



## Meeting Minutes

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, January 10, 2022

Work Session 1:00 P.M

Public Hearing 2:00 P.M.

### In Person

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

### Videoconference

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e04620e88846c21acdd082ba25fab82e7>

Meeting/ Access Code: 2550 263 8014

### Teleconference

(817) 392-1111 or 1-650-479-3208

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### Viewing Only

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99  
City of Fort Worth Website Homepage: [Watch Live Online](#)

To view the docket for this meeting visit: <http://fortworthtexas.gov/calendar/boards/>

This meeting will be held in-person with the option to participate remotely by videoconference or teleconference. The meeting will be available for viewing through WebEx, the City's Website and FW Television.

Members of the Historic and Cultural Landmarks Commission may be attending remotely in compliance with the Texas Open Meetings Act.

Any member of the public who wishes to address the Commission remotely regarding an item on the listed agenda must sign up to speak no later than 5:00PM on January 7, 2022. To sign up, either contact Alondra Salas-Beltré at [Alondra.Salas@fortworthtexas.gov](mailto:Alondra.Salas@fortworthtexas.gov) or 817-392-8000 or register through WebEx per the directions on the City's website above. If you plan to speak in person, you can sign up in person before the meeting begins.

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**COMMISSIONERS :**

Michael Moore	_____
Rick Herring	_____
Steve McCune	<u>  X  </u>
Armando Piña	_____
Rodger Chieffalo	<u>  X  </u>
Billy Ray Daniels	_____
Paris Sánchez (Chair)	<u>  X  </u>
Dimitria Campbell	_____
Les Edmonds	<u>  X  </u>
Cory Malone	_____
Cade Lovelace	<u>  X  </u>

**I. WORK SESSION** City Council Conference Room 2020

**A.** Discussion of items on the agenda.

**II. PUBLIC HEARING** City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF DECEMBER 13, 2021 MEETING MINUTES**

Motion By: Les Edmonds
Motion: That the minutes for the December 13 HCLC Meeting be approved
Seconded By: Steve McCune
Questions: 5-0

**D. TAX CASES**

1. HCLC-21-449      100 Bryan Ave.; Zone NS-T5/HC/CD 9      *W.A. Powers*  
 Applicant/Owner: Bryan and Vickery Lofts

Applicant requests a recommendation to City Council to consider approving the historic site tax exemption.

Motion By: Les Edmonds
Motion: That the request for a recommendation to City Council to consider approving the historic site tax exemption be approved.
Seconded By: Rodger Chieffalo

Questions: 5-0

2. HCLC-21-441      917 E. Terrell Ave.; Zone A-5/HC/CD 8      *Terrell Heights*  
Applicant/Owner: Bryan and Vickery Lofts

Applicant requests a recommendation to City Council to consider approving the historic site tax exemption.

Motion By: Les Edmonds

Motion: That the request for a recommendation to City Council to consider approving the historic site tax exemption be approved.

Seconded By: Rodger Chieffalo

Questions: 5-0

### E. DESIGNATION CASE

3. HCLC-21-450      4337 Calmont Ave.; Zone A-5/HC/CD 7      *Individual*  
Applicant/Owner: Natalie Friese

The owner requests a recommendation to City Council to consider designating the property at 4337 Calmont Avenue as a Historic and Cultural Landmark (HC).

From: A-5

To: A-5/HC (Historic and Cultural Overlay)

*(This case will be heard at the at the City Council Meeting on Tuesday, February 8, 2022 at 6:00 P.M.).*

Motion By: Steve McCune

Motion: That the request for a recommendation to City Council to consider designating the property at 4337 Calmont Ave. as a Historic and Cultural Landmark (HC) be approved.

Seconded By: Rodger Chieffalo

Questions: 5-0

### F. NEW CASES

1. HCLC-21-451      949 Baker St.; Zone A-5/HC/CD 8      *Historic Morningside*  
Applicant/Owner: Cabb Homes LLC

Applicant requests a Certificate of Appropriateness (COA) to construct a new residence.

Motion By: Steve McCune

Motion: That the request for a recommendation to City Council to consider designating the property at 4337 Calmont Ave. as a Historic and Cultural Landmark (HC) be approved.

Seconded By: Rodger Chieffalo

Questions: 5-0

2. HCLC-21-452      1012 Bessie St.; Zone A-5/HC/CD 8  
Applicant/Owner: Suman Atteti/NextGen Builders LLC

*Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion By: Paris Sanchez

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1012 Bessie Street be approved, subject to the following conditions:

1. That an additional column be added to the front elevation;
2. That the roof height be increased so as to be consistent with traditional roof details;
3. That the boxed eaves be removed from the drawings; and
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Rodger Chieffalo

Questions: 5-0

3. HCLC-21-453      1234 E. Annie St.; Zone A-5/HC/CD 8  
Applicant/Owner: Suman Atteti/NextGen Builders LLC

*Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion By: Paris Sanchez

That the request for a Certificate of Appropriateness to construct a new residence at 1234 E. Annie Street be approved, subject to the following conditions:

1. That an additional column be added to the front elevation; and
2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Rodger Chieffalo

Questions: 5-0

4. HCLC-21-377      1121 E. Pulaski St.; Zone A-5/HC/CD 8  
Applicant/Owner: Ana Vasquez

*Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion By: Les Edmonds

That the request for a Certificate of Appropriateness to construct a new residence at 1121 E. Pulaski Street be approved, subject to the following conditions:

1. The contextual site plan be drawn accurately, annotated, and that the setback of the proposed structure be the average setback of traditional structures on the blockface;
2. That trim be added to the front elevation;
3. That the window detail be drawn at full half-scale; and
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Steve McCune

Questions: 5-0

5. HCLC-21-170      1209 E. Annie St.; Zone A-5/HC/CD 8  
Applicant/Owner: Jim Sobczak

*Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion By: Steve McCune

That the request for a Certificate of Appropriateness to construct a new residence at 1209 E. Annie Street be approved.

Seconded By: Steve McCune

Questions: 5-0

6. HCLC-21-454      1316 E. Annie St.; Zone A-5/HC/CD 8  
Applicant/Owner: Lucia Gomez

*Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion By: Paris Sanchez

That the request for a Certificate of Appropriateness to construct a new residence at 1316 E. Annie Street be approved, subject to the following conditions:

1. That the driveway's widest point be noted on the plan set;
2. That the driveway provide space for two cars behind the front wall plan of the house;
3. That the average setback of historic structures on the block be noted, and the proposed setback labeled on the plan set.
4. That the roof form on the front façade be revised to be more consistent with porch roof forms on the street;
5. That the roof pitch be noted on the plan set;
6. That the roof line be adjusted to ensure that eaves terminate at the same height;
7. That the door location be adjusted to be more consistent with historic structures along the block; and
8. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Les Edmonds

Questions: 5-0

7. HCLC-21-456      1317 E. Cannon St.; Zone A-5/HC/CD 8  
Applicant/Owner: Luis Perez

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

**That the request for a Certificate of Appropriateness to construct a new residence at 1317 E. Cannon be approved, subject to the following conditions:**

- 1. That the eave detail be adjusted to be more consistent with historic structures along the street; and**
- 2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.**

**Seconded By: Steve McCune**

Questions: 5-0

8. HCLC-21-356      1605 E. Leuda St.; Zone A-5/HC/CD 8  
Applicant/Owner: Stephen Tobin/Matterhorn Construction Group

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

**That the request for a Certificate of Appropriateness to construct a new residence at 1605 E. Leuda Street be approved, subject to the following conditions:**

- 1. That the typical wall section on sheet A200 be coordinated with the roof eave detail on sheet A300; and**
- 2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.**

**Seconded By: Steve McCune**

Questions: 5-0

### III. ADJOURNMENT: 3:25 PM

#### Executive Session

The Historic and Cultural Landmarks Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation, or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda.

ASSISTANCE AT THE PUBLIC MEETINGS:

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## **Annotated Agenda**

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, February 14, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### **In Person**

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Rick Herring	<u>      </u>
Dimitria Campbell	<u>      </u>
Armando Piña	<u>      </u>
Rodger Chieffalo	<u>  X  </u>
AnnaKatrina Kelly	<u>  X  </u>
Paris Sánchez (Chair)	<u>  X  </u>
Steve McCune	<u>  X  </u>
Cade Lovelace	<u>  X  </u>
Cory Malone	<u>  X  </u>
Les Edmonds	<u>  X  </u>

**I. WORK SESSION**                                      City Council Conference Room 2020

**A.** Discussion of items on the agenda.

**II. PUBLIC HEARING**                                      City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF JANUARY 10, 2022 MEETING MINUTES**

<b>Motion By: Steve McCune</b>
<b>Motion: That the January 10, 2022 Meeting Minutes be approved.</b>
<b>Seconded By: Les Edmonds</b>
<b>Questions: 8-0</b>

**D. TAX CASES**

**1. HCLC-22-013                      2110 Hurley Ave.; Zone B/HC/CD 9                                      *Fairmount***  
**Applicant/Owner: Rosalinda Youngblood**

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the application <u>be continued</u> so that the issue of the recently repainted exterior masonry may be resolved by the applicant in a way that meets the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i>.</b>
<b>Seconded By: Steve McCune</b>
<b>Questions: 8-0</b>

## E. APPEAL CASE

1. HCLC-22-014      901 E. Cantey St.; Zone A-5/HC/CD 8      *Historic Morningside*  
Applicant/Owner: Rocky Budri

Applicant appeals the decision of the Historic Preservation Officer and requests a Certificate of Appropriateness (COA) for work that was recently undertaken to replace wood and aluminum windows with surface-mounted vinyl windows.

**Motion By: AnnaKatrina Kelly**

**Motion: That the request for a Certificate of Appropriateness to retain recently installed vinyl windows be denied because the request is inconsistent with the Historic Carver District Guidelines and the *Secretary of the Interior's Standards for the Treatment of Historic Properties*; and  
That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the property and the District.**

**Seconded By: Rodger Chieffalo**

**Questions: 8-0**

2. HCLC-22-026      1724 Ransom Terrace.; Zone A-5/HC/CD 5      *Historic Carver Heights*  
Applicant/Owner: Aaron Galvan/GABA Group LLC

Applicant appeals the decision of the Historic Preservation Officer and requests a COA to replace existing wood windows with vinyl windows; alter the roof form and pitch; replace wood siding with hardiplank siding; and to construct a rear addition.

**Motion By: Michael Moore**

**That the request for a Certificate of Appropriateness to replace existing wood windows with vinyl windows; alter the roof form and pitch; replace wood siding with hardiplank siding; and construct a rear addition be denied because the request is inconsistent with the Historic Carver District Guidelines and the *Secretary of the Interior's Standards for the Treatment of Historic Properties*; and  
That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the property and the District.**

**Seconded By: Rodger Chieffalo**

**Questions: 8-0**

## F. WAIVER CASE

1. HCLC-22-001      1716 Ransom Terrace; Zone A-5/HC/CD 5      *Historic Carver Heights*  
Applicant/Owner: Alcalá Real Estate LLC

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace original wood windows with vinyl

windows.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness for a waiver from the Historic Carver Heights Design Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> to retain all recently installed vinyl windows <u>be denied</u>; and</b>  <b>That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the site and District.</b>
<b>Seconded By: AnnaKatrina Kelly</b>
<b>Questions: 8-0</b>

**G. NEW CASES**

1. HCLC-20-147      **963 E. Humbolt St.; Zone A-5/HC/CD 8**      *Terrell Heights*  
**Applicant/Owner: Israel Hernandez**

Applicant requests a COA to construct a new residence.

<b>Motion By: Michael Moore</b>
<b>That the request for a Certificate of Appropriateness to construct a new residence at 963 E. Humbolt Street be <u>denied without prejudice</u> to allow the applicant an opportunity to address the following issues with the proposed design:</b>  <b>1. That at least two parking spots be shown behind the front wall of the structure;</b> <b>2. That the building form, massing, and design be adjusted so that the proposed structure is compatible with traditional building forms along the street;</b> <b>3. That the roof form and design be adjusted so that it is consistent with traditional roof forms along the street;</b> <b>4. That the porch design be adjusted so that it is consistent with traditional porch designs along the street;</b> <b>5. That the porch column detail be coordinated with the elevation drawings;</b> <b>6. That siding extend down to 6" above grade;</b> <b>7. That the fenestration pattern on the front elevation be adjusted so that it is consistent with traditional fenestration patterns in the district;</b> <b>8. That the elevations be drawn at full scale; and</b> <b>9. That any adjustments made to the drawings be submitted to the Development Services Department by Monday, February 21<sup>st</sup> so that the application can be considered at the next scheduled HCLC meeting.</b>
<b>Seconded By: Les Edmonds</b>
<b>Questions: 8-0</b>

2. HCLC-22-011      **1131 E. Terrell Ave.; Zone A-5/HC/CD 8**      *Terrell Heights*  
**Applicant/Owner: Alpha Family Group**

Applicant requests a COA to construct a new residence.

**Motion By: AnnaKatrina Kelly**

That the request for a Certificate of Appropriateness to construct a new residence at 1131 E. Terrell Avenue be approved, subject to the following conditions:

1. That the dormer on the front elevation be removed or its design adjusted so that it does not visually dominate the roof form;
2. That the width of the roof eaves on the accessory structure be reduced so as to be consistent with traditional roof details found on accessory structures in the district; and
3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Les Edmonds**

**Questions: 8-0**

3. HCLC-21-015      1309 Marion Ave.; Zone A-5/HC/CD 8  
Applicant/Owner: David Lopez

*Historic Morningside*

Applicant requests a COA to construct a new residence.

