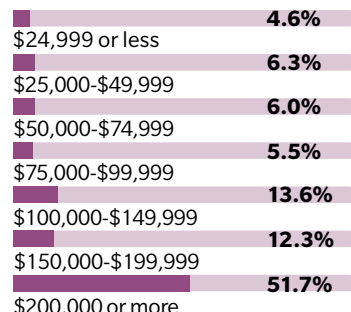


5-year
change:
+11.42%

RACE REPRESENTATION*



HOUSEHOLD INCOME



Southlake's population has increased by more than 10 percent from 2013-17, and the median home value has increased more than \$41,000 from 2016 to \$627,700 in 2017, according to the U.S. Census Bureau.



Median
resident age
42.1



Median annual
household income
\$207,917



Median home value
\$627,700

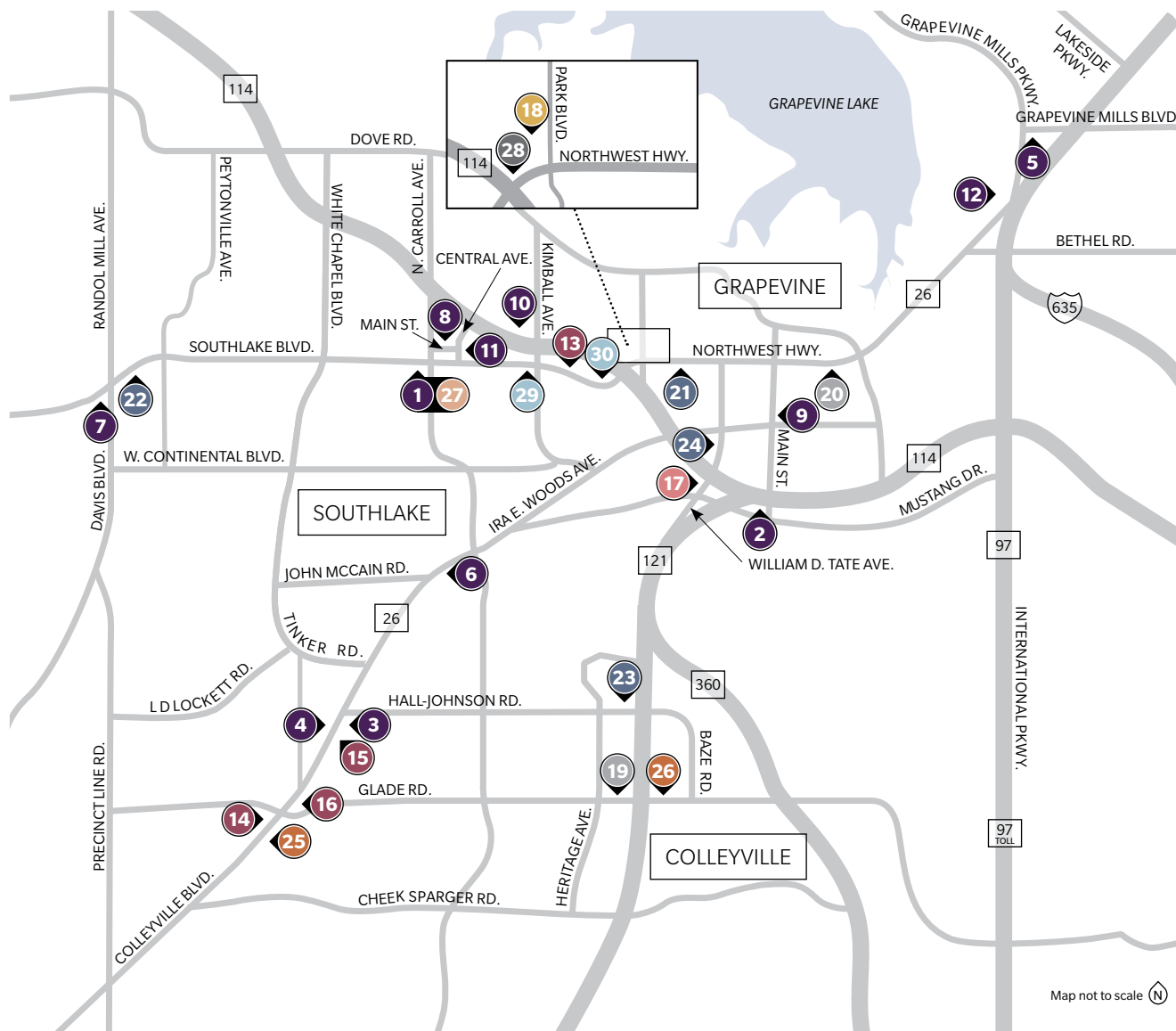


99.3%
of residents have
a high school
diploma



68.7%
of residents
have a bachelor's
degree or higher

SOURCE: AMERICAN FACT FINDER/COMMUNITY IMPACT NEWSPAPER



Average entrees: \$ Up to \$9.99 \$\$ \$10-\$19.99 \$\$\$ \$20 or more B Breakfast/brunch H Happy hour K Kids menu

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COMPILED BY **MIRANDA JAIMES**

News or questions about Grapevine, Colleyville, or Southlake? Email us at gcsnews@communityimpact.com.

6 Domino's Pizza

7101 Colleyville Blvd., Ste. A, Colleyville
www.dominos.com

\$\$\$ COMING SPRING 2019

7 Everest Burgers

2325 W. Southlake Blvd., Southlake
682-223-2333
www.everestburgers.com

\$ B

8 Hopdoddy Burger Bar

1230 Main St., Southlake
817-310-6000
www.hopdoddy.com

\$ H K

9 LA Burger

210 North Main Street, Grapevine
www.la-burger.com

\$ COMING SPRING 2019

10 Little Red Wasp Kitchen & Bar

2112 E. SH 114, Ste. 100, Southlake
www.littleredwasp.com

\$\$\$ B H K COMING WINTER 2019

11 Shake Shack

125 Central Ave., Southlake
817-809-8545
www.shakeshack.com

\$ K

12 Ted E's Kitchen

3000 Grapevine Mills Parkway, Grapevine
817-809-4466
www.tedeskitchen.com

\$

ASIAN

13 Dragon House

2640 E. Southlake Blvd., Southlake

\$\$\$ COMING FEBRUARY 2019

14 Honey Teriyaki

4712 Colleyville Blvd., Ste. 120, Colleyville
817-576-2225

\$\$\$

15 Kanta Ramen & Thai

5509 Colleyville Blvd., Ste. 270, Colleyville

AMERICAN

1 Bareburger

1161 E. Southlake Blvd.
www.bareburger.com

\$\$\$ K COMING 2019

2 Boomerjack's Grill & Bar

201 W. SH 114, Grapevine
817-527-6984

www.boomerjacks.com

\$\$\$ H K

3 Burgerim

5615 Colleyville Blvd., Ste. 300, Colleyville
www.burgerim.com

\$\$\$ COMING 2019

4 Chicago Signature

5600 Colleyville Blvd., Colleyville

682-325-4522

www.chicagosignature.com

\$

5 Corky's Gaming Bistro

3520 N. Grapevine Mills Blvd., Grapevine
817-532-5000

www.corkysgamingbistro.com

\$\$\$ H K



Mark S. Henderson
CFP®, CEO



Mike S. Franklin
CFP®, President

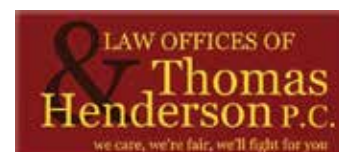
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PAT@THOMASHENDERSONESQ.COM

