URBAN DESIGN COMMISSION
MINUTES
Thursday, November 19, 2020
Public Hearing: 10:00 A.M.

Videoconference
https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e1dca0a646efc754ba59fe6942e9cb1c7
Event number/ Access code: 126 066 0072

Teleconference
(817) 392-1111 or 1-650-479-3208
Meeting/ Access Code: 126 066 0072

Viewing Only
Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99
City of Fort Worth Website Homepage: Watch Live Online

For more information on attending or speaking at this meeting either through Videoconference or Teleconference, please visit the City’s website: http://fortworthtexas.gov/boards/

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

Due to health and safety concerns related to the COVID-19 coronavirus, this meeting will be conducted by videoconference or telephone call in accordance with the Texas Open Meetings Act and the provisions provided by the Governor of Texas in conjunction with the Declaration of Disaster enacted on March 13, 2020.

**Any member of the public who wishes to address the Commission regarding an item on the listed agenda must sign up to speak no later than 5:00PM on November 18, 2020. To sign up, either contact Laura Voltmann at Laura.Voltmann@fortworthtexas.gov or 817-392-8015 or register through WebEx per the directions on the City’s website above.
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

☒ Gannon Gries  - Mayor Appointee  ☐ Stephen McCune  - District 6
☒ Jose Diaz  - District 2  ☑ Aaron Thesman  - District 7
☒ Jesse Stamper  - District 3  ☐ Vacant  - District 8
☐ Mike Ratterree  - District 4  ☐ Douglas Cooper  - District 9
I. PUBLIC HEARING

A. CALL TO ORDER: Statement of Open Meetings Act

B. ANNOUNCEMENTS

C. APPROVAL OF PREVIOUS MONTHS MEETING MINUTES

<table>
<thead>
<tr>
<th>Motion by</th>
<th>R. Horton</th>
</tr>
</thead>
<tbody>
<tr>
<td>Motion to</td>
<td>Approve</td>
</tr>
<tr>
<td>Seconded by</td>
<td>J. Melchiors</td>
</tr>
<tr>
<td>Vote</td>
<td>6-0</td>
</tr>
</tbody>
</table>

D. CONTINUED CASE

UDC-2019-033 – Byrider
Council District: 3
Address: 8840 Camp Bowie West Boulevard
Owner/Agent: JD Byrider DFW-Texas/Amy Leska
Request: Waiver from the signage standards to consider a creative sign.

Laura Voltmann presented the staff report. The applicant did not appear at the meeting. This case was moved to the end of the agenda before voting.

<table>
<thead>
<tr>
<th>Motion by</th>
<th>J. Stamper</th>
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</thead>
<tbody>
<tr>
<td>Motion to</td>
<td>Approve with the stipulation that they add white neon to the name and orange neon accents to the triangles as directed by staff</td>
</tr>
<tr>
<td>Seconded by</td>
<td>A. Thesman</td>
</tr>
<tr>
<td>Vote</td>
<td>5-0</td>
</tr>
</tbody>
</table>

E. NEW CASES

UDC-2020-036 – North City
Council District: 7
Address: 7400 NW Hwy 287
Owner/Agent: NTP 35 LP
Request: Recommendation to Zoning Commission on a PD/UR with revised regulations for:

1. Setbacks
2. Off Street Parking
3. Other Off-Street Parking and Loading Standards
4. Enhanced Landscaping
5. Parking Lot Landscaping,
6. Façade Variation
7. Façade Design Standards
8. Building Materials
9. Building Entries
10. Signs
11. Screening
12. Height
13. Density
14. Allowed uses

AND a recommendation to Zoning Commission on a PD/MU-2 with revised regulations for:

1. Setbacks
2. Yard Standards
3. Minimum Height Single Use
4. Maximum Height Single Use
5. Off Street Parking
6. Off-Street Parking and Loading Standards,
7. Enhanced Landscaping
8. Landscaping in Parking and Driveway Areas
9. Façade Design Standards
10. Façade Variation
11. Fenestration
12. Building Materials
13. Building Entries
14. Signs,
15. Screening
16. Drive-In Business alcohol sales.

Laura Evans presented the staff report. Steve McKeever, Gerald Luecke, and Charles Hodges spoke on behalf of the applicant. Commissioner Stamper joined the meeting

<table>
<thead>
<tr>
<th>Motion by</th>
<th>R. Horton</th>
</tr>
</thead>
<tbody>
<tr>
<td>Motion to</td>
<td>Recommend approval to the zoning commission and grant waivers in accordance with staff recommendation for individual items</td>
</tr>
<tr>
<td>Seconded by</td>
<td>A. Thesman</td>
</tr>
<tr>
<td>Vote</td>
<td>5-0 -1 (Commissioner Stamper abstained due to missing testimony in case)</td>
</tr>
</tbody>
</table>

UDC-2020-037 – 5005 Parker Henderson Road
Council District: 5
Address: 5005 Parker Henderson Road
Owner/Agent: Granite, LLC/Fain Cuppett Landscape Architects
Required: Preservation of 25% of existing canopy
Request: 9.2% preservation of canopy.

Cheri Cuellar presented the staff report. Greg Cuppett from Fain Cuppett Landscape Architects presented the plan to fully develop the site as industrial. Mike Clark from Winkleman Associates and Clint McCullah representing the developer spoke in support.

<table>
<thead>
<tr>
<th>Motion by</th>
<th>J. Stamper</th>
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</thead>
<tbody>
<tr>
<td>Motion to</td>
<td>Deny without prejudice</td>
</tr>
<tr>
<td>Seconded by</td>
<td>J. Diaz</td>
</tr>
<tr>
<td>Vote</td>
<td>6-0</td>
</tr>
</tbody>
</table>

UDC-2020-038 – Hyatt Place Signage
Council District: 9  
Address: 3029 Sandage Avenue  
Owner/Agent: TCU/Hyatt Place  
Request: Additional square footage for wall signs.

Laura Voltmann presented the staff report. Barry Hudson with Dunaway spoke in support of the case. Commissioner Horton left the meeting before voting.

| Motion by | J. Melchions |
| Motion to | Approve |
| Seconded by | D. Cooper |
| Vote | 5-0 |

UDC-2020-039 – PLS  
Council District: 3  
Address: 8601 Camp Bowie Boulevard  
Owner/Agent: Primax Properties  
Request: To exceed the number of allowable signs. One attached/wall sign is allowed, and three are requested.

Laura Voltmann presented the staff report. Matt Pulaski spoke on behalf of PLS.

| Motion by | A. Thesman |
| Motion to | Denial without prejudice |
| Seconded by | J. Stamper |
| Vote | 5-0 |

II. ADJOURNMENT

Executive Session
The Urban Design 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.