**Motion By: AnnaKatrina Kelly**

That the request for a Certificate of Appropriateness to construct a new residence at 1309 Marion Avenue be approved, subject to the following conditions:

1. That the form of the garage be adjusted to reflect greater consistency with traditional garages along the street;
2. That the drawing of adjacent properties in the contextual elevation be revised for accuracy;
3. That the window height of the southernmost window on the right elevation be adjusted to be consistent with other windows on this elevation;
4. That additional fenestration be added to the left elevation; and
5. That any adjustments made to the drawings be submitted to the Development Services Department.

**Seconded By: Les Edmonds**

**Questions: 7-0**

4. HCLC-22-016      1406 E. Tucker St.; Zone A-5/HC/CD 8  
Applicant/Owner: Lubula Dixon Kanyinda

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

**That the request for a Certificate of Appropriateness to construct a new residence at 1406 E. Tucker Street be denied without prejudice to allow the applicant an opportunity to address the following issues with the proposed design:**

- 1. That the building form be adjusted so that it is consistent with traditional building forms along the street;**
- 2. That the applicant address the substantial changes in grade on the elevations;**
- 3. That the roof form, massing, height, and design be adjusted so that the roof is consistent with traditional roof forms along the street;**
- 4. That the porch design be adjusted so that it is consistent with traditional porch designs along the street;**
- 5. That the siding extend down to 6" above grade;**
- 6. That additional fenestration be added to the right elevation; and**
- 7. That any adjustments made to the drawings be submitted to the Development Services Department by Monday, February 21<sup>st</sup> so that the application can be considered at the next scheduled HCLC meeting.**

**Seconded By: AnnaKatrina Kelly**

**Questions: 7-0**

### **III. ADJOURNMENT**

#### **Executive Session**

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Dimitria Campbell	_____
Armando Piña	_____
Rodger Chieffalo	<u>  X  </u>
AnnaKatrina Kelly	<u>  X  </u>
Paris Sánchez	_____
Steve McCune	<u>  X  </u>
Cade Lovelace	<u>  X  </u>
Cory Malone	<u>  X  </u>
Les Edmonds	<u>  X  </u>
Will Northern	_____

**I. WORK SESSION** City Council Conference Room 2020

**A.** Discussion of items on the agenda.

**II. PUBLIC HEARING** City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF FEBRUARY 14, 2022 MEETING MINUTES**

<b>Motion By: Les Edmonds</b>
<b>Motion: That the February 14, 2022 Meeting Minutes be approved.</b>
<b>Seconded By: AnnaKatrina Kelly</b>
<b>Questions: 7-0</b>

**D. APPEAL CASE**

**1. HCLC-22-041      1062 E. Terrell Ave.; Zone A-5/HC/CD 8      *Terrell Heights***  
**Applicant/Owner: Tim Riley**

Applicant appeals the decision of the Historic Preservation Officer to deny a request for a COA for work that was recently undertaken to replace wood windows with vinyl windows.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the February 14, 2022 Meeting Minutes be approved.</b>
<b>Seconded By: AnnaKatrina Kelly</b>
<b>Questions: 7-0</b>

**E. WAIVER CASE (TRANSLATION CASE)**

**Administratively withdrawn**

- 1. HCLC-22-045      5536 Capers Ave.; Zone A-5/HC/CD 5      *Historic Carver Heights*  
 Applicant/Owner: Rafael Torres Rosario

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace original wood windows with vinyl windows; replace of asbestos siding with plywood siding; and removal of original porch columns.

**F. NEW CASES**

- 1. HCLC-22-059      100 E. Exchange Ave.; Zone SY-HSH-40/CD 2      *Stockyards*  
 Applicant/Owner: Bennett Partners/City of Fort Worth

Applicant requests a COA to undertake repairs to the Stockyards Entry Sign.

Motion By: Les Edmonds
Motion: That the request for a Certificate of Appropriateness to undertake repairs to the Stockyards Entry Sign be <u>approved</u> , subject to the conditions identified in the Antiquities Permit (Permit #HS 1136).
Seconded By: AnnaKatrina Kelly
Questions: 7-0

- 2. HCLC-22-054      812 W. Morphy St.; Zone NS-T4/HC/CD 9      *Fairmount*  
 Applicant/Owner: Tarrant County Facilities Management

Applicant requests a COA to construct an addition to a non-contributing property.

Motion By: Rodger Chieffalo
Motion: That the request for a Certificate of Appropriateness to construct an addition to a non-contributing property be <u>approved</u> subject to the following condition:  1. That the exterior material for the shed match the existing building.
Seconded By: AnnaKatrina Kelly
Questions: 7-0

- 3. HCLC-22-055      1011 Bessie St.; Zone A-5/HC/CD 8      *Terrell Heights*  
 Applicant/Owner: Lubula Dixon Kanyinda/Espire Enterprises

Applicant requests a COA to construct a new residence.

Motion By: Steve McCune
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**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1011 Bessie Street be approved, subject to the following conditions:

1. That the “22’ BLDG. Line” be labeled as the average setback of traditional structures along the block;
2. That the driveway width be noted on the site plan and contextual site plan;
3. That the cross-gabled roof forms extend out at least 6” on the side elevations so as to provide a break in the wall plane;
4. That the height of the roof be labeled on the elevations;
5. That all paired windows be separated by at least 4” of trim;
6. That an additional window be added towards the front of the house on the left elevation;
7. That the floor plan be coordinated with the elevation drawings; and
8. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By:** Rodger Chieffalo

**Questions:** 7-0

**4. HCLC-21-448      1041 E. Cantey St.; Zone A-5/HC/ CD 8      *Historic Morningside***  
**Applicant/Owner:** Jocelyn Cruz/Oliver Mendieta & Ramon Lopez

Applicant requests a COA to construct a new residence.

**Motion By:** Cade Lovelace

**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1041 E. Cantey Street be approved, subject to the following conditions:

1. That at least two parking spots be shown behind the front wall of the structure;
2. That the design of the porch roof be adjusted so that it is consistent with traditional porch designs along the blockface;
3. That the depth of the front porch be increased;
4. That the porch columns be shown on the front elevation;
5. That window sills be shown on the elevations;
6. That all paired windows be separated by at least 4” of trim;
7. That the fenestration pattern on the right elevation be adjusted so that there is no siding between the single window and the paired window unit; and
8. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By:** Les Edmonds

**Questions:** 7-0

**5. HCLC-22-035      1112 E. Humbolt St.; Zone A-5/HC/ CD 8      *Terrell Heights***  
**Applicant/Owner:** FW Area Habitat for Humanity/Christine Panagopoulos

Applicant requests a COA to construct a new residence.

**Motion By:** Cade Lovelace

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1112 E. Humbolt Street be approved, subject to the following conditions:

1. That the setback of the proposed structure be consistent with the average setback of contributing structures along the blockface;
2. That the 17' BLDG Line be labeled as the average setback of traditional structures;
3. That the existing curb cut be retained and incorporated into the project;
4. That the roof form be consistent with traditional roof forms along the streetscape; and
5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Les Edmonds

Questions: 7-0

6. HCLC-22-028      1216 E. Hattie St.; Zone A-5/HC/ CD 8      *Terrell Heights*  
Applicant/Owner: FW Area Habitat for Humanity/Christine Panagopoulos

Applicant requests a COA to construct a new residence.

Motion By: Cade Lovelace

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1216 E. Hattie Street be approved, subject to the following conditions:

1. That the existing curb cut be retained and incorporated into the project;
2. That the setback on the site plan and contextual site plan be coordinated, and that the setback of the structure be consistent with the average setback of traditional structures along the blockface;
3. That the "17' Front Build Line" be labeled as the average setback of traditional structures; and
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Les Edmonds

Questions: 7-0

7. HCLC-22-027      1221 E. Tucker St.; Zone A-5/HC/ CD 8      *Terrell Heights*  
Applicant/Owner: FW Area Habitat for Humanity/Christine Panagopoulos

Applicant requests a COA to construct a new residence.

Motion By: Cade Lovelace

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1221 E. Tucker Street be approved, subject to the following conditions:

1. That the setbacks on the site plan and contextual site plan be coordinated, and that the setback be consistent with the average setback of traditional structures along the blockface; and
2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Rodger Chieffalo

Questions: 7-0

8. HCLC-22-042      1309 E. Morningside Dr.; Zone A-5/HC/ CD 8      *Historic Morningside*  
Applicant/Owner: Lubula Dixon Kanyinda/Espire Enterprises

Applicant requests a COA to construct a new residence.

**Motion By: Cade Lovelace**

**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1309 E. Morningside Street be approved, subject to the following conditions:**

1. That the driveway width be noted in the site plan and contextual site plan;
2. That the average setback of historic structures on the block be noted on the plan set;
3. That the roof height be labeled on all elevations;
4. That all paired windows be separated by at least 4" of trim;
5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Les Edmonds**

**Questions: 7-0**

9. HCLC-22-057      1324 E. Ramsey Ave.; Zone A-5/HC/ CD 8      *Historic Morningside*  
Applicant/Owner: Lubula Dixon Kanyinda/Espire Enterprises

Applicant requests a COA to construct a new residence.

**Motion By: Cade Lovelace**

**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1309 E. Morningside Street be approved, subject to the following conditions:**

1. That the driveway width be noted in the site plan and contextual site plan;
2. That the average setback of historic structures on the block be noted on the plan set;
3. That the roof height be labeled on all elevations;
4. That all paired windows be separated by at least 4" of trim;
5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Les Edmonds**

**Questions: 7-0**

10. HCLC-22-056      1328 E. Ramsey Ave.; Zone A-5/HC/ CD 8      *Historic Morningside*  
Applicant/Owner: Lubula Dixon Kanyinda/Espire Enterprises

Applicant requests a COA to construct a new residence.

**Motion By: Cade Lovelace**

**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1328 E. Ramsey be approved, subject to the following conditions:

2. That the driveway width be noted in the site plan and contextual site plan;
3. That the average setback of traditional structures on the block be labeled on the plan set.
4. That the roof form and pitch be clarified on the plan set.
5. That the roof height should be added to the elevation.
6. That all paired windows be separated by at least 4" of trim;
7. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By:** Rodger Chieffalo

**Questions:** 7-0

**11. HCLC-22-050      1400 E. Cannon St.; Zone A-5/HC/ CD 8**  
**Applicant/Owner:** Jose Lara

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By:** Les Edmonds

**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1400 E. Cannon Street be approved, subject to the following conditions:

1. That the fenestration patterns be adjusted so that they are consistent with traditional fenestration patterns in the district;
2. That an additional side elevation be provided for the accessory structure; and
3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By:** Cade Lovelace

**Questions:** 7-0

**12. HCLC-22-049      1404 E. Cannon St.; Zone A-5/HC/ CD 8**  
**Applicant/Owner:** Jose Lara

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By:** Les Edmonds

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1404 E. Cannon Street be denied without prejudice to allow the applicant an opportunity to address the following issues with the proposed design:

1. That the setback be shown on the contextual site plan and that it be the average setback of traditional structures along the blockface;
2. That the building form and design be adjusted so that they are consistent with traditional building forms and designs along the street;
3. That the porch design be adjusted so that it is consistent with traditional porch designs along the street;
4. That the porch column pattern be revisited;
5. That the fenestration pattern on the front elevation be adjusted so that it is consistent with traditional fenestration patterns in the district;
6. That window sills be clearly shown on the elevation drawings;
7. That any adjustments made to the drawings be submitted to the Development Services Department by Monday, March 21<sup>st</sup> so that the application can be considered at the next scheduled HCLC meeting.

Seconded By: Steve McCune

Questions: 7-0

13. HCLC-22-058

1424 Bessie St.; Zone A-5/HC/ CD 8

Terrell Heights

Applicant/Owner: Olusoji Ojerinde/Maxshield Services LLC

Applicant requests a COA to construct a new residence.

Motion By: AnnaKatrina Kelly

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1424 Bessie Street be denied without prejudice, so that the applicant has an opportunity to address the following significant issues of the design:

1. That the driveway width be noted on the site plan and that it be shown on the contextual site plan;
2. That the driveway be located on the west side of the property or at the rear of the property;
3. That the location of the proposed structure be coordinated between the location plan and the site plan;
4. That the building form and design be adjusted so that they are consistent with traditional building forms and designs along the street;
5. That the building mass be reduced so that it is consistent with traditional building masses within the surrounding context;
6. That the roof form and design be adjusted so that it is consistent with traditional roof forms within the immediate context;
7. That the dormers be removed so as to be consistent with traditional roof details in the district;
8. That the porch design be revised so that it is consistent with traditional porch designs within the immediate context;
9. That the siding extend down to 6" above grade; and
10. That any adjustments made to the drawings be submitted to the Development Services Department by Monday, March 21<sup>st</sup> so that the application can be considered at the next scheduled HCLC meeting.

Seconded By: Les Edmonds

Questions: 7-0

### **III. ADJOURNMENT 4:02 PM**

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#### **Executive Session**

The Historic and Cultural Landmarks Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation, or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda.

#### **ASSISTANCE AT THE PUBLIC MEETINGS:**

This meeting site is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City's ADA Coordinator at (817) 392-8552 or e-mail [ADA@FortWorthTexas.gov](mailto:ADA@FortWorthTexas.gov) at least 48 hours prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least 48 hours prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations.