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www.kantaramennthai.com
\$\$

16 Napa Thai Cuisine

5005 Colleyville Blvd., Ste. 240, Colleyville
682-325-4588
www.napathaicuisine.com
\$\$\$ H

BARBECUE

17 Ten50 BBQ

1333 William D. Tate Ave., Grapevine
ten50bbq.com
\$\$ COMING 2019

CAJUN

18 Ms. Daisy's Catfish, Wings and Waffle

2100 W. Northwest Highway, Ste. 205,
Grapevine
817-527-6778
www.msdaiscycajunkitchen.com
\$\$ B

COFFEE/BAKERY/CAFE

19 NYC Bagel and Sandwich Shop

3930 Glade Rd., Ste. 100, Colleyville
http://www.nycbagelsandwichshop.com
\$ B COMING FEBRUARY 2019

20 Shipley Do-Nuts

604 E. Northwest Highway, Grapevine
817-527-5444
www.shipleydonuts.com
\$ B

ITALIAN

21 Amore's Pasta and Pizza

1605 W. Northwest Highway, Grapevine
817-488-3400
www.amoresitaliandining.com
\$\$ K

22 Delucca Gaucho Pizza

2001 W. Southlake Blvd., Ste. 103, Southlake
682-477-4040
www.delucca.com
\$\$\$ K

23 Italian Crust

2140 Hall-Johnson Road, Ste. 100, Grapevine

817-722-6288
www.italiancrustonline.com
\$\$

24 Sidecar Tavern

1200 William D. Tate Ave., Grapevine
817-251-8649
www.sidecartavern.com
\$ H

MEXICAN

25 Chipotle

4609 Colleyville Blvd., Colleyville
817-656-4095
www.chipotle.com
\$ K

26 Go Loco Street Tacos & Burritos

5351 William D. Tate Ave., Grapevine
817-508-0041
www.goloco.com
\$ B K

SEAFOOD

27 The Crab Station

1151 E. Southlake Blvd., Southlake
\$\$ H COMING SPRING 2019

STEAKHOUSE

28 Perry's

2400 W. SH 114, Grapevine
www.perryssteakhouse.com
\$\$\$ H K

OTHER

29 Coolgreens

2211 E. Southlake Blvd., Ste. 500, Southlake
\$\$ K COMING JANUARY 2019

30 Saladworks

3000 E. Southlake Blvd., Ste. 7, Southlake
817-748-0004
\$\$

THESE LISTINGS ARE UPDATED AS OF DEC. 20, 2018.

5 Burgers TO TRY

With several new burger restaurants opening in 2018 or coming soon in 2019, here are a few new burgers to try.



COURTESY HOPDODDY BURGER BAR

1 Bareburger The Supreme Burger (\$11.95) comes with beef, American cheese, black forest bacon, onion rings, chopped fries, green leaf and a special sauce all on a brioche bun.

2 Boomerjack's Grill & Bar The Angry Rooster (\$10.99) is topped with pepper Jack cheese, a fried egg and a Sriracha Rooster Sauce.

7 Everest Burgers The Special Cheeseburger (\$7.89) includes beef, pastrami, dressing, lettuce, tomato, pickle and onion.

8 Hopdoddy Burger Bar The Good-night/Good Cause burger (\$8.50) is made with Angus beef, Tillamook cheddar, caramelized onions, jalapenos, caffeinated barbecue, sassy sauce, lettuce and tomato. With a purchase \$1 is donated to a local charity.

11 Shake Shack The double ShackBurger (\$8.39) comes with two patties, cheese, lettuce, tomato and ShackSauce. This can also be purchased with a single patty.

Tracking THE OPENINGS

8
AMERICAN
RESTAURANTS

4
ITALIAN
RESTAURANTS

2
MEXICAN
RESTAURANTS

THESE NUMBERS COME FROM IMPACTS GATHERED IN 2018 AND ARE NOT MEANT TO BE COMPREHENSIVE.



PHOTO BY REENE VAN COMUNITY IMPACT NEWSPAPER

CHICAGO SIGNATURE



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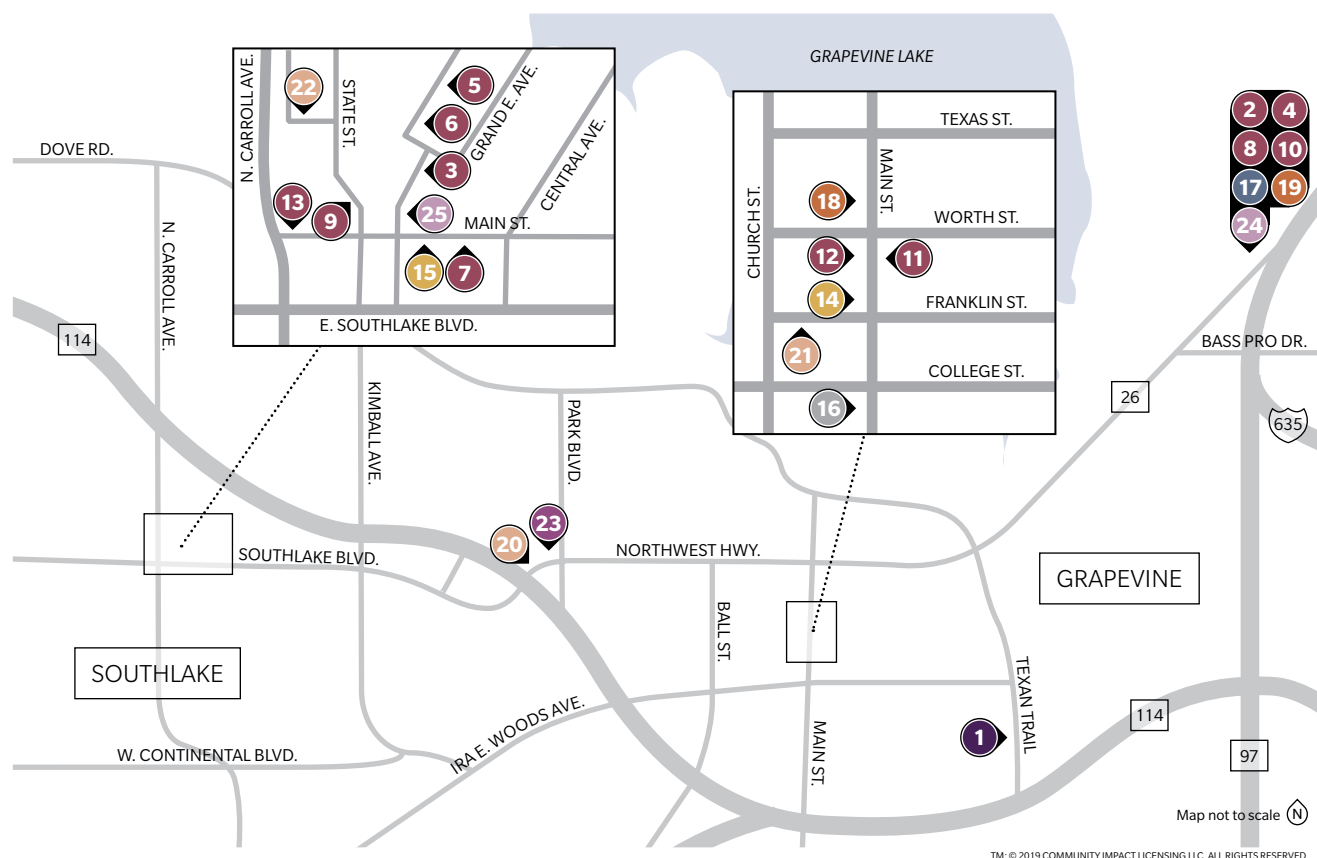
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866-308-8467
www.parkplace.com

