I. WORK SESSION / LUNCH 12:30 PM  City Council Conference Room 290

A. Briefing: Previous Zoning Actions by City Council

B. Review: Today's Cases

II. PUBLIC HEARING  2:03 PM   City Council Chambers

CASES HEARD AT THIS PUBLIC HEARING ARE TO BE HEARD AT THE CITY COUNCIL MEETING ON TUESDAY, FEBRUARY 04, 2020 AT 7:00 P.M. UNLESS OTHERWISE STATED.

A. Call to Order

B. Approval of  Meeting Minutes of December 11, 2019

To view the docket:  http://fortworthtexas.gov/zoning/cases/

C. CONTINUED CASES

1. ZC-19-172 NTP35 LP  7400-9000 Blocks NW Highway
287 (south side) 151.49 ac.  CD 2

Recommended for Approval as Amended to PD/G with for 60 ft. setback, 40 ft. landscape buffer, masonry wall; site plan waiver and PD/I same development standards; site plan required 8-0
2. ZC-19-173    NTP35 LP    7400-8700 Blocks NW Highway
287 (north side)     109.74 ac.    CD 7

   a. Applicant/Agent: Steve McKeever
   b. Request: From: “AG” Agricultural / I-35 Overlay
      To: “I” Light Industrial and “G” Intensive Commercial/
      I-35 Overlay

   Recommended for Approval
   8-0

3. ZC-19-191    SOUTH FORT WORTH BAPTIST CHURCH
800 Blocks W. Fogg & W. Pafford St.
0.80 ac.    CD 9

   a. Applicant/Agent: Kelly Hart & Hallman/ Ray Oujesky
   b. Request: From: “CF” Community Facilities
      To: “MU-1” Low Intensity Mixed-Use

   This case has been withdrawn by the applicant. No
public hearing will be held.

D. NEW CASES

4. ZC-19-139R    RIDGLEA 54 LLC    6000 Malvey Ave.
0.14 ac.    CD 3

   a. Applicant/Agent: Chase Peterson
   b. Request: From: “B” Two Family
      To: “PD/E” Planned Development limited to office plus one residential
      unit; site plan waiver requested

   Recommended for Approval
   8-0

5. ZC-19-188    SHABAN REAL ESTATE HOLDINGS, LLC
7913 Doreen Ave.    0.17 ac.    CD 3

   a. Applicant/Agent: Peak Construction Group/Todd
      Bowers
   b. Request: From: “CF” Community Facilities/NASJRB
      “AO” Overlay
      To: “B” Two Family/NASJRB “AO” Overlay

   Continued for 30 days
   upon Commission’s
   request
   8-0

6. ZC-19-199    WILLIAM SOUDER ESTATE    3300
Raider Dr.     10.19 ac.    CD 5

   a. Applicant/Agent: Texas Land Use/Dennis Hopkins
   b. Request: From: “AG” Agricultural
      To: “I” Light Industrial

   Recommended for Approval
   8-0
7. ZC-20-001  CHISOLM TRAIL WEST, LLC  
8800-9100 Blocks Brewer Blvd.  23.8 ac.  
Continued for 30 days upon Applicant's request  
CD 6  
a. Applicant/Agent: Dunaway Associates LP/Donald Hemphill  
b. Request: From: “G” Intensive Commercial To: PD/C Planned Development for all uses in “C” Medium Density Multifamily; site plan required  

8. ZC-20-002  CFI FARM PROPERTIES, LLC  9200-9500 Blocks Saginaw Blvd.; 7800 Block Wagley Robertson Rd.  145.16 ac.  
Recommended for Approval  
CD 7  
a. Applicant/Agent: VLMC INC  

c. This case to be heard by the City Council on February 18, 2020  

9. ZC-20-003  CFI FARM PROPERTIES, LLC  8000-8100 Blocks Wagley Robertson Rd.  19.06 ac.  
Recommended for Approval  
CD 7  
a. Applicant/Agent: VLMC INC  
b. Request: From: Unzoned, “AG” Agricultural To: “A-7.5” One-Family  
c. This case to be heard by the City Council on February 18, 2020  