#### **ASISTENCIA EN REUNIONES PUBLICAS:**

Este sitio de reunión es accesible con silla de ruedas. Se solicita a las personas con discapacidades que planean asistir a esta reunión y que necesitan acomodaciones, ayudas auxiliares o servicios tales como intérpretes, lectores o impresiones con letra grande, que se comuniquen con el Coordinador de la Asociación Americana de Discapacitados (ADA) de la Ciudad llamando al teléfono (817) 392-8552 o por correo electrónico a [ADA@FortWorthTexas.gov](mailto:ADA@FortWorthTexas.gov) por lo menos 48 horas antes de la reunión, de modo que puedan hacerse los arreglos adecuados. Si la Municipalidad no recibe una notificación por lo menos 48 horas antes de la reunión, ésta hará un intento razonable para proporcionar las acomodaciones necesarias



## **Annotated Agenda**

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, April 11, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### **In Person**

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

### **Videoconference**

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e3a9d6d17979669f8a755ada386079dc0>

Meeting/ Access Code: 2555 117 3493

### **Teleconference**

(817) 392-1111 or 1-650-479-3208

Meeting/ Access Code: 2555 117 3493

### **Viewing Only**

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99  
City of Fort Worth Website Homepage: [Watch Live Online](#)

To view the docket for this meeting visit: <http://fortworthtexas.gov/calendar/boards/>

This meeting will be **held in-person with the option to participate remotely** by videoconference or teleconference. The meeting will be available for viewing through WebEx, the City's Website and FW Television.

The location identified on this agenda is the location at which the presiding officer will be physically present and presiding over the meeting. Members of the Historic and Cultural Landmarks Commission may be attending remotely in compliance with the Texas Open Meetings Act.

Any member of the public who wishes to address the Commission remotely regarding an item on the listed agenda **must sign up to speak no later than 5:00PM on April 8, 2022**. To sign up, either contact [Alondra Salas-Beltré](mailto:Alondra.Salas@fortworthtexas.gov) at [Alondra.Salas@fortworthtexas.gov](mailto:Alondra.Salas@fortworthtexas.gov) or [817-392-8000](tel:817-392-8000) or register through WebEx per the directions on the City's website above. If you plan to speak in person, you can sign up in person before the meeting begins.

Please note that the City of Fort Worth is using a third-party vendor to assist with City meetings. If there are service interruptions, including call in number changes, we will provide alternative call in numbers on our website whenever possible.

**COMMISSIONERS :**

Michael Moore	_____
Rick Herring (Chair)	<u>  X  </u>
Dimitria Campbell	_____
Armando Piña	_____
Rodger Chieffalo	<u>  X  </u>
AnnaKatrina Kelly	<u>  X  </u>
Paris Sánchez	_____
Steve McCune	_____
Cade Lovelace	<u>  X  </u>
Cory Malone	<u>  X  </u>
Les Edmonds	_____
Will Northern	<u>  X  </u>

**I. WORK SESSION** City Council Conference Room 2020

**A.** Discussion of items on the agenda.

**II. PUBLIC HEARING** City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS –** HPO Announced upcoming wood window workshop on Saturday, May 14 from 10 am to noon at Hull Millwork’s workshop, 201 Lipscomb St. Suite 01.

**C. APPROVAL OF MARCH 14, 2022 MEETING MINUTES**

<b>Motion By: Rick Herring</b>
<b>Motion: That the March 14, 2022 Meeting Minutes be approved.</b>
<b>Seconded By: AnnaKatrina Kelly</b>
<b>Questions: 6-0</b>

**D. NOMINATION CASE**

**1. HCLC-22-114**      **115 W. 7<sup>th</sup> St.; Zone H/CD 9**      *Individual*  
**Fort Worth National Bank**

Adopt resolution supporting the nomination of the Fort Worth National Bank to the National Register of Historic Places.

<b>Motion By: Rick Herring</b>
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**Motion: That the Historic Preservation Officer shall submit a letter to the Texas Historical Commission expressing the desire of the Historic and Cultural Landmarks Commission that Fort Worth National Bank be listed in the National Register of Historic Places.**

**Seconded By: Cade Lovelace**

**Questions: 6-0**

## **E. DESIGNATION CASE**

- 1. HCLC-21-096      3405 Rogers Ave.; Zone A-5/HC/ CD 9      *Individual***  
**Applicant/Owner: J. Reed Holcomb**

The owner requests a recommendation to City Council to consider designating the property at 3405 Rogers Avenue as a Historic and Cultural Landmark (HC).

**Motion By: Rick Herring**

**Motion: That the HCLC recommend that City Council consider designating the property 3405 Rogers Avenue as a Historic & Cultural Landmark (HC) and that the *Secretary of the Interior's Standards for the Treatment of Historic Properties* be used when evaluating any proposed future change to the property.**

**Seconded By: Cade Lovelace**

**Questions: 6-0**

## **F. NEW CASES**

- 1. HCLC-22-111      501-503 Bryan Ave.; Zone NS-T5/HSE/ CD 9      *Individual***  
**Applicant/Owner: Ames Fender/Bedford Lodging**

Applicant requests a Certificate of Appropriateness (COA) to undertake alterations to the HSE-designated Fire Station No. 5 located at 503 Bryan Ave, and to construct a single-story structure on the adjacent HSE-designated vacant lot located at 501 Bryan Ave.

**Motion By: Cade Lovelace**

Motion: That the request for a Certificate of Appropriateness (COA) to undertake alterations to the HSE-designated Fire Station No. 5, construct a single-story structure on the adjacent HSE-designated vacant lot, and construct multi-story structures on abutting non-designated vacant lots that are within the setting of the designated property, be approved, subject to the following conditions:

#### SCOPE OF EXTERIOR WORK

1. That a scope of work that includes materials and methods statement for masonry repairs and cleaning be prepared and that the drawings be annotated and updated accordingly;
2. That a preservation professional undertake a door and window condition assessment for any historic doors and windows that are proposed to be repaired;
3. That the findings and recommendations arising from the above door and window condition assessment be converted to a scope of work and that the drawings be annotated and updated accordingly;
4. That any changes to existing window and door openings be clearly depicted on proposed elevations, particularly on the north elevation of the structure;
5. That a scope of work that includes materials and methods statement for the roof replacement be prepared and that the drawings be annotated and updated accordingly;
6. That the effects of the hyphen (located at the rear of the historic fire station) be clearly depicted in the drawings, and that the preservation principle of "do as much as necessary and as little as possible" be considered in this aspect of the proposed project;
7. That the method of attachment for the exterior balcony on the north side of the firehouse be clearly depicted and annotated in the plans;

#### TEMPORARY PROTECTION PLAN

8. That a Temporary Protection Plan<sup>1</sup> (TPP) be undertaken by the applicant in consultation with a construction professional and Staff and that a commensurate TPP be provided to the Development Services Department prior to the issuance of a Building Permit for any new construction on the property;

#### EXISTING AND PROPOSED DRAWINGS

9. That all existing plans and elevations accurately represent the existing conditions of the former fire station and that existing and proposed grades be shown on the appropriate plans and elevations;
10. That the East Elevation drawing be completed so that it is clear how the proposed exiting will minimize any impacts on the historic structure;
11. That, except for the TPP, any adjustments to the drawings and supporting documents be submitted to the Planning & Development Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: AnnaKatrina Kelly

Questions: 6-0

2. HCLC-22-093

901 E. Cannon St.; Zone A-5/HC/ CD 8  
Applicant/Owner: Ahmad Knich/Alliance Homes

Terrell Heights

<sup>1</sup> A Temporary Protection Plan is a description of potential risks to a historic property that could result from undertaking the proposed work with a plan or explanation as to how those risks will be avoided or mitigated.

Applicant requests a COA to construct a new residence.

<b>Motion By: Cade Lovelace</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 901 E. Cannon Street be <u>approved</u>.</b>
<b>Seconded By: Will Norhern</b>
<b>Questions: 6-0</b>

3. HCLC-22-094      1009 E. Cannon St.; Zone A-5/HC/ CD 8      *Terrell Heights*  
Applicant/Owner: Ahmad Knich/Alliance Homes

Applicant requests a COA to construct a new residence.

<b>Motion By: Rick Herring</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1009 E. Cannon Street be <u>approved</u>.</b>
<b>Seconded By: Cade Lovelace</b>
<b>Questions: 6-0</b>

4. HCLC-22-078      1104 E. Annie St.; Zone A-5/HC/ CD 8      *Terrell Heights*  
Applicant/Owner: Jacqueline Bratton

Applicant requests a COA to demolish a contributing structure.

<b>Motion By: Rick Herring</b>
<b>Motion: That the request for a Certificate of Appropriateness to demolish the non-contributing primary residence at 1104 E. Annie Street be <u>approved</u>.</b>
<b>Seconded By: Cade Lovelace</b>
<b>Questions: 6-0</b>

5. HCLC-22-104      1105 E. Hattie St.; Zone A-5/HC/ CD 8      *Terrell Heights*  
Applicant/Owner: Shiny Homes LLC/Hossein Tavakoli

Applicant requests a COA to construct a new residence.

<b>Motion By: Rick Herring</b>
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**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1105 E. Hattie Street be approved, subject to the following conditions:**

- 1. That siding extend down to 6" above grade;**
- 2. That additional 1/1 windows be incorporated into the side elevations;**
- 3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.**

**Seconded By: AnnaKatrina Kelly**

**Questions: 6-0**

**6. HCLC-22-091      1228 Bessie St.; Zone A-5/HC/ CD 8      *Terrell Heights***  
**Applicant/Owner: Juan Reyes/AKNA Management, Inc.**

Applicant requests a COA to construct a new residence.

**Motion By: Rick Herring**

**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1228 Bessie Street be approved, subject to the following conditions:**

- 1. That the setback be revised to reflect the average setback of historic structures on the block; and**
- 2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.**

**Seconded By: AnnaKatrina Kelly**

**Questions: 6-0**

**7. HCLC-22-095      1319 E. Leuda St.; Zone A-5/HC/ CD 8      *Terrell Heights***  
**Applicant/Owner: Ruben Davila**

Applicant requests a COA to demolish a contributing structure.

**Motion By: Will Northern**

**Motion: That the request for a Certificate of Appropriateness to demolish the non-contributing primary residence at 1319 E. Leuda Street be approved.**

**Seconded By: Rick Herring**

**Questions: 6-0**

**8. HCLC-22-060      1319 E. Tucker St.; Zone A-5/HC/ CD 8      *Terrell Heights***  
**Applicant/Owner: Avocet Ventures, LP**

Applicant requests a COA to construct a new residence.

**Motion By: Will Northern**

**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1319 E. Tucker Street be approved, subject to the following conditions:

1. That the width of the driveway be increased to a minimum of 9’;
2. That the setbacks on the site plan be revised to reflect the average setback of historic structures on the block, and be measured from the parcel boundary to the building face;
3. That the dormers on the roof correspond with a break in the wall plane on the first floor or livable space on the second story;
4. That the number and arrangement of columns on the porch be revised to reflect traditional porch designs along the block;
5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By:** Cade Lovelace

**Questions:** 6-0

**9. HCLC-22-049      1404 E. Cannon St.; Zone A-5/HC /CD 8**  
**Applicant/Owner:** Jose Lara

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By:** Rick Herring

**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1404 E. Cannon Street be approved, subject to the following conditions:

1. That the footprint and setback of the recently approved project at 1400 E. Cannon Street be shown on the contextual site plan;
2. That the recently approved project at 1400 E. Cannon Street be shown on the contextual elevation;
3. That paired windows be separated by at least 4” of trim; and
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By:** Cade Lovelace

**Questions:** 6-0

**10. HCLC-22-105      1408 Lipscomb St.; Zone A-5/HC/ CD 9**  
**Applicant/Owner:** Hayden & Nicole Cassidy

*Fairmount*

Applicant requests a COA to construct a new residence.

**Motion By:** Cade Lovelace

**Motion:** That the request for a Certificate of Appropriateness to construct a new residence at 1408 Lipscomb Street be continued, to allow the applicant to work with Historic Fairmount Neighborhood Association.

**Seconded By:** Anna Katrina Kelly

**Questions:** 6-0

11. HCLC-22-112

1600 E. Hattie St.; Zone A-5/HC/ CD 8  
Applicant/Owner: Ernesto Zepeda/Ralph Page Lloyd

Terrell Heights

Applicant requests a COA to construct a new residence.

Motion By: Rick Herring

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1600 E. Hattie Street be approved, subject to the following conditions:

1. That the setback of the neighboring structure be shown on the contextual site plan;
2. That the driveway width should be noted on the contextual site plan;
3. That the location of the proposed fence be shown on the contextual site plan;
4. That the roof ridge run perpendicular to E. Hattie Street so that it is consistent with traditional roof forms;
5. That the gable ends of the side-gables terminate at the same height;
6. That the right side elevation on sheet A.4 be coordinated with other elevations and the foundation section;
7. That siding extend down to 6" above grade;
8. That the location of the accessory structure be moved closer to the street; and
9. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Will Northern

Questions: 6-0

12. HCLC-22-106

1616 E. Hattie St.; Zone A-5/HC/ CD 8  
Applicant/Owner: Ernesto Zepeda/Ralph Page Lloyd

Terrell Heights

Applicant requests a COA to construct a new residence.

Motion By: Cade Lovelace

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1616 E. Hattie Street be approved, subject to the following conditions:

4. That the setback of the neighboring structure be shown on the contextual site plan;
5. The finished floor height is added to the front elevation;
6. That siding extend down to 6" above grade;
7. A 1/1 window is added to the right elevation;
8. That the window section on page A.6 reflect a projecting sill;
1. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Will Northern

Questions: 6-0

13. HCLC-22-103

128 E. Exchange Ave. #624; Zone SY-HCO-40/ CD 2  
Applicant/Owner: Melt/Texas Cowboy Hall of Fame

Stockyards

Applicant requests a COA to install signage on the Historic Horse & Mule Barns.