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512-228-2925
- 3 American Threads**
263 Grand Avenue, Southlake
817-912-1484
www.shopamericanthreads.com
- 4 Boxlunch**
3000 Grapevine Mills Parkway, Grapevine
469-840-2929
www.boxlunch.com
- 5 Coldwater Creek**
418 Grand Ave., Southlake
888-678-5576
www.coldwatercreek.com
COMING EARLY 2019
- 6 Johnny Was**
330 Grand Ave. W., Southlake
866-942-8806
www.johnnywas.com
COMING EARLY 2019
- 7 J. McLaughlin**
1439 Main St., Southlake
817-310-9249
www.jmclaughlin.com
- 8 Nocona Boot Factory**
3000 Grapevine Mills Parkway, Grapevine
www.theoldnoconabootfactory.com

- 9 Nocona Boot Factory**
234 State St., Southlake
817-329-9960
www.theoldnoconabootfactory.com
- 10 Pepper Tree**
3000 Grapevine Mills Parkway, Grapevine
214-285-8733
www.peppertree.us
- 11 Roses on the Vine**
405 S. Main St., Grapevine
817-310-0065
www.rosesonthevine.com
- 12 Ruthie Jane's**
412 S. Main St., Grapevine
817-400-0900
www.facebook.com/ruthiejanesboutique
- 13 Scout & Molly's**
1232 Main St., Southlake
682-477-4082
www.scoutandmollys.com

COSMETICS/BEAUTY/HEALTH

- 14 Holistic Health**
424 S. Main St., Grapevine
817-722-6060
www.dfwholistic.com
- 15 Lush Cosmetics**
1431 Main St., Southlake
1-888-733-5874
www.lushusa.com
COMING EARLY 2019

TOYS/GAMES

- 16 Warhammer Citadel**
616 S. Main St., Grapevine
817-310-0123
www.facebook.com/warhammercitadel

ELECTRONICS

- 17 Verizon Wireless**
3000 Grapevine Mills Parkway, Grapevine
972-829-9002
www.verizonwireless.com

GIFTS

- 18 Kilwins**
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817-527-7676
www.kilwins.com
COMING EARLY 2019
- 19 Woops!**
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COMPILED BY **RENEE YAN**
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www.bywoops.com

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www.benjaminmoore.com
- 21 Main Street Antiques**
211 W. Franklin St., Grapevine
817-251-5882
www.grapevinetexasusa.com/listing/main-street-antiques/4111
- 22 Tempurpedic**
1220 Prospect St., Southlake
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www.tempurpedic.com

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- 23 Bones and Bath**
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- 24 Sports Zone**
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972-724-4900
- 25 Peloton**
213 Grand Ave., Southlake
817-767-0875
www.onepeloton.com

THESE LISTINGS ARE UPDATED AS OF DEC. 21, 2018.



Tracking THE OPENINGS

20 OPENINGS
IN 2018

2 EXPANSIONS
IN 2018

4 RELOCATIONS
IN 2018

THESE NUMBERS COME FROM IMPACTS GATHERED IN 2018 AND ARE NOT MEANT TO BE COMPREHENSIVE.

DFW Connector project ramps up bridge work at SH 121 to reduce road congestion

BY MIRANDA JAIMES

Work that started in July will continue through 2019 to relieve roadway congestion that commonly occurs along three miles of SH 121.

The \$370 million Texas Department of Transportation project includes rebuilding and widening SH 121 north of the Dallas/Fort Worth International Airport to accommodate new interchanges at I-635 and FM 2499. The Bass Pro Drive bridge in Grapevine will also be widened to six lanes and reconstructed along with the frontage roads of Bass Pro Drive, SH 121 and FM 2499.

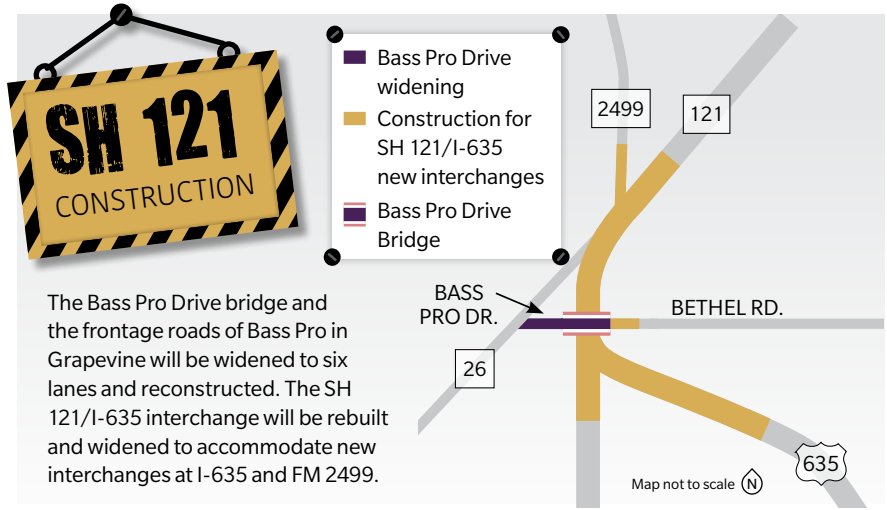
“Utility relocations, drainage, grading and paving work will take place throughout the [project],” Alyssa Tenorio, NorthGate Constructors public information manager, said in an email. “There will also be traffic switches throughout the project, and we encourage everyone to pay attention to new alignments and roadway signage.”

Crews will start work on both the east and west intersections at Bass Pro and SH 121 in the first few months of 2019. Additionally, work on the east side of Bass Pro will continue through the spring with crews setting bridge beams and building the bridge deck.

Motorists will experience bridge work along the northbound SH 26 off-ramp to SH 121; the southbound SH 121/FM 2499 off-ramp to eastbound I-635; the northbound SH 121 collector distributor bridge; the northbound SH 121 off-ramp to FM 2499; and the westbound I-635 off-ramps to northbound and southbound SH 121.

“This [project] will help everybody,” Tarrant County Commissioner Gary Fickes, whose precinct includes Grapevine, Colleyville and Southlake, said in a previous interview with *Community Impact Newspaper*. That area “is just a chokepoint.”

The project is expected to be complete in 2022.