d. Request: From: “A-5” One Family To: PD/A-5 Planned Development for “A-5” One Family to allow a single-family attached dwelling unit; site plan waiver requested  

e. This case to be heard by the City Council on January 14, 2020  

10. ZC-20-004  JULIA ROBERTSON-WEBB AND RAY HUNT   8705 and 8707 Township Ct.  0.32 ac.  
Recommended for Approval  
CD 7  
a. Applicant/Agent: Julia Robertson Webb  
b. Request: From: “A-5” One Family To: PD/A-5 Planned Development for “A-5” One Family to allow a single-family attached dwelling unit; site plan waiver requested  

11. ZC-20-005  SCOTT GOAT FARM, LLC  4851 & 4901 Scott Rd.  7.28 ac.  
Recommended for Approval  
CD 7  
a. Applicant/Agent: Greystar GP II LLC/Lance Hanna  
b. Request: From: “UR” Urban Residential To: “PD/C” Planned Development for all uses in “C” Medium Density Residential with development standards and waivers to height, parking, setbacks, open space, density, fencing, signage, urban forestry and garbage collection location; site plan included  
c. This case to be heard by the City Council on January 14, 2020
12. ZC-20-006 OSCAR TRUJILLO 11701 Mosier Valley Rd. 0.56 ac. CD 5

a. Applicant/Agent: Oscar Trujillo
b. Request: From: “AG” Agricultural To: PD/I
   Planned Development for “I” Light Industrial plus semi-truck parking & light maintenance without a primary use; excluding the following uses: bar, tavern, cocktail lounge, club, private or teen, dance hall, club, commercial or business, massage parlor, sexually oriented business, theater, drive-in, movie theater or auditorium, tattoo parlor; site plan waiver requested

13. SP-20-002 FW WATERSIDE LAND LLC 3996 Bryant Irvin Rd. 11.2 ac. CD 3

a. Applicant/Agent: Kimley-Horn/Cody
b. Request: To: Amend site plan for PD 999D

14. ZC-20-008 JAMES PARKER MCCULLEY 4900 – 5000 block Parker Henderson Rd. 36.27 ac. CD 5

a. Applicant/Agent: Robert C. Dye
b. Request: From: “AG” Agricultural To: “J” Medium Industrial

15. ZC-20-009 MOORE/KEY 22//PINON/ADNA & 828 PROP./ET AL 2800 Blocks Forest Park Blvd. & Wayside Ave. 3.17 ac. CD 9

a. Applicant/Agent: CRG/ Jay Case and Brittani Sanders
b. Request: From: “B” Two Family and “C” Medium Density Multifamily/TCU Residential Overlay To: PD/UR Planned Development for all uses in “UR” Urban Residential; site plan included/TCU Residential Overlay Continued for 30 days upon Applicant’s request

16. ZC-20-010 PATE RANCH LAND/PATE RANCH SINGLE FAMILY Generally bounded by Tavolo Pkwy., Chisholm Trail Pkwy., Columbus Trail, Bryant Irvin Rd. and Winterbloom Way 150.2 ac. CD 6

a. Applicant/Agent: Dallas Cothrum Masterplan
   Planned Development for all uses in “A-5” One Family to allow 60% lot coverage; site plan waiver requested

17. ZC-20-011 NTP35 LP 8000 - 8300 Blocks Horseman & Harmon Rd. 20.11 ac. CD 2

a. Applicant/Agent: Brandon Middleton
b. Request: From: “AG” Agricultural To: PD/D
   Planned Development for all uses in “D” High Density Multifamily plus cottage community with waivers to Multi Family Development (MFD) Recommended for Approval 8-0
submission and certain standards, site plan included for
cottage community only

Adjournment: 4:56 PM

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@Fort WorthTexas.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.

ASSISTENCIA A 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@ Fort Worth Texas.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.

Executive Session.
A closed executive session may be held with respect to any posted agenda item to enable the Commission to receive advice from legal counsel, pursuant to Texas Government Code, Section 551.071.