Motion By: Anna Katrina Kelly

**Motion: That the request for a Certificate of Appropriateness for waivers from the Stockyards Form-Based Code and Design Guidelines for a projecting sign, wall sign, and window sign be denied without prejudice because the request is inconsistent with the Stockyards Form-Based Code & Design Guidelines and the *Secretary of the Interior's Standards for the Treatment of Historic Properties*; and**

- 1. That the applicant work with Preservation Staff on a practical signage strategy that is compatible with the traditional character of signage within Mule Alley and the character of Alley's setting.**

**Seconded By: Rick Herring**

**Questions: 6-0**

### **III. ADJOURNMENT**

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#### **Executive Session**

The Historic and Cultural Landmarks Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation, or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda.

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## **Annotated Agenda**

### **HISTORIC AND CULTURAL LANDMARKS COMMISSION**

Monday, May 9, 2022  
Work Session 1:00 P.M.  
Public Hearing 2:00 P.M.

#### **In Person**

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

#### **Videoconference**

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e37f7ca1085c02c3906829f2d6caaaf9>

Meeting/ Access Code: 2554 819 0983

#### **Teleconference**

(817) 392-1111 or 1-650-479-3208  
Meeting/ Access Code: 2554 819 0983

#### **Viewing Only**

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99  
City of Fort Worth Website Homepage: [Watch Live Online](#)

To view the docket for this meeting visit: <http://fortworthtexas.gov/calendar/boards/>

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Any member of the public who wishes to address the Commission remotely regarding an item on the listed agenda **must sign up to speak no later than 5:00PM on May 6, 2022**. To sign up, either contact [Alondra Salas-Beltré](mailto:Alondra.Salas@fortworthtexas.gov) at [Alondra.Salas@fortworthtexas.gov](mailto:Alondra.Salas@fortworthtexas.gov) or [817-392-8000](tel:817-392-8000) or register through WebEx per the directions on the City's website above. If you plan to speak in person, you can sign up in person before the meeting begins.

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**COMMISSIONERS :**

Michael Moore	_____
Rick Herring (Chair)	_____
Dimitria Campbell	_____
Armando Piña	_____
Rodger Chieffalo	<u>  X  </u>
AnnaKatrina Kelly	_____
Paris Sánchez	<u>  X  </u>
Steve McCune	<u>  X  </u>
Cade Lovelace	_____
Cory Malone	<u>  X  </u>
Les Edmonds	<u>  X  </u>
Will Northern	_____

**I. WORK SESSION**                      City Council Conference Room 2020

- A.** Overview of Recent New Construction in Historic Districts
- B.** Discussion of items on the agenda.

**II. PUBLIC HEARING**                      City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

- HPO made the following announcements

**Preservation Month**

Celebrate Preservation Month this May by putting a spotlight on the people in our community who are doing the important work saving our places and building our communities through preservation! This year’s theme is People Saving Places. Historic place-savers pour their time, energy, and resources into protecting places they care about, often without recognition. Preservation Month 2022 is for them—a national high-five to everyone doing the great work of saving places in hopes that it will inspire and empower others to do the same. Visit the National Trust for Historic Preservation at [savingplaces.org](http://savingplaces.org) for resources, stories, and special events to help celebrate Preservation Month this year!

**Wood Window Workshop**

With proper maintenance and a few modifications, it’s easy to love your wood windows while saving the environment and your budget — and preserving some of a building’s most important historic features for future generations to enjoy. The City of Fort Worth is partnering with Hull Millwork to host a wood window workshop on Saturday, May 14, from 10 a.m. to noon at Hull Millwork’s workshop, 201 Lipscomb St, Suite 01.

**C. APPROVAL OF APRIL 11, 2022 MEETING MINUTES**

**Motion By:** [Rodger Chieffalo](#)

Motion: That the April 11, 2022 Meeting Minutes be approved.
Seconded By: Steve McCune
Questions: 5-0

**D. CONTINUED CASE**

1. HCLC-22-105      1408 Lipscomb St.; Zone A-5/HC/CD 9      *Fairmount*  
Applicant/Owner: Hayden & Nicole Cassidy

Applicant requests a Certificate of Appropriateness (COA) to construct a new residence.

Motion By: Steve McCune
Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1408 Lipscomb Street be <u>approved</u> , subject to the following conditions:
<ol style="list-style-type: none"> <li>1. That the front porch column design be more consistent with historical examples along the block by including a cap or a taper;</li> <li>2. That the thickness of the wing walls be increased;</li> <li>3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
Seconded By: Rodger Chieffalo
Questions: 5-0

**E. APPEAL CASES**

1. HCLC-22-139      5632 Lester Granger Dr.; Zone A-5/HC/CD 5      *Historic Carver Heights*  
Applicant/Owner: Keith Kidwill

Applicant appeals the decision of the Historic Preservation Officer denying a request for a COA for work that was recently undertaken to replace wood windows with vinyl windows.

Motion By: Steve McCune
<ol style="list-style-type: none"> <li>1. Motion That the request for a Certificate of Appropriateness to retain recently installed vinyl windows be <u>denied</u> because the request is inconsistent with the Historic Carver District Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i>; and</li> <li>2. That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the property and the District.</li> </ol>
Seconded By: Les Edmonds
Questions: 5-0

2. HCLC-22-140      5924 Maceo Ln.; Zone A-5/HC/CD 5      *Historic Carver Heights*  
 Applicant/Owner: Donovan Morant

Applicant appeals the decision of the Historic Preservation Officer denying a request for a COA to install a driveway gate.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness to install a driveway gate <u>be denied</u> because the request is inconsistent with the Historic Carver District Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i>.</b>
<b>Seconded By: Rodger Chieffalo</b>
<b>Questions: 5-0</b>

**F. NEW CASES**

1. HCLC-22-119      963 E. Broadway Ave.; Zone A-5/HC/CD 8      *Terrell Heights*  
 Applicant/Owner: JES Enterprises/Jim Sobczak

Applicant requests a COA to construct a new residence.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 963 E Broadway Street be <u>approved</u>.</b>
<b>Seconded By: Rodger Chieffalo</b>
<b>Questions: 5-0</b>

2. HCLC-22-120      1005 Stella St.; Zone A-5/HC/CD 8      *Terrell Heights*  
 Applicant/Owner: JES Enterprises/Jim Sobczak

Applicant requests a COA to construct a new residence.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1005 Stella Street be <u>approved</u>, subject to the following conditions:</b>
<ol style="list-style-type: none"> <li>1. That the porch columns reflect a more traditional spacing pattern;</li> <li>2. That an additional 1/1 window be incorporated into the right-side elevation;</li> <li>3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
<b>Seconded By: Rodger Chieffalo</b>
<b>Questions: 5-0</b>

3. HCLC-22-141      1016 E. Hattie St.; Zone A-5/HC/CD 8      *Terrell Heights*  
 Applicant/Owner: Mabel Concept LLC/Ayo Akin-Abiodun

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1016 E. Hattie Street be approved, subject to the following conditions:**

1. That the driveway location and layout be made more consistent with historic structures along the block;
2. That the setback of the structure reflect the average setback of historic structures along the block;
3. The building form be adjusted so that there are fewer gables forms;
4. That the roof massing be reduced so that it is consistent with the massing of traditional roof forms along the block;
5. That the roof form be adjusted so that it is consistent with traditional roof forms in the district;
6. That a roof plan be provided to clarify the roof detail;
7. That gable ends terminate at the same height;
8. That window height and placement remain consistent across elevations; and
9. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Steve McCune**

**Questions: 5-0**

**4. HCLC-22-142**

**1020 E. Hattie St.; Zone A-5/HC/CD 8**

*Terrell Heights*

**Applicant/Owner: Mabel Concept LLC/Ayo Akin-Abiodun**

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1020 E. Hattie Street be approved, subject to the following conditions:**

1. That the driveway location and layout be made more consistent with historic structures along the block;
2. That the setback of the structure reflect the average setback of historic structures along the block;
3. That the complexity of the roof form be reduced to be more compatible with historic structures along the block.
4. That a roof plan be provided to clarify the roof detail;
5. That the siding should extend to 6' above base of the foundation;
6. That window height and placement remain consistent across elevations; and

**That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.**

**Seconded By: Steve McCune**

**Questions: 5-0**

**5. HCLC-22-143**

**1107 E. Cannon St.; Zone A-5/HC/CD 8**

*Terrell Heights*

**Applicant/Owner: Ahmad Knich/Alliance Homes**

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

<p><b>Motion:</b> That the request for a Certificate of Appropriateness to construct a new residence at 1107 E. Cannon Street be <u>approved</u>, subject to the following conditions:</p> <ol style="list-style-type: none"> <li>1. That an additional 1/1 window be incorporated into the left side elevations;</li> <li>2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
<p><b>Seconded By:</b> Steve McCune</p>
<p><b>Questions:</b> 5-0</p>

**6. HCLC-22-144      1120 E. Cannon St.; Zone A-5/HC/CD 8      *Terrell Heights***  
**Applicant/Owner: Ahmad Knich/Alliance Homes**

Applicant requests a COA to construct a new residence.

<p><b>Motion By:</b> Les Edmonds</p>
<p><b>Motion:</b> That the request for a Certificate of Appropriateness to construct a new residence at 1120 E Cannon Street be <u>approved</u>, subject to the following conditions:</p> <ol style="list-style-type: none"> <li>1. That the driveway width be noted on the contextual site plan and site plan;</li> <li>2. That an additional 1/1 window be incorporated into the right-side elevation;</li> <li>3. That the front door is oriented to the street;</li> <li>4. That the porch shape is made rectangular and wider than the projecting form, and adjusted to be in line with the front wall;</li> <li>5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
<p><b>Seconded By:</b> Rodger Chieffalo</p>
<p><b>Questions:</b> 5-0</p>

**7. HCLC-22-145      1221 E. Humbolt St.; Zone A-5/HC/CD 8      *Terrell Heights***  
**Applicant/Owner: Ahmad Knich/Alliance Homes**

Applicant requests a COA to construct a new residence.

<p><b>Motion By:</b> Les Edmonds</p>
<p><b>Motion:</b> That the request for a Certificate of Appropriateness to construct a new residence at 1221 E. Humbolt Street be <u>approved with the following conditions:</u></p> <ol style="list-style-type: none"> <li>1. That the driveway width be included on the contextual site plan.</li> <li>2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
<p><b>Seconded By:</b> Steve McCune</p>
<p><b>Questions:</b> 5-0</p>

**8. HCLC-22-146      1316 E. Mulkey St.; Zone A-5/HC/CD 8      *Historic Morningside***  
**Applicant/Owner: Noemi Avelar Ramirez/Murray G. Miller**

Applicant requests a COA to construct a new residence.

<b>Motion By: Steve McCune</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1316 E. Mulkey Street be <u>approved</u>, subject to the following conditions:</b>  <b>1. That the roof pitch be reduced so that it is consistent with traditional pitches along E. Mulkey Street;</b> <b>2. That the orientation of the accessory structure be consistent with the orientation of traditional mid-block accessory structures along E. Mulkey Street; and</b> <b>3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</b>
<b>Seconded By: Rodger Chieffalo</b>
<b>Questions: 5-0</b>

**9. HCLC-22-147      1406 E. Tucker St.; Zone A-5/HC/CD 8      *Terrell Heights***  
**Applicant/Owner: Lubula Dixon Kanyinda/Espire Enterprises**

Applicant requests a COA to construct a new residence.

<b>Motion By: Rodger Chieffalo</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1406 E. Tucker Street be <u>approved</u>.</b>
<b>Seconded By: Steve McCune</b>
<b>Questions: 5-0</b>

**10. HCLC-22-121      1504 E. Terrell Ave.; Zone A-5/HC/CD 8      *Terrell Heights***  
**Applicant/Owner: Jim Sobczak**

Applicant requests a COA to construct a new residence.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1504 E. Terrell Avenue be <u>approved</u>, subject to the following conditions:</b>  <b>1. That the driveway width be reduced to no greater than 12’;</b> <b>2. That the setback of the structure reflect the average setback of historic structures along the block;</b> <b>3. That the contextual site plan details be coordinated with the elevation details;</b> <b>4. That the width of the porch be increased to be more consistent with historic porches along the block;</b> <b>5. That siding extend down to 6” above grade;</b> <b>6. That windows have a 2:1 height to width ratio; and</b> <b>7. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</b>
<b>Seconded By: Steve McCune</b>

Questions: 5-0

11. HCLC-22-009

5601 Lester Granger Dr.; Zone A-5/HC/CD 8  
Applicant/Owner: Jim Sobczak

Historic Carver Heights

Applicant requests a COA to construct a new residence.

Motion By: Rodger Chieffalo

Motion: That the request for a Certificate of Appropriateness to construct a new residence at 5601 Lester Granger be approved, subject to the following conditions:

1. That the driveway width be noted on the plan set;
2. That a roof plan be included in the final drawing set;
3. That additional fenestration be added to the left and right elevations;
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: Les Edmonds

Questions: 5-0

### III. ADJOURNMENT 3:23 PM

#### Executive Session

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## **Annotated Agenda**

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, June 13, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### **In Person**

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
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Fort Worth, Texas 76102

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**COMMISSIONERS :**

Michael Moore	_____
Rick Herring (Chair)	<u>  X  </u>
Dimitria Campbell	_____
Armando Piña	_____
Rodger Chieffalo	<u>  X  </u>
AnnaKatrina Kelly	_____
Paris Sánchez	<u>  X  </u>
Steve McCune	<u>  X  </u>
Cade Lovelace	<u>  X  </u>
Cory Malone	<u>  X  </u>
Les Edmonds	<u>  X  </u>
Will Northern	_____

**WORK SESSION**

City Council Conference Room 2020

- A. Overview of Recent New Construction in Historic Districts
- B. Discussion of items on the agenda.