The Bass Pro Drive bridge and the frontage roads of Bass Pro in Grapevine will be widened to six lanes and reconstructed. The SH 121/I-635 interchange will be rebuilt and widened to accommodate new interchanges at I-635 and FM 2499.

SOURCE: NORTHGATE CONSTRUCTORS/COMMUNITY IMPACT NEWSPAPER

OTHER ONGOING PROJECTS IN 2019

Project description	Estimated timeline
A roundabout will be constructed at Tower Boulevard and Zena Rucker Road in Southlake. The project will complete Zena Rucker from Byron Nelson Parkway to Tower.	summer 2019- winter 2019
The Texas Department of Transportation will construct eastbound and westbound frontage roads along SH 114 between Kirkwood Boulevard and Dove Road to help motorists re-enter the highway at Dove.	fall 2019- summer 2021
The medians and intersection at FM 1938 near Southlake Boulevard are being improved. The project includes a four-lane roadway with raised curb medians and improvements at the intersection with dual left-turn lanes.	spring 2015- spring 2019
A temporary lane to be used for peak traffic hours will be added to widen inside shoulders for both northbound and southbound SH 121 in Colleyville between Glade Road and SH 183.	winter 2019- winter 2020

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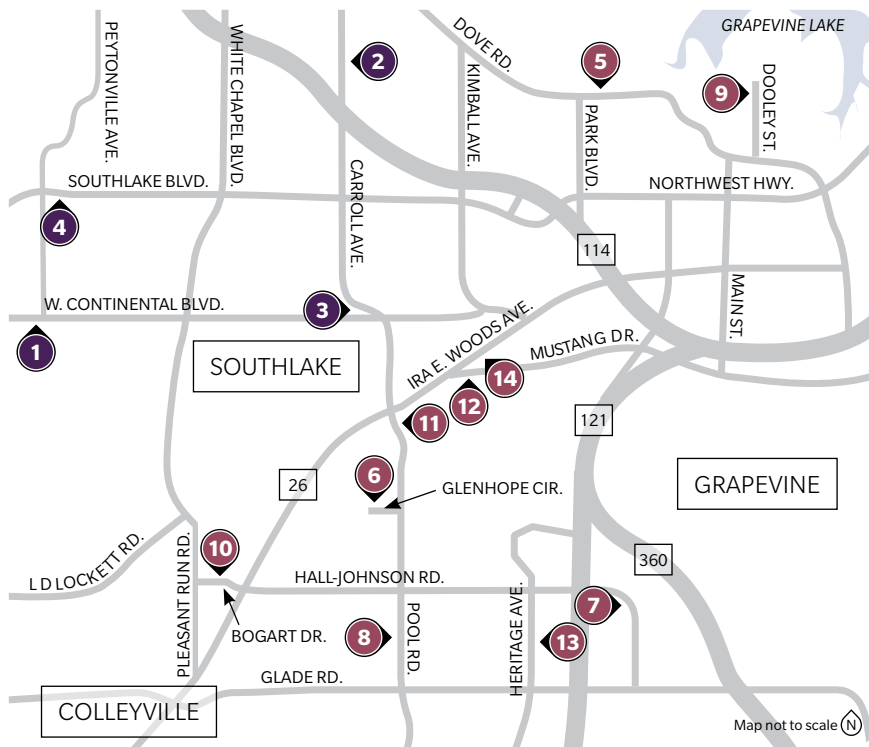
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1 Carroll Elementary School

1705 W. Continental Blvd., Southlake
Phase 1 of the project is underway. The project includes a new gymnasium, six additional classrooms, building and system upgrades, and safety and security improvements.

2 Johnson Elementary School

1301 N. Carroll Ave., Southlake
Another part of CISD's bond program is the renovation project at Johnson Elementary School, which is slated to be substantially completed in fall 2019, according to the bond program website. The project scope

CARROLL ISD

DISTRICT NEWS

- The Carroll ISD board of trustees appointed Janet McDade, assistant superintendent for student services, as acting superintendent until further notice during a Dec. 3 meeting. McDade relieves David Faltys, who is on a temporary leave of absence to spend time with family during a health situation, Julie Thannum, assistant superintendent for board and community relations, said in an email.
- CISD is forming a culturally informed diversity council to advise on ways to promote tolerance and inclusivity at the district and campus level. The council will review and advise on potential diversity initiatives.

CAMPUS NEWS

- CISD expects renovation work to be substantially completed at campuses such as Carroll, Johnson and Old Union elementary schools in fall 2019, according to the CISD 2018 bond program website. Other facilities will also be undergoing work as well. Although the \$208 million bond program included project cost estimates, these will be changed as project scopes have been amended since the bond referendum, Thannum said. CISD officials will have ready an itemized list of these adjustments that affect project budgets in February. There will be a discussion on how to pay for changed costs, she said.

includes nine additional classrooms, a new gymnasium, a makerspace, building and system upgrades, and safety and security improvements.

3 Old Union Elementary School

1050 S. Carroll Ave., Southlake
CISD's bond program also earmarked funding for renovations to Old Union Elementary School, including 10 additional classrooms, building and system upgrades, and safety and security improvements.

4 Carroll Senior High School

1501 W. Southlake Blvd., Southlake
Huckabee Architects developed design plans for a state-of-the-art music center at Carroll Senior High School. Other related construction work includes upgrades to the existing auditorium, a new black box theater, a new media lab and other instructional space upgrades. The project is expected to be finished in spring 2020, Julie Thannum, assistant superintendent for board and community relations, said.