**II. PUBLIC HEARING**

City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF MAY 9, 2022 MEETING MINUTES**

- a. Consider and Adopt a Resolution Ratifying All Actions Taken by the Historic & Cultural Landmarks Commission from September 1, 2021 to March 14, 2022.

<b>Motion By: Rick Herring</b>
<b>Motion: That the May 9th, 2022 Meeting Minutes be approved.</b>
<b>Seconded By: Steve McCune</b>
<b>Questions: 8-0</b>
<b>Motion By: Rick Herring</b>
<b>Motion: To Adopt a Resolution Ratifying All Actions Taken by the Historic &amp; Cultural Landmarks Commission from September 1, 2021 to March 14, 2022.</b>
<b>Seconded By: Steve McCune</b>
<b>Vote: 8-0</b>

b.

**A. DESIGNATION CASE**

**1. HCLC-22-180      1400 Henderson St.; Zone H/DD**

Historic and Cultural Landmarks Commission  
Agenda for June 13, 2022

*Individual*

**Applicant/Owner: MC Estates, LLC**

The owner requests a recommendation to City Council to consider change the designation of the property located at 1400 Henderson St. from Demolition Delay (DD) to Highly Significant/Endangered (HSE).

<b>Motion By: Rick Herring</b>
<b>Motion: That the HCLC recommend that City Council consider designating the property at 1400 Henderson Street as Highly Significant/ Endangered (HSE) and that the <i>Secretary of the Interior’s Standards for the Treatment of Historic Properties</i> be used when evaluating any proposed future change to the property.</b>
<b>Seconded By: Les Edmonds</b>
<b>Vote: 8-0</b>

**B. APPEAL CASE**

1. **HCLC-22-182**      **2205 Irwin St.; Zone B/HC**      *Mistletoe Heights*  
**Applicant/Owner: David Price**

Applicant appeals the decision of the Historic Preservation Officer denying a request for a Certificate of Appropriateness (COA) to construct a two-story addition and attached two-car garage.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a two-story addition and attached two-car garage <u>be denied</u> because the request is inconsistent with the Mistletoe Heights Historic &amp; Cultural District Guidelines and the <i>Secretary of the Interior’s Standards for the Treatment of Historic Properties</i>; and</b>
<b>That the applicant amend the design in a manner that is consistent with the Mistletoe Heights Historic &amp; Cultural District Guidelines and the <i>Secretary of the Interior’s Standards for the Treatment of Historic Properties</i>.</b>
<b>Seconded By: Rick Herring</b>
<b>Vote: 7-1</b>

**C. WAIVER CASE**

1. **HCLC-22-045**      **5536 Capers Ave.; Zone A-5/HC**      *Historic Carver Heights*  
**Applicant/Owner: David Price**

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace original wood windows with vinyl windows; replace existing siding with plywood siding; and remove original porch columns.

<b>Motion By: Steve Mccune</b>
<b>Motion: That the request for a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace original wood windows with vinyl windows; replace existing siding with plywood siding; and remove original porch columns be continued to the next scheduled HCLC on July 11,2022.</b>
<b>Seconded By: Anna Katrina Kelly</b>
<b>Vote: 8-0</b>

**D. NEW CASES**

- 1. HCLC-22-179      917 E. Tucker St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: Peak Construction**

Applicant requests a COA to construct a new residence.

<b>Motion By: Les Edmonds</b>
<b>Motion: That the request for a Certificate of Appropriateness to That the request for a Certificate of Appropriateness to construct a new residence at 917 E. Tucker Street be <u>approved</u>, subject to the following conditions:</b>
<ol style="list-style-type: none"> <li><b>1. That the porch roof form be consistent with traditional porch roof forms along the block;</b></li> <li><b>2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</b></li> </ol>
<b>Seconded By: Anna Katrina Kelly</b>
<b>Vote: 8-0</b>

- 2. HCLC-22-120      1220 E. Ramsey Ave.; Zone A-5/HC      *Historic Morningside***  
**Applicant/Owner: Tony Salinas**

Applicant requests a COA to construct a new residence.

<b>Motion By: Rick Herring</b>
<b>Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1220 E. Ramsey Avenue be <u>approved</u>, subject to the following conditions:</b>
<ol style="list-style-type: none"> <li><b>1. That the setbacks of the neighboring properties be labeled on the contextual site plan;</b></li> <li><b>2. That the structure be setback to be consistent with the structures on the block face;</b></li> <li><b>3. That the driveway extends along the side of the house, and that at least two parking spaces be shown behind the front wall of the house;</b></li> <li><b>4. That the foundation material be changed to concrete;</b></li> <li><b>5. That the porch depth be increased to at least 6';</b></li> </ol>
<b>Seconded By: Les Edmonds</b>
<b>Vote: 8-0</b>

- 3. HCLC-21-057      1422 Fairmount Ave.; Zone C/HC      *Fairmount***  
**Applicant/Owner: Jim Sobczak**

Applicant requests a COA to construct a new residence.

**Motion By: Cade Lovelace**

That the request for a Certificate of Appropriateness to construct a new residence at 1422 Fairmount Avenue be denied without prejudice to allow the applicant an opportunity to address the following issues with the proposed design:

1. That the setback of neighboring structures be noted on the Plot Plan;
2. That the spacing and massing of the structure be consistent with the traditional pattern of spacing and mass on the site and along the street;
3. That the building massing be reduced so that it is consistent with traditional building massing along the streetscape;
4. That the form of the structure be adjusted so that it is consistent with traditional building forms along the streetscape;
5. That the orientation of the roof form be consistent with the orientation of traditional roof forms along the street;
6. That the roof pitch be increased so that it is consistent with traditional roof pitches on the street;
7. That the dormer be removed from the roof;
8. That the front entrances not be recessed;
9. That the fenestration pattern on the front elevation be consistent with traditional fenestration patterns along the streetscape;
10. That the location of the accessory structure be consistent with the location of traditional accessory structures along the block;
11. That the required alley improvement be depicted and annotated on the site plan; and
12. That any adjustments made to the drawings be submitted to the Development Services Department by Monday, June 20<sup>th</sup> so that the application can be considered at the next scheduled HCLC meeting.

**Seconded By: Anna Katrina Kelly**

**Vote: 8-0**

**4. HCLC-22-181      1530 E. Cannon St.; Zone A-5/HC  
Applicant/Owner: Tony Duran**

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By: Les Edmonds**

**Motion: That the request for a Certificate of Appropriateness to construct a new residence at 1530 E. Cannon Street be approved, subject to the following conditions:**

1. That the distance between the primary structure and accessory structure be confirmed on the plans, and that there be at least 10' of separation between the two structures; and
2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Rick Herring**

**Vote: 8-0**

### **III. ADJOURNMENT 3:14 PM**

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#### **Executive Session**

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## Meeting Agenda

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, July 11, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### In Person

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

### Videoconference

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e4b63bc2354c386de452165c360879409>

Meeting/ Access Code: 2550 070 7935

### Teleconference

(817) 392-1111 or 1-650-479-3208

Meeting/ Access Code: 2558 327 5212

### Viewing Only

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99  
City of Fort Worth Website Homepage: [Watch Live Online](#)

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Any member of the public who wishes to address the Commission remotely regarding an item on the listed agenda must sign up to speak no later than 5:00PM on July 8, 2022. To sign up, either contact Jamie Deangelo at [Jamie.Deangelo@fortworthtexas.gov](mailto:Jamie.Deangelo@fortworthtexas.gov) or 817-392-8000 or register through WebEx per the directions on the City's website above. If you plan to speak in person, you can sign up in person before the meeting begins.

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**COMMISSIONERS :**

Michael Moore	X	
Rick Herring	X	
Dimitria Campbell		
Armando Piña		
Rodger Chieffalo	X	
AnnaKatrina Kelly	X	
Paris Sánchez (Chair)	X	
Steve McCune		
Cade Lovelace		
Cory Malone	X	
Les Edmonds	X	
Will Northern	X	

**I. WORK SESSION** City Council Conference Room 2020

- A. Briefing on upcoming phases of the City’s Historic Resources Survey Update.
- B. Discussion of items on the agenda.

**II. PUBLIC HEARING** City Council Chamber

- A. **CALL TO ORDER:** Statement of Open Meetings Act
- B. **ANNOUNCEMENTS**
- C. **APPROVAL OF JUNE 13, 2022 MEETING MINUTES**

<b>Motion By: AnnaKatrina Kelly</b>
<b>Motion: That the July 11, 2022 Meeting Minutes be approved.</b>
<b>Motion: To Adopt a Resolution Ratifying All Actions Taken by the Historic &amp; Cultural Landmarks Commission from September 1, 2021 to March 14, 2022.</b>
<b>Seconded By: Michael Moore</b>
<b>Vote: 8-0</b>

**A. CONTINUED CASE**

- 1. **HCLC-22-045**      **5536 Capers Ave.; Zone A-5/HC**      *Historic Carver Heights*  
                                  **Applicant/Owner: David Price**

Applicant requests a Certificate of Appropriateness (COA) and a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace original wood windows with vinyl windows; replace existing siding with plywood siding; and remove original porch columns.

<b>Motion By: AnnaKatrina Kelly continue</b>
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Seconded By: Les Edmonds
Vote: 8-0

**B. WAIVER CASE**

1. HCLC-22-216      1034 Glen Garden Dr.; Zone A-5/HC      *Historic Morningside*  
 Applicant/Owner: Jesse Reyes

Applicant requests a waiver from the Historic Morningside District Guidelines for work recently undertaken to install additional paving in the front yard.

Motion By: Michael Moore to continue
<ol style="list-style-type: none"> <li>1. That the request for a Certificate of Appropriateness for a waiver from the Historic Morningside District Guidelines and the <i>Secretary of the Interior’s Standards for the Treatment of Historic Properties</i> to install additional paving in the front yard <u>be denied</u>; and</li> <li>2. That the applicant works with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the site and District.</li> </ol>
Seconded By: AnnaKatrina Kelly
Voted: 8-0

**C. APPEAL CASE**

1. HCLC-22-219      1256 Marion Ave.; Zone A-5/HC      *Historic Morningside*  
 Applicant/Owner: Samantha Olvera

Applicant appeals the decision of the Historic Preservation Officer to deny a request to construct a fence in the front yard

Motion By: Michael Moore to continue
<ol style="list-style-type: none"> <li>1. That the request for a Certificate of Appropriateness to construct a fence in the front yard be <u>denied</u> because the request is inconsistent with the Morningside Historic District Guidelines and the <i>Secretary of the Interior’s Standards for the Treatment of Historic Properties</i>.</li> </ol>
Seconded By: AnnaKatrina Kelly
Voted: 8-0



2. HCLC-22-045      5536 Capers Ave.; Zone A-5/HC  
Applicant/Owner: David Price

*Historic Carver Heights*

Applicant requests a Certificate of Appropriateness (COA) and a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace original wood windows with vinyl windows; replace existing siding with plywood siding; and remove original porch columns.

<b>Motion to reopen: 5536 Capers Ave</b>
<b>Motion: By AnnaKatrina Kelly Deny</b>
<ol style="list-style-type: none"><li>1. That the request for a Certificate of Appropriateness for a waiver from the Historic Carver Heights Design Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> to replace all wood windows with surface-mounted vinyl windows; remove asbestos siding and replace with plywood siding; and remove original porch columns <u>be denied</u>; and</li><li>2. That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the site and District.</li></ol>
<b>Seconded By: Les Edmonds</b>
<b>Passed: 8-0</b>

**D. NEW CASES**

1. HCLC-22-217      957 E. Humbolt St.; Zone A-5/HC  
Applicant/Owner: Gala Custom Homes LLC/Murray Miller

*Terrell Heights*

Applicant requests a COA to construct a new residence.

<b>Motion By: Michael Moore-Approved with Conditions</b>
<b>That the request for a Certificate of Appropriateness to construct a new residence at 957 E Humbolt Street be <u>approved</u>, subject to the following conditions:</b> <ol style="list-style-type: none"><li>1. That the roof pitch be lowered;</li><li>2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li></ol>
<b>Seconded By: Rodger Chieffalo</b>
<b>Passed: 8-0</b>

2. HCLC-22-215      1511 E. Cannon St.; Zone A-5/HC  
Applicant/Owner: Ever Vargas

*Terrell Heights*

Applicant requests a COA to construct a new residence.