CURRENT SERIES

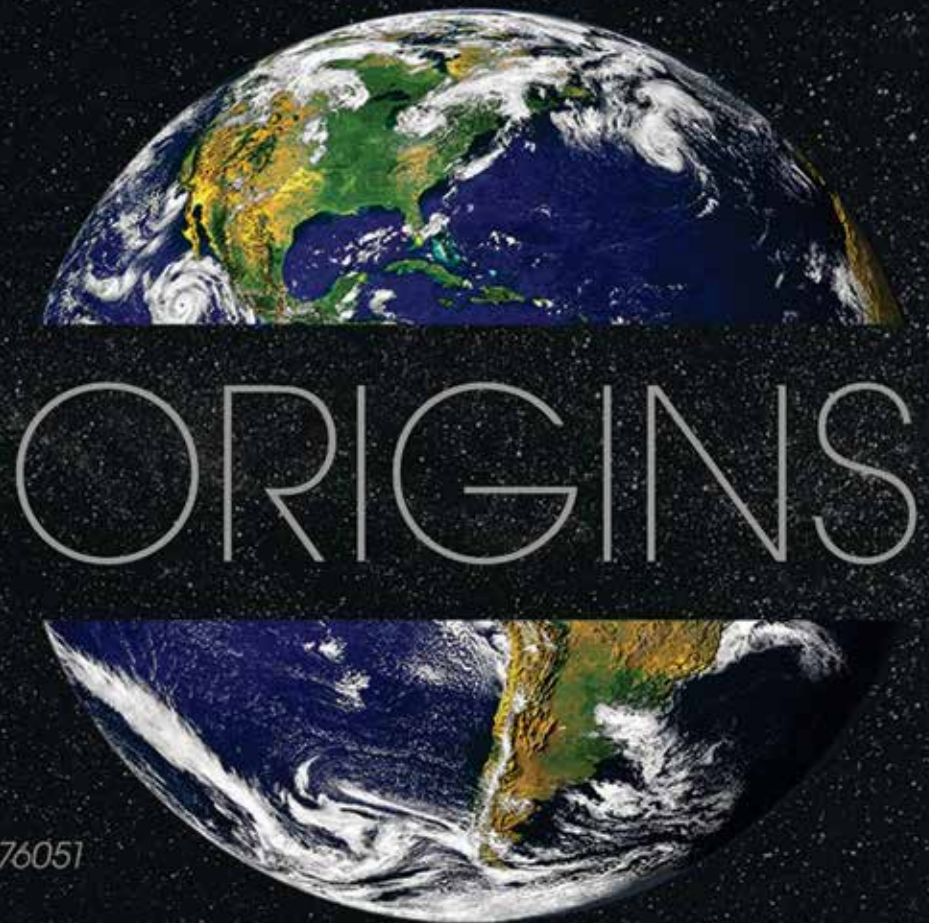
SUNDAYS

9:15AM, 11AM, 5PM

121

COMMUNITY CHURCH

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121CC.COM



GRAPEVINE-COLLEYVILLE ISD

DISTRICT NEWS

- The Grapevine-Colleyville ISD board of trustees discussed future objectives at its Dec. 17 meeting. The plan is referred to as Leading Excellence—Action Driven—or LEAD 2.0—and focuses on goals to remove barriers to learning, encourage student engagement, support social and emotional well-being, and communicate effectively.

CAMPUS NEWS

- Eight GCISD schools are slated for renovations beginning in the summer as part of the district's 2016 bond program, according to the GCISD bond website. Controlled vestibules will be added at schools that do not currently have one, and libraries will be renovated into flexible learning spaces, GCISD Communications Director Addison Elliott said in an email. Some work, such as classroom additions, may continue beyond the summer and into 2020. Meanwhile the Mustang Panther Stadium and the multipurpose activity centers at Colleyville Heritage High School and Grapevine High School are expected to be completed in early 2019.

5 Dove Elementary School

1932 Dove Road, Grapevine
GCISD's 2016 bond program allocated approximately \$1.2 million for Dove Elementary. The project scope includes a new vestibule entrance, new technology, accessibility improvements, library and playground upgrades, and repair work.

6 Glenhope Elementary School

6600 N. Glenhope Circle, Colleyville
GCISD's bond program earmarked \$1.5 million for improvements, such as kitchen upgrades, building system repairs, new technology, accessibility improvements, and library and playground upgrades.

7 Grapevine Elementary School

1801 Hall-Johnson Road, Grapevine
Classroom additions for Grapevine Elementary will begin in June and will continue until August 2020. The bond also allocated funding for other improvements like safety and security upgrades.

8 O.C. Taylor Elementary School

5300 Pool Road, Colleyville
Renovations at O.C. Taylor Elementary, budgeted for nearly \$4 million, include new safety and security features, accessibility improvements, library and playground upgrades, repair work and new technology.

9 Silver Lake Elementary School

1301 N. Dooley St., Grapevine

The 2016 bond program proposed almost \$1.2 million for renovations, including repair work, safety and security upgrades, new technology, library and playground upgrades, and accessibility improvements.

10 Colleyville Middle School

1100 Bogart Drive, Colleyville
Nearly \$3 million was included in the bond program for Colleyville Middle School. The project scope includes asbestos abatement, kitchen and cafeteria upgrades, new safety and security features and technology upgrades.

11 Cross Timbers Middle School

2301 Pool Road, Grapevine
Approximately \$2.6 million was allocated in the 2016 bond program to provide for improvements, such as restroom additions, asbestos abatement, building repairs, safety and security upgrades, enhanced accessibility, athletics upgrades, and library and technology improvements.

12 Grapevine High School

3223 Mustang Drive, Grapevine
Based on estimates from the general contractor, the new multipurpose activity center at Grapevine High School will likely be completed by the end of January, Elliott said. The bond also allocated funding for a controlled vestibule entrance, replacing camera and radio systems, repair work,

improving accessibility, renovating the library, and upgrading the fine arts and animal science facilities.

13 Colleyville Heritage High School

5401 Heritage Ave., Colleyville
The new multipurpose activity center at Colleyville Heritage High School is expected to be completed by the end of January based on information received from the general contractor, Elliott said.

14 Mustang Panther Stadium

3051 Ira E. Woods Ave., Grapevine
Construction work continues at Mustang Panther Stadium after experiencing delays due to weather. The stadium is slated for completion in January, pending weather conditions, Elliott said. The project includes security upgrades, such as installation of new surveillance cameras, as well as improved accessibility, upgraded stadium facilities and a new scoreboard.

COMPILED BY **RENEE YAN**

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1 TEXRail trains signal redevelopment of Dallas Road

Grapevine to activate downtown station with attractions; will add features to make corridor more pedestrian-friendly

BY MIRANDA JAIMES

Grapevine plans to use Trinity Metro's TEXRail commuter rail line as tools for economic development.

An estimated 8,000 passengers are expected to ride the trains each day in the first year, Trinity Metro statistics show. That number is projected to grow to nearly 14,000 passengers by 2035. The trains will have nine stops along the route from Fort Worth to the Dallas-Fort Worth International Airport Terminal B.

Grapevine City Manager Bruno Rumbelow said the city will spend about \$10 million to redevelop the pedestrian corridor between Dooley Street and Ball Street into a more pedestrian-friendly and visually appealing area.

"That section becomes incredibly valuable and walkable and fun and cool," Rumbelow said.

TEXRail was scheduled to run starting Jan. 5, but operations were postponed after TEXRail had not obtained proper clearance to operate the entire line and a problem was found with the train signals. Passenger service instead began Jan. 10.

MAIN STATION PROJECTS

The area surrounding the rail stop near the corner of Dallas Road and Main Street is called Grapevine Main.

In addition to the TEXRail platform, Grapevine Main will have a train station with an observation tower, the boutique Hotel Vin, a community plaza and a parking garage. Coury Hospitality will manage the parking garage, the hotel and most of the train station.

Mark Brooks, a development partner for the project, presented design and layout plans for the connected hotel and train station during Grapevine's economic partnership meeting Nov. 28.

The train station will house Harvest Hall, which Brooks compared to an artisanal, high-quality food hall, similar to Legacy Hall in Plano.

"Food halls are growing across America rapidly, and it seems to be the way people want to eat right now, where you have choice [and] you have variety," Brooks said at the Grapevine November economic



development meeting.

Existing Grapevine business owners will also have a chance to set up inside the station or hotel to interact with guests and visitors, Brooks said.

"We really want to bring a local part into [the development] and make that connection as much as we can," he said.

Rumbelow said an exciting element of the project is the extension of Dallas Area Rapid Transit services to connect Plano to the DFW Airport with the Cotton Belt Corridor.

The U.S. Department of Transportation's Build America Bureau announced in late December its approval for DART's \$908 million loan to finance the Cotton Belt Corridor Regional Rail Project. Rumbelow said this will help complete the connection by 2022.

"The Plano extension crosses a couple of DART lines, so it gives people access from all over," Rumbelow said. "It really does open the entire Metrolplex up to the airport, which by extension opens it up to Grapevine, which is the whole idea."

Shannon Shumate is the gallery manager at Vetro Glassblowing in downtown Grapevine. She said the trains can help unite the arts community and help it

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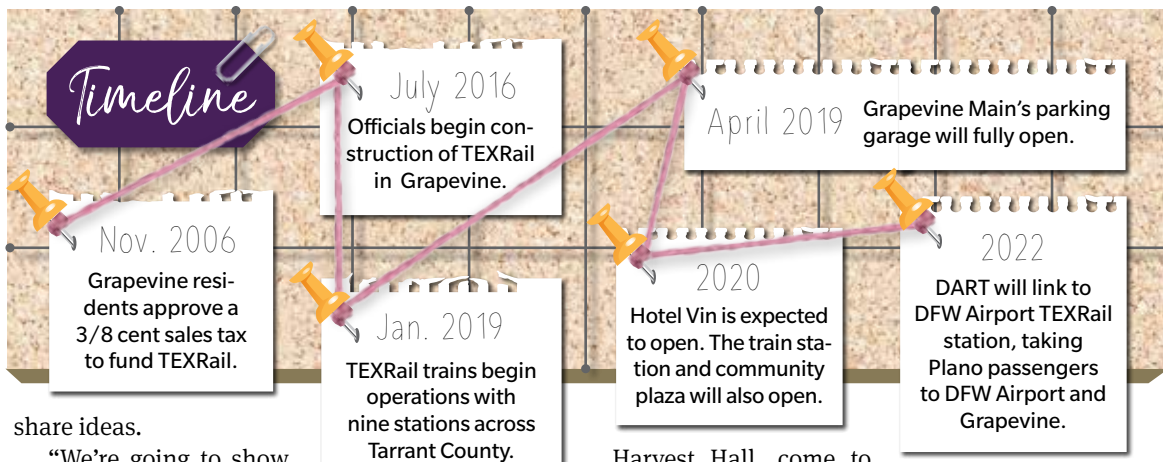
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share ideas.

"We're going to show the art form of glass to so many new people," Shumate said. "They may have been to different studios in different states and countries, and it is so fun to hear about those visits."

DOWNTOWN ACTIVATION

To help fund the Dallas Road corridor project, the city received a \$5 million grant through the North Central Texas Council of Governments that will be matched with local funds.

The enhancements include center medians for added safety while crossing the street as well as protected left turns for vehicles.

"There's two things coming in on [Dallas Road] really quickly," Rumbelow said. "One of them being an overlay that will basically be a road map for developers to use it to develop along the corridor. ... The other is the physical infrastructure build to make Dallas Road different than what it is today: more pedestrian-friendly, more walkable, more beautiful with better lighting and landscaping."

Rumbelow said the city has identified about 175 acres that will be most affected by TEXRail. This area is called the Grapevine Transit District, but City Council plans to rename it. Names such as The Belt, and The Yards were suggested at an Oct. 16 meeting, but the council has not made a final decision.

Developers have already come in looking to purchase and redevelop certain areas of Dallas Road, which Rumbelow said is ideal.

"That's sort of the plan, that parcel-acquisition process by the private sector," he said. The private sector can make exciting event spaces, such as

Harvest Hall, come to life better than a city government could, he said.

Officials plan for these developments to attract more pedestrians and tourists to the area, but no projections have yet been made. These tourism-projection studies will take place once the trains have been in operation for several months, said Kimber Foster, marketing director for the Grapevine Convention and Visitors Bureau. This is to provide officials a better idea of the actual TEXRail ridership.

State Farm Insurance Agent Mike Davis has been in his office off Main Street for more than 45 years. During his time there, he said he has seen downtown Grapevine change immensely, and it will probably change even more.

"We have to keep expanding and improving what we have," Davis said. "And I think that's going to happen. In 10 years there's no telling what Grapevine is going to look like from Dallas Road to the highway."

The city of Grapevine will continue to hone its vision for Dallas Road and the developments at Grapevine Main as these projects come before City Council for approval, Rumbelow said.

"We're cooking, but we're not done," he said. "We have work to do with the council on both of these concepts, but it's all out there; it's been worked on; ... So it's coming."

Additional reporting by Renee Yan

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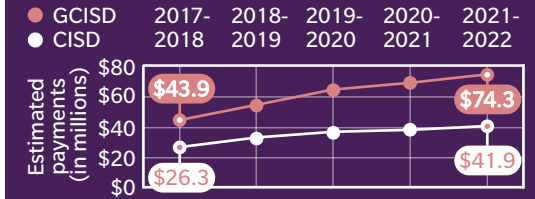
TEXRail, Grapevine, train station

STORIES TO FOLLOW CONTINUED

Recap on the Recapture

Grapevine-Colleyville and Carroll ISDs both pay the state "Robin Hood" money to be distributed to property-poor school districts.

These payments are projected to increase over three years.



Assuming no new legislation is passed, projections are based on a 5 percent increase in values for 2019-20 and 3 percent increase for 2020-22.

Assuming no new legislation is passed, projections are based on annual property value growth rates of 3.5 percent.

SOURCES: CARROLL ISD, GRAPEVINE-COLLEYVILLE ISD/COMMUNITY IMPACT NEWSPAPER

2 Lawmakers will consider school finance and taxes

WHAT WE REPORTED Elected officials face mounting pressure over the school finance system, which relies heavily on local property taxes, according to a December news report published in *Community Impact Newspaper*.

THE LATEST State Rep. Giovanni Capriglione, R-Southlake, met with Carroll ISD officials to discuss priorities ahead of the 86th legislative session, which began Jan. 8. He said school finance reform—which is closely tied to property tax reform—will remain at the forefront of legislative discussions. Of particular concern are the number of property-wealthy school districts paying the state "Robin Hood" money to redistribute to property-poor districts. Capriglione said these recapture payments will not be going away, but the amounts paid could be frozen or lowered.

WHAT'S NEXT In addition to advocating for more money for public education, Capriglione said he will author or co-author bills to increase the maximum homestead exemption rate to provide further relief to property owners. Recently elected state Sen. Beverly Powell, D-Burleson, said she will support a full-scale funding reform in education.

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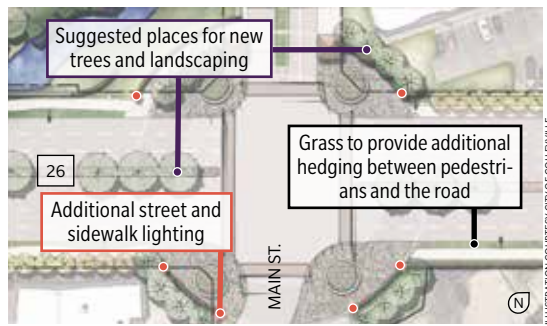


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CONTINUED FROM 19



Landscape enhancements shown here at Main Street and SH 26 include new lighting and greenery.

3 Construction on SH 26 to include landscape, lighting

WHAT WE REPORTED Some local businesses attributed faltering sales to the construction taking place on SH 26, even as road work moved to a new phase. The city of Colleyville introduced quarterly promotions to help businesses.