**Motion By: Michael Moore-approve with conditions**

**That the request for a Certificate of Appropriateness to construct a new residence at 1511 E. Cannon Street be approved, subject to the following conditions:**

- 1. That the building footprint on the contextual site plan be updated to reflect the revised design;**
- 2. That the roof plan and elevation drawings be coordinated, and that the roof pitch be depicted accurately;**
- 3. That the porch column be moved to the corner of the porch;**
- 4. That the window dimensions on the front façade be consistent;**
- 5. That additional fenestration be added to the left elevation; and add: pilaster be relocated/ column be moved/ column material be different.**
- 6. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.**

**Seconded By: Will Northern**

**Passed: 8-0**

### **III. ADJOURNMENT : 3 :14 P.M.**

#### **Executive Session**

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## Meeting Agenda

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, August 8, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### In Person

Work Session:

City Council Conference Room 2020

200 Texas Street

2nd Floor – City Hall

Fort Worth, Texas 76102

Public Hearing:

City Council Chamber

200 Texas Street

2nd Floor – City Hall

Fort Worth, Texas 76102

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Meeting/ Access Code: 2553 131 3467

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**COMMISSIONERS :**

Michael Moore	<u>  x  </u>	_____
Rick Herring	<u>  x  </u>	_____
Dimitria Campbell	_____	_____
Armando Piña	_____	_____
Rodger Chieffalo	<u>  x  </u>	_____
AnnaKatrina Kelly	<u>  x  </u>	_____
Paris Sánchez (Chair)	<u>  x  </u>	_____
Steve McCune	<u>  x  </u>	_____
Cade Lovelace	_____	_____
Cory Malone	<u>  x  </u>	_____
Les Edmonds	<u>  x  </u>	_____
Will Northern	<u>  x  </u>	_____

**I. WORK SESSION** City Council Conference Room 2020

**A.** Discussion of items on the agenda.

**II. PUBLIC HEARING** City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF JULY 11, 2022 MEETING MINUTES**

<b>Motion By: Steve McCune</b>
<b>Motion: that July 11, 2022 Meeting Minutes be approved.</b>
<b>Seconded By: Will Northern</b>
<b>Vote: 9-0</b>

**D. CONTINUED CASES**

1. HCLC-22-216      1034 Glen Garden Dr.; Zone A-5/HC      *Historic Morningside*  
 Applicant/Owner: Jesse Reyes

<b>Motion By: Rick Herring</b>
--------------------------------

1. That the request for a Certificate of Appropriateness for a waiver from the Historic Morningside District Guidelines and the *Secretary of the Interior's Standards for the Treatment of Historic Properties* to install additional paving in the front yard be denied; and
2. That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the site and District.

Seconded By: Rodger Chieffalo

Vote: 9-0

Applicant requests a waiver from the Historic Morningside District Guidelines and a Certificate of Appropriateness (COA) for work recently undertaken to install additional paving in the front yard.

2. HCLC-22-219      1256 Marion Ave.; Zone A-5/HC  
 Applicant/Owner: Samantha Olvera

*Historic Morningside*

Motion By: Anna Katrina Kelly

1. That the request for a Certificate of Appropriateness to construct a fence in the front yard be denied because the request is inconsistent with the Historic Morningside Historic District Guidelines and the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

Seconded By: Rick Herring

Vote: 9-0

Applicant appeals the decision of the Historic Preservation Officer and requests a COA to construct a fence in the front yard.

## E. WAIVER CASES

1. HCLC-22-248      1550 College Ave.; Zone C/HC  
 Applicant/Owner: Alex Boshart

*Fairmount*

Motion By: Les Edmonds

1. That the request for a Certificate of Appropriateness for a waiver from the Fairmount Historic District Guidelines and the *Secretary of the Interior's Standards for the Treatment of Historic Properties* to install 7" cement siding be denied; and
2. That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the site and District.

Seconded By: Michael Moore

Vote: 9-0

Applicant requests a waiver from the Fairmount District Standards & Guidelines for work recently undertaken to replace original wood siding with hardie-plank siding.

2. HCLC-22-220      6009 Maceo Lane.; Zone A-5/HC  
Applicant/Owner: Norma Giron

*Historic Carver Heights*

Motion By: No Motion
Case continued to the September HCLC meeting.
Vote: 9-0

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to paint unpainted masonry columns.

**F. NEW CASES**

1. HCLC-22-232      1405 E. Tucker St.; Zone A-5/HC  
Applicant/Owner: Jim Sobeczak

*Terrell Heights*

Motion By: Rick Herring
That the request for a Certificate of Appropriateness to construct a new residence at 1405 E. Tucker Street be <u>approved</u> .
Seconded By: AnnaKatrina Kelly
Vote: 9-0

Applicant requests a Certificate of Appropriateness (COA) to construct a new residence.

2. HCLC-22-233      1409 E. Tucker St.; Zone A-5/HC  
Applicant/Owner: Jim Sobeczak

*Terrell Heights*

Motion By: Michael Moore
That the request for a Certificate of Appropriateness to construct a new residence at 1409 E. Tucker Street be <u>approved</u> , subject to the following conditions:  <ol style="list-style-type: none"> <li>1. That the setback be measured to the front building face;</li> <li>2. That all windows should be in a 2:1 height to width ratio and have symmetrical sill heights;</li> <li>3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
Seconded By: Les Edmonds
Vote: 9-0

Applicant requests a COA to construct a new residence.

3. HCLC-22-214      1321 E. Leuda St.; Zone A-5/HC  
Applicant/Owner: Heather Kelley

*Terrell Heights*

**Motion By: Michael Moore**

That the request for a Certificate of Appropriateness to construct a new residence at 1321 E. Leuda Street be approved, subject to the following conditions:

1. That the setback be measured to the front building face;
2. That the building be placed at a 20' setback;
3. That the porch roof be adjusted to an open eave;
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Will Northern**

**Vote: 9-0**

Applicant requests a COA to construct a new residence.

4. HCLC-22-236      1410 E. Cannon St.; Zone A-5/HC  
Applicant/Owner: Wendell Ormiston/Mitchell Young

*Terrell Heights*

**Motion By: Rick Herring**

That the request for a Certificate of Appropriateness to construct a new residence at 1410 E Cannon Street be approved, subject to the following conditions:

1. That the porch roof form be simplified so that it is generally compatible with traditional porch roof forms in the surrounding context;
2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

**Seconded By: Michael Moore**

**Vote: 9-0**

Applicant requests a COA to construct a new residence.

5. HCLC-22-244      1529 E. Cannon St.; Zone A-5/HC  
Applicant/Owner: Wendell Ormiston/Mitchell Young

*Terrell Heights*

**Motion By: Les Edmonds**

That the request for a Certificate of Appropriateness to construct a new residence at 1529 E Cannon Street be approved.

**Seconded By: Will Northern**

**Vote: 9-0**

Applicant requests a COA to construct a new residence.

6. HCLC-22-247

1424 Bessie St.; Zone A-5/HC

Terrell Heights

Applicant/Owner: Maxshield Services, LLC/Olusoji Ojerinde

Motion By: Steve McCune

That the request for a Certificate of Appropriateness to construct a new residence at 1424 Bessie Street be approved, subject to the following conditions:

1. That the setback be noted clearly on the plans;
2. That the driveway be moved to a more appropriate location consistent with the historic context;
3. That the roof pitch be labeled on the plan set;
4. That the plate height be consistent with traditional plate heights in the immediate surrounding context;
5. That the front gable be associated with a projecting form;
6. That siding extend down to 6" above grade;
7. That the porch form be consistent with traditional porch forms in the immediate surrounding context;
8. That additional fenestration be added to the street-facing elevations;
9. That all windows should be in a 2:1 height to width ratio and have symmetrical sill heights;
10. That additional fenestration be added to the east elevation; and
11. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: AnnaKatrina Kelly

Vote: 9-0

Applicant requests a COA to construct a new residence.

7. HCLC-22-046

1622 E. Leuda St.; Zone A-5/HC

Terrell Heights

Applicant/Owner: Ascend Builders, LLC/Joseph W. Boston, Jr.

Motion By: Michael Moore

That the request for a Certificate of Appropriateness to construct a new residence at 1622 E Leuda Street be approved, subject to the following conditions:

1. That the width of the porch columns be reduced to a size more consistent with historic porch columns on the block;
2. That the windows on the front, right, and left elevations be revised to be in a 2:1 height to width ratio;
3. That the rear door frame be separated from the rear wall windows; and
4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.

Seconded By: AnnaKatrina Kelly

Vote: 9-0



Applicant requests a COA to construct a new residence.

**G. DEMOLITION CASES**

1. **HCLC-22-251**     **428 Hemphill St.; Zone NS-T5 (DD)**     *Individual*  
**Applicant: Keeley Acquisitions, Inc.**

<b>Motion By: Will Northern</b>
<p>That the request for a Certificate of Appropriateness for the partial demolition of the Natatorium Laundry Building at 428 Hemphill Street be approved with documentation of the structure to be in accordance with HABS Guidelines, Recording Historic Structures and Sites with HABS Measured Drawings, U.S. Department of the Interior, NPS (2020) as coordinated with the HPO;</p> <p>That the issuance of a COA be delayed for <u>150</u> days to afford an opportunity for the following exchange of information:</p> <p>a. The owner to consider obtaining accurate estimates for rehabilitating the historic facades on Hemphill and W Peter Smith and continue to work through finalizing the site plan and requirements for the UDC.</p> <p>That if demolition is pursued, that a salvage plan be prepared and coordinated with interested local partners so that as many original materials as possible are retained for use in other historic properties;</p> <p>b. That the documentation of the building be submitted to the Planning &amp; Development Department prior to the demolition of the structure; and</p> <p>That staff report back to the HCLC with an information report that summarizes the progress made in the search for alternatives prior to the expiry of the delay period</p>
<b>Seconded By: Michael Moore</b>
<b>Vote: 6-2</b>

Applicant requests a COA to demolish the majority of the structure.

**III. ADJOURNMENT 4:53 P.M.**

**Executive Session**

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## Meeting Minutes

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, September 12, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### In Person

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Any member of the public who wishes to address the Commission remotely regarding an item on the listed agenda **must sign up to speak no later than 5:00PM on September 11, 2022**. To sign up, either contact **Anna Baker** at [Anna.Baker@fortworthtexas.gov](mailto:Anna.Baker@fortworthtexas.gov) or **817-392-8000** or register through WebEx per the directions on the City's website above. If you plan to speak in person, you can sign up in person before the meeting begins.

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## **E. TAX CASES**

1. **HCLC-22-275**      **2342 Harrison Ave.; Zone A-5/HC**      *Mistletoe Heights*  
**Applicant/Owner: Melissa and Sanjay Konur**

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.

Motion by:	Edmonds
Motion:	Approve
Seconded by:	Kelly
Vote:	7-0

2. **HCLC-22-276**      **5533 Capers Ave.; Zone A-5/HC**      *Historic Carver Heights*  
**Applicant/Owner: Tommy Jones**

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.

Motion by:	Edmonds
Motion:	Approve
Seconded by:	Kelly
Vote:	8-0

## **F. WAIVER CASES**

1. **HCLC-22-277**      **1062 E. Terrell Ave.; Zone A-5/HC**      *Terrell Heights*  
**Applicant/Owner: Daniel Trevizo**

Applicant requests a waiver from the Terrell Heights District Guidelines for work recently undertaken to replace wood windows with vinyl windows and proposed work to replace additional wood windows with vinyl windows.

Motion by:	Kelly
Motion:	Deny
Seconded by:	Edmonds
Vote:	7-1

2. **HCLC-22-278**      **2320 Flemming Dr.; Zone A-5/HC**      *Historic Carver Heights*  
**Applicant/Owner: Mildred Marshall**

Applicant requests a waiver from **the Historic Carver Heights District Guidelines** for work recently undertaken to replace wood windows with vinyl windows.

Motion by:	Lovelace
Motion:	Continue
Seconded by:	Kelly
Vote:	8-0

## **G. APPEAL CASE**

1. **HCLC-22-273**      **1036 E. Morningside Dr.; Zone A-5/HC**      *Historic Morningside*  
**Applicant/Owner: Andre Tucker**

Applicant appeals the decision of the Historic Preservation Officer and requests a Certificate of Appropriateness (COA) to retain work that was recently undertaken to replace wood windows with vinyl windows, alter the fenestration pattern, and paint unpainted masonry.

Motion by:	Moore
Motion:	Deny
Seconded by:	Edmonds
Vote:	8-0

**H. NEW CASES**

1. **HCLC-22-268**      **1123 E. Annie St.; Zone A-5/HC**      *Terrell Heights*  
**Applicant/Owner: Habitat for Humanity/Christine Panagopoulos**

Applicant requests a COA to construct a new residence.

Motion by:	Moore
Motion:	<b>That the request for a Certificate of Appropriateness to construct a new residence at 1123 E. Annie Street be <u>approved</u>, subject to the following conditions:</b>  <ol style="list-style-type: none"> <li>1. That the column style be made more consistent with historic structures along the block; and</li> <li>2. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
Seconded by:	Chieffalo
Vote:	8-0

2. **HCLC-22-265**      **1205 E. Humbolt St.; Zone A-5/HC**      *Terrell Heights*  
**Applicant/Owner: Habitat for Humanity/Christine Panagopoulos**

Applicant requests a COA to construct a new residence.

Motion by:	Oliver
Motion:	<b>That the request for a Certificate of Appropriateness to construct a new residence at 1205 E. Humbolt Street be <u>approved</u>, subject to the following conditions:</b>  <ol style="list-style-type: none"> <li>1. That the setback be revised to reflect the average of historic structures along the block;</li> <li>2. That the column style be made more consistent with historic structures along the block; and</li> <li>3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
Seconded by:	Kelly
Vote:	8-0

3. **HCLC-22-280**      **1310 Bessie St.; Zone A-5/HC**      *Terrell Heights*  
**Applicant/Owner: Brablio Sifuentes**

Applicant requests a COA to construct a new residence.