THE LATEST The \$38.2 million project is scheduled for completion in mid-2019. The Texas Department of Transportation offers financial incentives for early completion and penalties for delays.

WHAT'S NEXT In early 2019, asphalt and concrete work is planned from Tinker Road south to Hall-Johnson Road. Storm drain installation will continue from Hall-Johnson to the south of Main Street. Traffic on Hall-Johnson and Church Street on the east side at SH 26 have switched to new pavement to allow for reconstruction of the other half of each side street. In addition, the city is coordinating its efforts with TxDOT to take over landscaping for the project and is hopeful for a seamless transition from road construction to landscape enhancements. The city has earmarked \$3 million for the lighting of the corridor, but will probably spend only about half of that, Assistant City Manager Adrienne Lothery said. Any remaining money can be used to make the corridor more attractive in other ways. The council has decided on lighting and is planning to enhance the beauty of the road once TxDOT has finished road work.

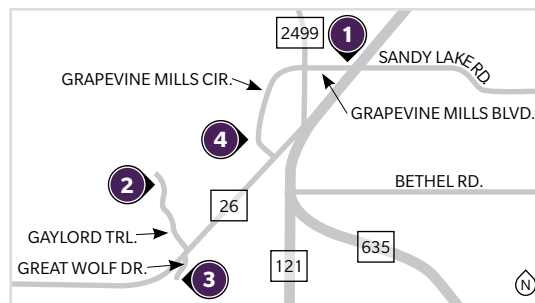
4 Grapevine tourism grows with new city attractions

WHAT WE REPORTED Projects in Grapevine include \$11 million in renovations at Great Wolf Lodge, the ongoing developments of Salt Lick BBQ and Stand Rock Resort and water park and the Vineyard Tower addition at Gaylord Texan Resort.

THE LATEST Grapevine City Council approved attraction overlays Dec. 18 for the Stand Rock Resort and water park to allow some flexibility with zoning restrictions. Project applicant Stu Zadra said he anticipates the hotel to premier in 2021 and timeshare condominiums to be added in 2022. Developers for Salt Lick BBQ are working on financing for the project, which was originally slated for completion in 2019. That date may extend into 2020, Grapevine Economic Development Director Bob Farley said.

WHAT'S NEXT Construction for Stand Rock Resort and water park may begin as early as April, Farley said. The project will be finished in phases—the first of which may take roughly 15 months, depending on uncontrollable factors like weather. City Council also approved in December a site plan for four apartment buildings and a five-story hotel, which is a collaboration between Holiday Inn and Staybridge Suites. Details about the project's timeline will be announced later.

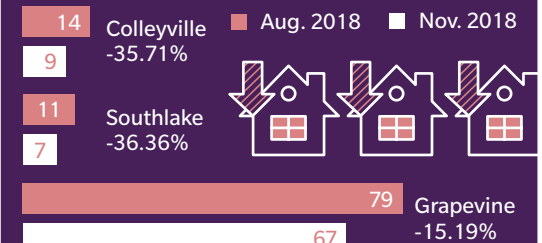
- 1 Salt Lick BBQ and Stand Rock
- 2 Gaylord Texan Resort & Convention Center
- 3 Great Wolf Lodge
- 4 Holiday Inn/Staybridge Suites development



SOURCE: CITY OF GRAPEVINE/COMMUNITY IMPACT NEWSPAPER

Rental options slowing

Since Grapevine and Southlake banned short-term rentals in 2018, these cities have seen the number of these types of rental properties available begin to decline.



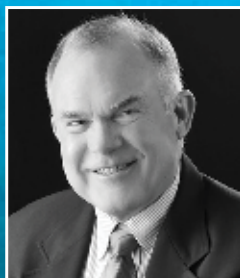
SOURCE: AIRDNA/COMMUNITY IMPACT NEWSPAPER

5 Grapevine's short-term rental ban moves to trial

WHAT WE REPORTED Grapevine and Southlake instituted a ban on short-term rentals, such as those that can be found on websites such as Airbnb and HomeAway. Grapevine property owners who opposed the ban filed a lawsuit Oct. 18.

THE LATEST Judge Mike Wallach granted the property owners' request Nov. 7, preventing the city from enforcing its ban on short-term rentals for these plaintiffs. A trial to determine whether the city was within its rights is set for April 15, according to court documents.

WHAT'S NEXT Graig Fancher, one of the attorneys representing the plaintiffs, said the case is in the discovery phase as both sides gather information for the trial. Fancher said the suit challenges the ban on three grounds, the first being an unconstitutional takings claim, in which the plaintiffs would seek several years to recover some of their investment into their short-term rental properties. The second is that the ban violates the plaintiff's substantive due process rights, meaning the city did not have a good reason to ban short-term rentals. The third claim is that the statute is preempted under state law because the Texas Legislature taxes short-term rentals.