Motion by:	Moore
Motion:	<b>That the request for a Certificate of Appropriateness to construct a new residence at 1310 Bessie Street be <u>approved</u>, subject to the following conditions:</b>  <ol style="list-style-type: none"> <li>1. That the structure be pulled up in line with the structure to the east;</li> <li>2. That an additional window be incorporated into the left side elevation and;</li> <li>3. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.</li> </ol>
Seconded by:	Chieffalo
Vote:	8-0

**4. HCLC-22-281**

**1021 E. Lowden St.; Zone A-5/HC  
Applicant/Owner: Maria de Lourdes Gallegos**

*Historic Morningside*

Applicant requests a COA to construct a new residence

Motion by:	Moore
Motion:	Approve
Seconded by:	Edmonds
Vote:	8-0

**III. ADJOURNMENT**

**Executive Session**

The Historic and Cultural Landmarks Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation, or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda.

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## Meeting Agenda

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, October 10, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### In Person

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

### Videoconference

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=eb7e8c16a4129eb567369ba9294fd4d62>

Meeting/ Access Code: 2555 624 0611

### Teleconference

(817) 392-1111 or 1-650-479-3208  
Meeting/ Access Code: 2558 327 5212

### Viewing Only

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99  
City of Fort Worth Website Homepage: [Watch Live Online](#)

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**COMMISSIONERS:**

Paris Sanchez (Chair)	_____	_____
Michael Moore	_____	_____
Rick Herring	_____	_____
Dimitria Campbell	_____	_____
Armando Piña	_____	_____
Rodger Chieffalo	_____	_____
AnnaKatrina Kelly	_____	_____
Cade Lovelace	_____	_____
Will Northern	_____	_____
Cory Malone	_____	_____
Les Edmonds	_____	_____
Thomas Oliver	_____	_____

**I. WORK SESSION** City Council Conference Room 2020

**A.** Discussion of items on the agenda

**II. PUBLIC HEARING** City Council Chamber

**A. CALL TO ORDER:** Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF SEPTEMBER 12, 2022 MEETING MINUTES**

**D. CONTINUED CASES**

**1. HCLC-22-220      6009 Maceo Lane.; Zone A-5/HC      *Historic Carver Heights***  
**Applicant/Owner: Norma Giron**

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to paint unpainted masonry.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**2. HCLC-22-278**

**2320 Flemming Dr.; Zone A-5/HC  
Applicant/Owner: Mildred Marshall**

*Historic Carver Heights*

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace wood windows with vinyl windows.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**E. TAX CASE**

**1. HCLC-22-324**

**1315 7<sup>TH</sup> Ave.; Zone C/HC  
Applicant/Owner: Peter Newburn**

*Fairmount*

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**F. WAIVER CASES**

**1. HCLC-22-326**

**122 E Exchange Ave.; Zone SY-HCO-4/HC  
Applicant/Owner: Tim Love**

*Stockyards*

Applicant requests the following waivers from the Stockyards Form- Based Code and Design Guidelines for a projecting sign:

- A waiver to exceed the maximum area permitted for a projecting sign (36 square feet), to allow up to 45.5 square feet of sign area.
- A waiver to exceed the maximum height permitted for a projecting sign (6 feet), to allow up to 15 feet, 2 inches of height.
- A waiver to exceed the maximum sign depth for a projecting sign (1 foot), to allow up to 3 feet of sign depth.
- A waiver to allow the top of the projecting sign to exceed the top of a one-story building by more than the maximum projecting height of two feet, to allow a projection of up to 5 feet, 2 inches above the parapet.
- A waiver to allow a projecting sign to be placed higher than the maximum of 24 feet above the sidewalk, to allow a height of up to 24 feet, 7 inches.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**G. NEW CASES**

- 1. HCLC-22-325      1033 E Cannon St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: FT Worth Trinity Homes LLC/Hamid D Reza**

Applicant requests a Certificate of Appropriateness (COA) to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

- 2. HCLC-22-320      1103 E Leuda St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: Daniel Rivera/Beatriz Maria Rivera**

Applicant requests a COA to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

- 3. HCLC-22-092      1105 Verbena St.; Zone NS-T4NR/HC      *Terrell Heights***  
**Applicant/Owner: Peter Torres/EARTC Home Improvements**

Applicant requests a COA to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**4. HCLC-22-321****1116 E Cannon St.; Zone A-5/HC  
Applicant/Owner: Xiomara Roa/Luis Pardo***Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**5. HCLC-22-322****1127 E Cannon St.; Zone A-5/HC  
Applicant/Owner: Jose Ricardo Rodriguez Vera***Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**6. HCLC-22-284****1213 E Humbolt St.; Zone A-5/HC  
Applicant/Owner: Christine Panagopoulos/Habitat for Humanity***Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**7. HCLC-22-305****1322 E Tucker St.; Zone A-5/HC  
Applicant/Owner: Kara Martinet***Terrell Heights*

Applicant requests a COA to construct a new residence.

Motion:						By:	
						2 <sup>nd</sup> :	
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver
	Dimitria Campbell	District-3		Cade Lovelace	District-9		
Final Vote:							

**H. DEMOLITION CASES**

**1. HCLC-22-318      910 E Mulkey St.; A-5/HC  
Applicant/Owner: Housing Channel**

*Morningside*

Applicant requests a COA to demolish the primary structure.

Motion:						By:		
						2 <sup>nd</sup> :		
	Paris Sanchez	Chair		Armando Piña	District-4		Cory Malone	District-10
	Michael Moore	District-1		Rodger Chieffalo	District-5		Les Esmonds	District-11
	Rick Herring	District-2		AnnaKatrina Kelly	District-6		Thomas Oliver	District-12
	Dimitria Campbell	District-3		Cade Lovelace	District-9			
Final Vote:								

**III. ADJOURNMENT**

**Executive Session**


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<p>I, the undersigned authority, do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time <u>Friday, October 07, 2022 at 11:20 a.m.</u> and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.</p>	 City Secretary for the City of Fort Worth, Texas
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## Meeting Minutes

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, November 14, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### In Person

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
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Fort Worth, Texas 76102

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<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e8bfcec0412a97013947e18524ad28eee>

Meeting/ Access Code: 2553 705 8697

### Teleconference

(817) 392-1111 or 1-650-479-3208  
Meeting/ Access Code: 2553 705 8697

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City of Fort Worth Website Homepage: [Watch Live Online](#)

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**COMMISSIONERS :**

Paris Sanchez (Chair)	<u>    X    </u>	_____
Michael Moore	<u>          </u>	_____
Rick Herring	<u>    X    </u>	_____
Dimitria Campbell	<u>          </u>	_____
Armando Piña	<u>          </u>	_____
Rodger Chieffalo	<u>    X    </u>	_____
AnnaKatrina Kelly	<u>    X    </u>	_____
Cade Lovelace	<u>          </u>	_____
Will Northern	<u>    X    </u>	_____
Cory Malone	<u>          </u>	_____
Les Edmonds	<u>          </u>	_____
Thomas Oliver	<u>    X    </u>	_____

**I. WORK SESSION                      City Council Conference Room 2020**

- A. Discussion of items on the agenda
- B. Presentation on 813 E. 9<sup>th</sup> Street - King Candy Co. Building

**II. PUBLIC HEARING                      City Council Chamber**

- A. **CALL TO ORDER:**              Statement of Open Meetings Act
- B. **ANNOUNCEMENTS**
- C. **APPROVAL OF OCTOBER 10, 2022 MEETING MINUTES**

Motion to:	<a href="#">Approve of October 10, 2022 Meeting Minutes</a>
Motion by:	Herring
Second:	Northern
Final Vote	6-0

**D. CONTINUED CASE**

- 1. **HCLC-22-278      2320 Flemming Dr.; Zone A-5/HC                      *Historic Carver Heights***  
**Applicant/Owner: Mildred Marshall**

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace wood windows with vinyl windows.

Motion to:	Continued to next month- no quorum
Motion by:	
Second:	
Final Vote:	
Recused:	Kelly, Sanchez
Temp Chair:	Herring

### **E. TAX CASES**

- 1. HCLC-22-355      1213 Carlock St.; Zone B/HC      *Fairmount***  
**Applicant/Owner: George Robinson**

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.

Motion:	That the eligible work undertaken is certified to meet the requirements of the City of Fort Worth Zoning Ordinance and that the Historic and Cultural Landmarks Commission recommend that City Council consider <b>approving</b> the request for the Historic Site Tax Exemption – Verification, for the property located at 1213 Carlock Street.
Motion by:	Oliver
Second:	Chieffalo
Final Vote	6-0

- 2. HCLC-22-356      1950 Lipscomb St.; Zone B/HC      *Fairmount***  
**Applicant/Owner: Tonyfield Homes, LLC**

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.

Motion:	That the eligible work undertaken is certified to meet the requirements of the City of Fort Worth Zoning Ordinance and that the Historic and Cultural Landmarks Commission recommend that City Council consider <b>approving</b> the request for the Historic Site Tax Exemption – Verification, for the property located at 1950 Lipscomb Street.
Motion by:	Oliver
Second:	Chieffalo
Final Vote	6-0

\*HCLC22-355 and HCLC-22-356 called together and approved in a single motion.

### **F. DESIGNATION CASE**

- 1. HCLC-22-357      4445 Rolling Hills Dr.; Zone A-10      *Individual***  
**Applicant/Owner: Alyssa Banta Revocable Trust**

The owner requests a recommendation to City Council to consider designating the property located at 4445 Rolling Hills Drive as a Historic & Cultural Landmark (HC).

Motion:	That the HCLC <b>recommend</b> that City Council consider designating the property at 4445 Rolling Hills Drive as a Historic & Cultural Landmark (HC) and that the Secretary of the Interior’s Standards for the Treatment of Historic Properties be used when evaluating any proposed future change to the property.
Motion by:	Herring



Second:	Chieffalo
Final Vote	6-0

**G. REASONABLE REHABILITATION CASE**

1. **HCLC-22-279 5301 Houghton Ave.; Zone E/HC** *Individual*  
**Applicant/Owner: City of Fort Worth/Propel Enterprises LLC**

The City of Fort Worth Development Services Department requests a determination as to whether the primary structure located at 5301 Houghton Ave. can be reasonably rehabilitated to remain as a property contributing to the City of Fort Worth's historic heritage

Motion:	<a href="#">That the structure located at 5301 Houghton Avenue <b>can be reasonably rehabilitated</b> to remain as a property contributing to the City of Fort Worth's historic heritage.</a>
Motion by:	Herring
Second:	Oliver
Final Vote	6-0

2. **HCLC-22-358 1212 Colvin Ave.; Zone A-5/HC** *Historic Morningside*  
**Applicant/Owner: Daniel Rivera/Beatriz Maria Rivera**

The City of Fort Worth Development Services Department requests a determination as to whether the primary structure located at 1212 Colvin Ave. can be reasonably rehabilitated to remain as a property contributing to the City of Fort Worth's historic heritage.

Initial Motion and Vote	
Motion:	<a href="#">1. That the primary structure located at 1212 Colvin Ave. <b>cannot be reasonably rehabilitated</b> to remain as a property contributing to the City of Fort Worth's historic heritage; and</a>  <a href="#">2. That the applicant and Development Services should seek options for salvage of historic materials.</a>
Motion by:	Northern
Second:	Chieffalo
Final Vote:	4-2, motion fails

Final Motion and Vote	
Motion:	<a href="#">Continue to next month's meeting</a>
Motion by:	Herring
Second:	Chieffalo
Final Vote	6-0

**H. WAIVER CASE**

1. **HCLC-22-088 2109 Flemming Dr.; Zone A-5/HC** *Historic Carver Heights*  
**Applicant/Owner: Sterling Bates**

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace aluminum windows with vinyl windows

Motion:	That the request for a Certificate of Appropriateness for a waiver from the Historic Carver Heights District Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> to replace aluminum windows with vinyl windows <b>be denied</b> ; and  2. That the applicant work with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the site and District.
Motion by:	Herring
Second:	Chieffalo
Final Vote	6-0

## **I. NEW CASES**

1. **HCLC-22-359**     **221 W. Lancaster Ave.; Zone H/HC**     *Individual*  
**Applicant/Owner: Downtown Fort Worth, Inc.**

Applicant requests a Certificate of Appropriateness (COA) to install a new sign package and undertake pedestrian improvements within the site and setting surrounding the T&P Lofts building.

Motion:	That the Application for a Certificate of Appropriateness install a new sign package and make changes to the setting of the T&P Lofts building <b>be approved</b> .
Motion by:	Northern
Second:	Chieffalo
Final Vote	6-0

2. **HCLC-22-354**     **2513 Rodeo Plaza.; Zone SY-HSH-40**     *Stockyards*  
**Applicant/Owner: Bennett Partners**

Applicant requests a COA to install a sculpture in Rodeo Plaza in an area located north of the Exhibits Building.

Motion:	<b>Continue to next month's meeting</b>
Motion by:	Herring
Second:	Chieffalo
Final Vote	6-0

3. **HCLC-22-360**     **958 Page St.; Zone B/HC**     *Individual/Elizabeth Blvd*  
**Applicant/Owner: Fort Worth ISD**

Applicant requests a COA to install a monument sign and undertake pedestrian improvements within the property's site and setting.

Motion:	That the request for a Certificate of Appropriateness to install a monument sign and make alterations to the property's site <b>be approved</b>
Motion by:	Oliver
Second:	Chieffalo
Final Vote	5-0
Recused:	Sanchez,
Temp Chair:	Herring

4. **HCLC-22-341**     **1001 E. Hattie St.; Zone A-5/HC**     *Terrell Heights*  
**Applicant/Owner: Wendell Ormiston**

Applicant requests a COA to construct a new residence

Motion:	That the request for a Certificate of Appropriateness to construct a new residence at 1001 E Hattie Street <b><u>be approved, subject to the following conditions:</u></b> 1. That the house be pulled up in line with the residence next door; 2. That the width of the driveway be included on the contextual site plan; 3. That the building height should be included on the plans; 4. That the porch columns be simplified to square posts; 5. That the window material be noted on the plans and; 6. That the exposure of the engineered lap siding be included on the plans. 7. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.
Motion by:	Herring
Second:	Oliver
Final Vote	6-0

**5. HCLC-22-299      1234 Stella St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: Wendell Ormiston**

Applicant requests a COA to construct a new residence.