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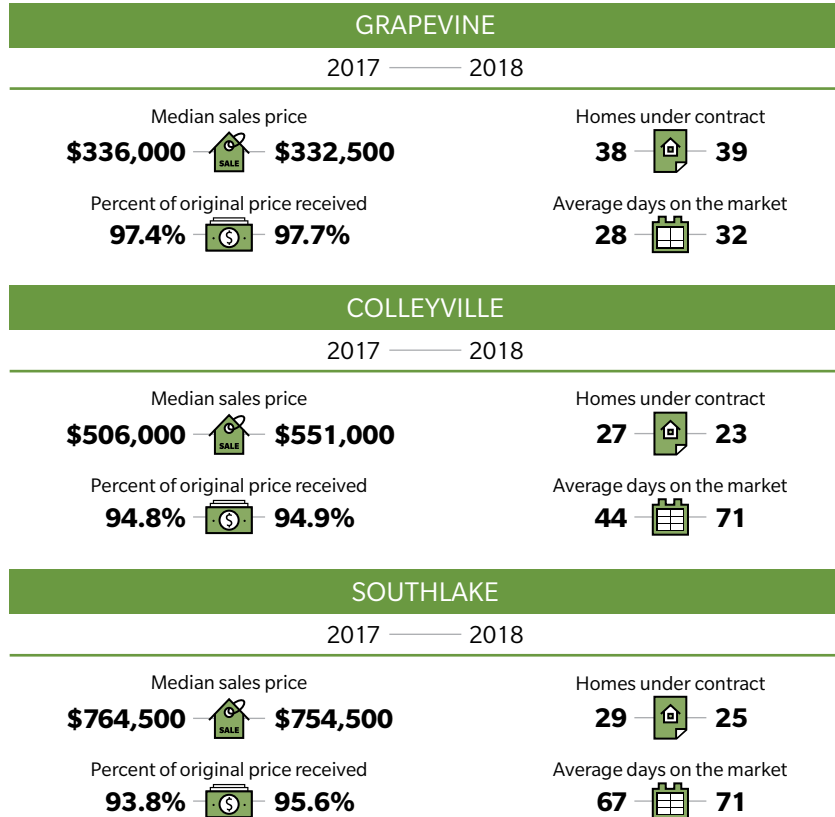
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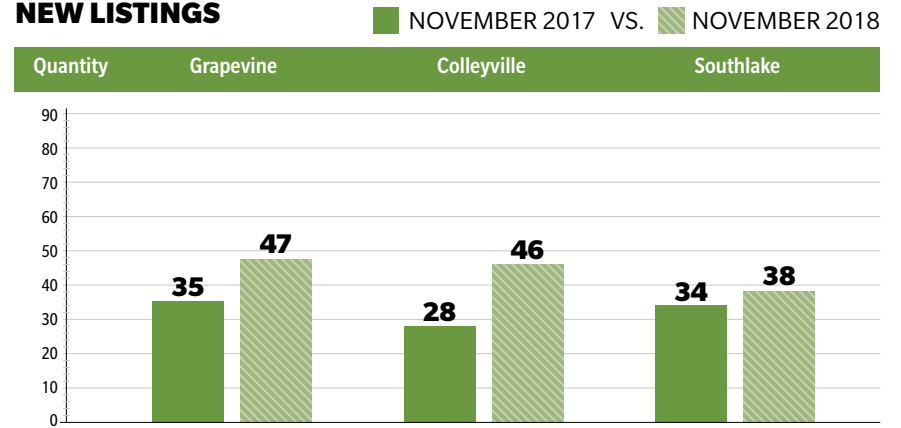
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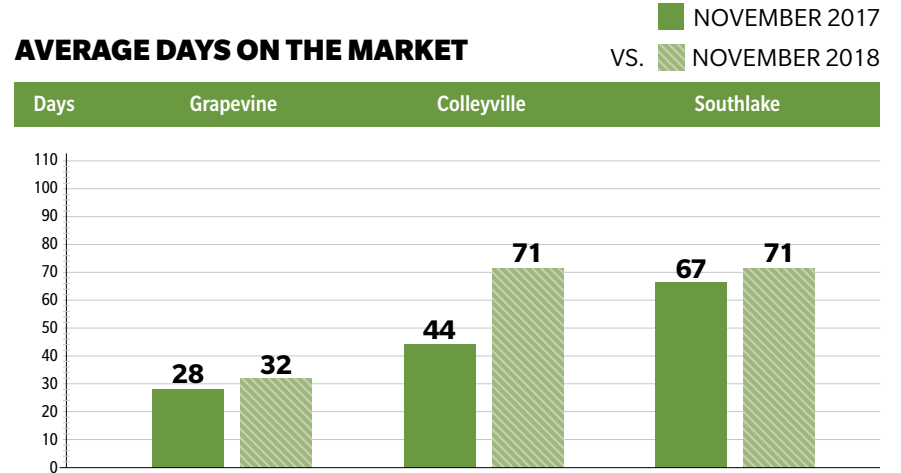
NOVEMBER MARKET DATA COMPARISON



NEW LISTINGS

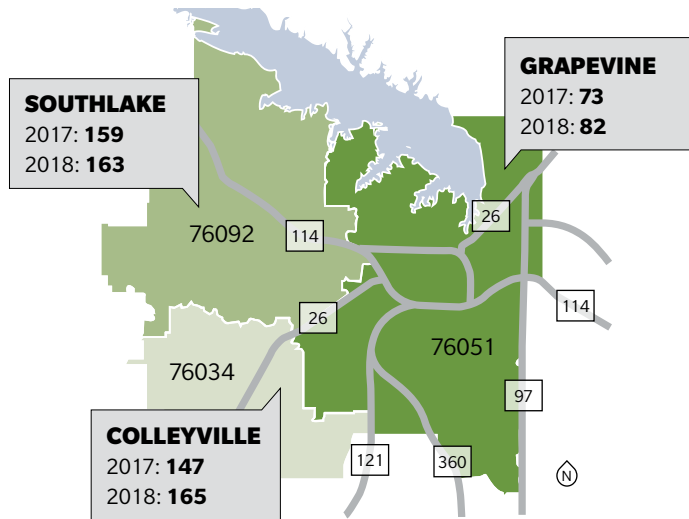


AVERAGE DAYS ON THE MARKET



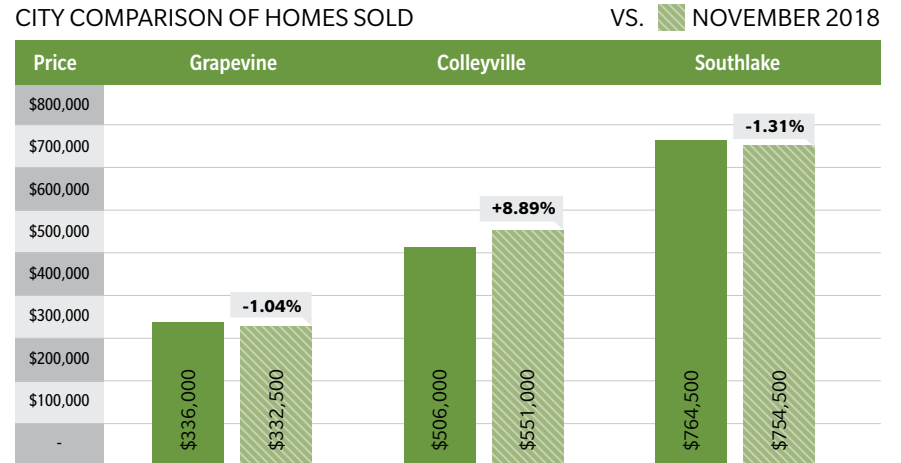
HOMES ON THE MARKET

NOVEMBER 2017 VS. NOVEMBER 2018



MEDIAN SALES PRICE

■ NOVEMBER 2017 VS. ■ NOVEMBER 2018



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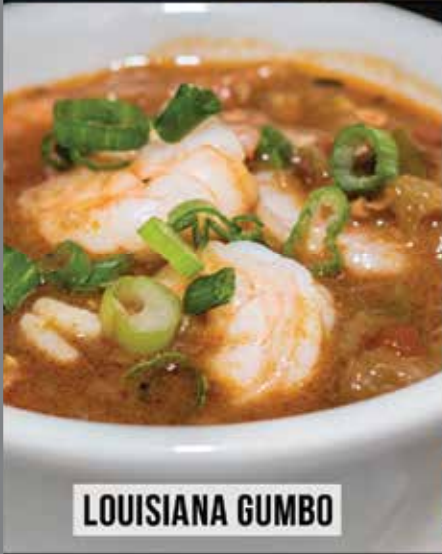


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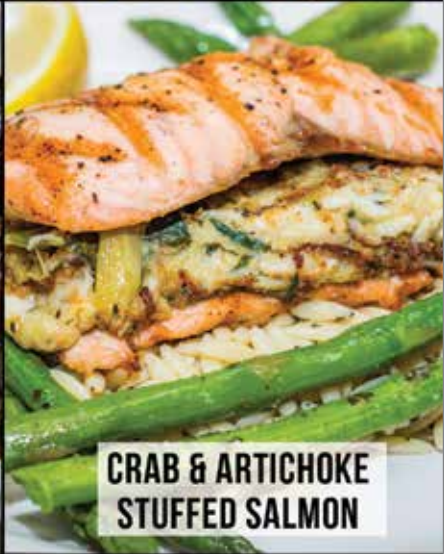
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