Motion:	That the request for a Certificate of Appropriateness to construct a new residence at 1234 Stella Street <b><u>be approved, subject to the following conditions:</u></b> 1. That the setback be revised to be in line with the structure next door; 2. That the porch design be revised to reflect a more typical porch design in the surrounding area; 3. That the window material be included on the plans; 4. The front windows be altered to two sets of paired windows and; 5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.
Motion by:	Oliver
Second:	Herring
Final Vote	6-0

**6. HCLC-22-334      1112 E. Hattie St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: Xiomara Roa**

Applicant requests a COA to construct a new residence.

Motion:	That the request for a Certificate of Appropriateness to construct a new residence at 1112 E Hattie Street <b><u>be approved, subject to the following conditions:</u></b> 1. That the setback be revised to reflect the average setback of historic structures along the block; 2. That the roof plan be revised to match the eave details in the elevations; 3. That the windows on the side elevations be in a 2:1 height to width ratio; 4. That the placement of the windows on the front façade be revised; 5. That the exposure of the engineered lap siding be noted on the plans; and 6. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.
Motion by:	Herring
Second:	Oliver
Final Vote	6-0

**7. HCLC-22-361      1510 E. Leuda St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: Juan Reyes/Reyco Contractors, LLC**

Applicant requests a COA to construct a new residence.

Motion:	That the request for a Certificate of Appropriateness to construct a new residence at 1510 E Hattie Street be <b>approved, subject to the following conditions</b> : 1. That the setback be revised to reflect the average setback of historic structures along the block; 2. That the porch height be clarified on the plan set; 3. That the ridge height be added to the elevations; 4. That the siding extend down to 6" above grade; and 5. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.
Motion by:	Oliver
Second:	Chieffalo
Final Vote	6-0

8. HCLC-22-353

1063 Illinois Ave.; Zone A-5/HC

Terrell Heights

Applicant/Owner: Prestigious Financial Solutions LLC

Applicant requests a COA to construct a new residence.

Motion:	That the request for a Certificate of Appropriateness to construct a new residence at 1063 Illinois Avenue be <b>denied without prejudice</b> , so that the applicant has the opportunity to address the following issues with the proposed design: 1. That the building mass be reduced so that is consistent with traditional structures on the block; 2. That the building's design be adjusted so that it is compatible with traditional architecture within the surrounding context; 3. That the building's footprint be reduced so that it is consistent with traditional building footprints on the block; and 4. That the fenestration pattern, including entrances, be adjusted so that they reflect traditional fenestration patterns in the district.
Motion by:	Herring
Second:	Oliver
Final Vote	6-0

### III. ADJOURNMENT

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#### Executive Session

The Historic and Cultural Landmarks Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation, or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda.

#### ASSISTANCE AT THE PUBLIC MEETINGS:

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#### ASISTENCIA EN REUNIONES PUBLICAS:

Este sitio de reunión es accesible con silla de ruedas. Se solicita a las personas con discapacidades que planean asistir a esta reunión y que necesitan acomodaciones, ayudas auxiliares o servicios tales como intérpretes,

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lectores o impresiones con letra grande, que se comuniquen con el Coordinador de la Asociación Americana de Discapitados (ADA) de la Ciudad llamando al teléfono (817) 392-8552 o por correo electrónico a ADA@FortWorthTexas.gov por lo menos 48 horas antes de la reunión, de modo que puedan hacerse los arreglos adecuados. Si la Municipalidad no recibe una notificación por lo menos 48 horas antes de la reunión, ésta hará un intento razonable para proporcionar las acomodaciones necesarias.



## Meeting Agenda

HISTORIC AND CULTURAL LANDMARKS COMMISSION

Monday, December 12, 2022

Work Session 1:00 P.M.

Public Hearing 2:00 P.M.

### In Person

Work Session:  
City Council Conference Room 2020  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

Public Hearing:  
City Council Chamber  
200 Texas Street  
2nd Floor – City Hall  
Fort Worth, Texas 76102

### Videoconference

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=ebbda09a5d7271a61e37e943fc6f847d8>

Meeting/ Access Code: 2558 018 8975

### Teleconference

(817) 392-1111 or 1-650-479-3208  
Meeting/ Access Code: 2553 705 8697

### Viewing Only

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99  
City of Fort Worth Website Homepage: [Watch Live Online](#)

To view the docket for this meeting visit: <http://fortworthtexas.gov/calendar/boards/>

This meeting will be **held in-person with the option to participate remotely** by videoconference or teleconference. The meeting will be available for viewing through WebEx, the City's Website and FW Television.

The location identified on this agenda is the location at which the presiding officer will be physically present and presiding over the meeting. Members of the Historic and Cultural Landmarks Commission may be attending remotely in compliance with the Texas Open Meetings Act.

Any member of the public who wishes to address the Commission remotely regarding an item on the listed agenda **must sign up to speak no later than 10:00AM on December 12, 2022**. To sign up, either contact **Anna Baker** at [Anna.Baker@fortworthtexas.gov](mailto:Anna.Baker@fortworthtexas.gov) or **817-392-8000** or register through WebEx per the directions on the City's website above. If you plan to speak in person, you can sign up in person before the meeting begins.

Please note that the City of Fort Worth is using a third-party vendor to assist with City meetings. If there are service interruptions, including call in number changes, we will provide alternative call in numbers on our website whenever possible.

**COMMISSIONERS :**

Paris Sanchez (Chair)	<u>  X  </u>	_____
Michael Moore	<u>  X  </u>	_____
Rick Herring	_____	_____
Dimitria Campbell	_____	_____
Armando Piña	_____	_____
Rodger Chieffalo	<u>  X  </u>	_____
AnnaKatrina Kelly	<u>  X  </u>	_____
Cade Lovelace	_____	_____
Will Northern	_____	_____
Cory Malone	<u>  X  </u>	_____
Les Edmonds	<u>  X  </u>	_____
Thomas Oliver	<u>  X  </u>	_____

**I. WORK SESSION                      City Council Conference Room 2020**

**A.** Discussion of items on the agenda

**II. PUBLIC HEARING                      City Council Chamber**

**A. CALL TO ORDER:**                      Statement of Open Meetings Act

**B. ANNOUNCEMENTS**

**C. APPROVAL OF NOVEMBER 14, 2022 MEETING MINUTES**

Motion:	Approved
Motion by:	Kelly
Second:	Moore
Final Vote	7-0

**D. CONTINUED CASES**

**1. HCLC-22-278                      2320 Flemming Dr.; Zone A-5/HC                      *Historic Carver Heights***  
**Applicant/Owner: Mildred Marshall**

Applicant requests a waiver from the Historic Carver Heights District Guidelines for work recently undertaken to replace wood windows with vinyl windows.

Motion:	That the request for a Certificate of Appropriateness for a waiver from the Historic Carver Heights District Guidelines and the <i>Secretary of the Interior’s Standards for the Treatment of Historic Properties</i> to replace wood windows with vinyl windows and alter the fenestration pattern on the front elevation be <b>approved</b> .
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Motion by:	Moore
Second:	Chieffalo
Final Vote	4-2, motion fails
Recused:	Chairwoman Sanchez, Commissioner Kelly serves as temporary chair.

Motion:	That the request for a Certificate of Appropriateness for a waiver from the Historic Carver Heights District Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> to replace wood windows with vinyl windows and alter the fenestration pattern on the front elevation be <b>approved</b> .
Motion by:	Moore
Second:	Chieffalo
Final Vote	6-0
Recused:	Chairwoman Sanchez, Commissioner Kelly serves as temporary chair.

**2. HCLC-22-354      2513 Rodeo Plaza.; Zone SY-HSH-40      *Stockyards***  
**Applicant/Owner: Bennett Partners**

Applicant requests a Certificate of Appropriateness (COA) to install a sculpture to the north of the Exhibits Building.

Motion:	That the Application for a Certificate of Appropriateness to install a sculpture within Rodeo Plaza to the north of the Exhibits Building be approved, <b>subject to the following conditions:</b> 1. That the applicant adjust the mass, scale, and height of the proposed statue so that it is between 45' and 50' feet tall; and 2. 2) That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.
Motion by:	Moore
Second:	Chieffalo
Final Vote	5-2

**3. HCLC-22-358      1212 Colvin Ave.; Zone A-5/HC      *Historic Morningside***  
**Applicant/Owner: City of Fort Worth/Dwayne Woolridge**

The City of Fort Worth Development Services Department requests a determination as to whether the primary structure located at 1212 Colvin Ave. can be reasonably rehabilitated to remain as a property contributing to the City of Fort Worth's historic heritage

Motion:	That the case <b>be continued</b> 30 days so that the property owner has the opportunity to provide additional documentation in relation to whether the property can be reasonably rehabilitated to remain as a property contributing to the City of Fort Worth's historic heritage.
Motion by:	Moore
Second:	Kelly
Final Vote	7-0

**E. TAX CASE**

**1. HCLC-22-393      2254 Washington Ave.; Zone B/HC      *Fairmount***  
**Applicant/Owner: Margaret Landon**

Applicant requests a recommendation to City Council to consider approving a historic site tax exemption.



Motion:	That the eligible work undertaken is certified to meet the requirements of the City of Fort Worth Zoning Ordinance and that the Historic and Cultural Landmarks Commission <b>recommend that City Council consider approving the request</b> for the Historic Site Tax Exemption – Verification, for the property located at 2254 Washington Avenue.
Motion by:	Moore
Second:	Chieffalo
Final Vote	7-0

## **F. DESIGNATION CASE**

1. **HCLC-22-391 3313 W Biddison St.; Zone A-5** *Individual*  
**Applicant/Owner: Anna & Loren Spice**

The owner requests a recommendation to City Council to consider designating the property located at 3313 Biddison St. as a Historic & Cultural Landmark (HC).

Motion:	That the HCLC recommend that City Council <b>consider designating</b> the property at 3313 W Biddison Street as a Historic & Cultural Landmark (HC) and that the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> be used when evaluating any proposed future change to the property.
Motion by:	Moore
Second:	Edmonds
Final Vote	7-0

## **G. REHABILITATION DETERMINATION**

1. **HCLC-22-394 975 E. Pulaski St.; Zone A-5E/HC** *Individual*  
**Applicant/Owner: City of Fort Worth/Waller Ricky Est**

The City of Fort Worth Development Services Department requests a determination as to whether the primary structure located at 975 E. Pulaski St. can be reasonably rehabilitated to remain as a property contributing to the City of Fort Worth's historic heritage.

Motion:	That the structure located at 975 E Pulaski St <b>cannot be reasonably rehabilitated</b> to remain as a property contributing to the City of Fort Worth's historic heritage and that a salvage plan of historic materials that are in sound condition should be completed and salvage undertaken prior to demolition of the structure.
Motion by:	Moore
Second:	Kelly
Final Vote	7-0

## **H. APPEAL CASES**

1. **HCLC-22-328 2205 Flemming Dr.; Zone A-5/HC** *Historic Carver Heights*  
**Applicant/Owner: Pine Grove Residential Funding I, LLC**

Applicant appeals the decision of the Historic Preservation Officer and requests a COA to retain work recently undertaken to alter the garage and convert it to living space.

Motion:	1. That the request for a Certificate of Appropriateness to retain the conversion of the garage space <b>be denied</b> because the request is inconsistent with the Historic Carver Heights Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> ; and 2. That the applicant works with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the property and the District.
Motion by:	Moore
Second:	Kelly
Final Vote	7-0

**2. HCLC-22-336      5605 Ramey Ave.; Zone A-5/HC      *Historic Carver Heights***  
**Applicant/Owner: Adonis Lockett/Alleo Holdings Corporation**

Applicant appeals the decision of the Historic Preservation Officer and requests a COA to retain work recently undertaken to replace wood windows with vinyl windows and convert a carport into a living space.

Motion:	1. That the request for a Certificate of Appropriateness to retain work recently undertaken to replace wood windows with vinyl windows and convert a carport into living space <b>be denied</b> because the request is inconsistent with the Historic Carver Heights Guidelines and the <i>Secretary of the Interior's Standards for the Treatment of Historic Properties</i> ; and 2. That the applicant works with Preservation Staff on a practical mitigation strategy that aims to reduce the harm to the property and the District.
Motion by:	Moore
Second:	Kelly
Final Vote	7-0

**I. NEW CASES**

**1. HCLC-22-376      1125 E. Cannon St.; Zone A-5/HC      *Terrell Heights***  
**Applicant/Owner: Tralliance Interests, LLC/Eric Busby**

Applicant requests a COA to construct a new residence.

Motion:	That the request for a Certificate of Appropriateness to construct a new residence at 1125 E Cannon Street <b>be approved, subject to the following conditions:</b> 1. That additional windows be included on the west elevation; 2. That the contextual site plan be updated to reflect the correct orientation of the project; 3. That the eaves on the garage be changed to open rafters. 4. 4. That any adjustments made to the drawings be submitted to the Development Services Department prior to the issuance of a Certificate of Appropriateness.
Motion by:	Moore
Second:	Kelly
Final Vote	7-0

**III. ADJOURNMENT: 4:07 PM**

**Executive Session**

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