



FORT WORTH Neighborhood Notification

Case Number: ZC-26-092

Council District: 10 – Chris Jamieson

ZONING CHANGE REQUEST

Owner/Applicant: AG Haslet RE Holdings, LLC / Guggenheim Development Services, Kurt Overmeyer / JM Civil Engineering, Andre Sutiono

Site Location: 2157 Avondale Haslet Road

Request:

Current Zoning:

Proposed: Amend "PD827" to add automotive repair (oil change) facility; site plan included

Proposed Use: Automotive repair (oil change) facility

For More Information please contact:

Case Manager

Beth Knight

817-392-8190

Public Hearing Dates

Zoning Commission	August 12, 2026
City Council	September 15, 2026

Public Notification

A zoning change is requested for the property shown on the attached maps. You are listed as an organization within a ½ mile of the proposed change. The purpose of this notice is to provide you with an opportunity for public comment. You may:

1. Attend the public hearing to present your views and opinions or observe the proceedings; or
2. Provide a written statement to the Chair of the Commission expressing your support, concerns, or opposition to this case; or
3. Take no further action

Correspondence can be submitted via mail or email as described below. Please submit your response by Tuesday before the hearing by 5:00 pm. Correspondence should reference the relevant case number.

Email: zoninglanduse@fortworthtexas.gov

Mail: Chair of the Zoning Commission; c/o Development Services, City Hall; 100 Fort Worth Trail, Fort Worth, TX 76102



Neighborhood Notification

Organizations Notified

Organizations Notified	
Streams And Valleys Inc	Trinity Habitat for Humanity
Northwest ISD	

Aerial Photo Map



0 62.5 125 250 Feet

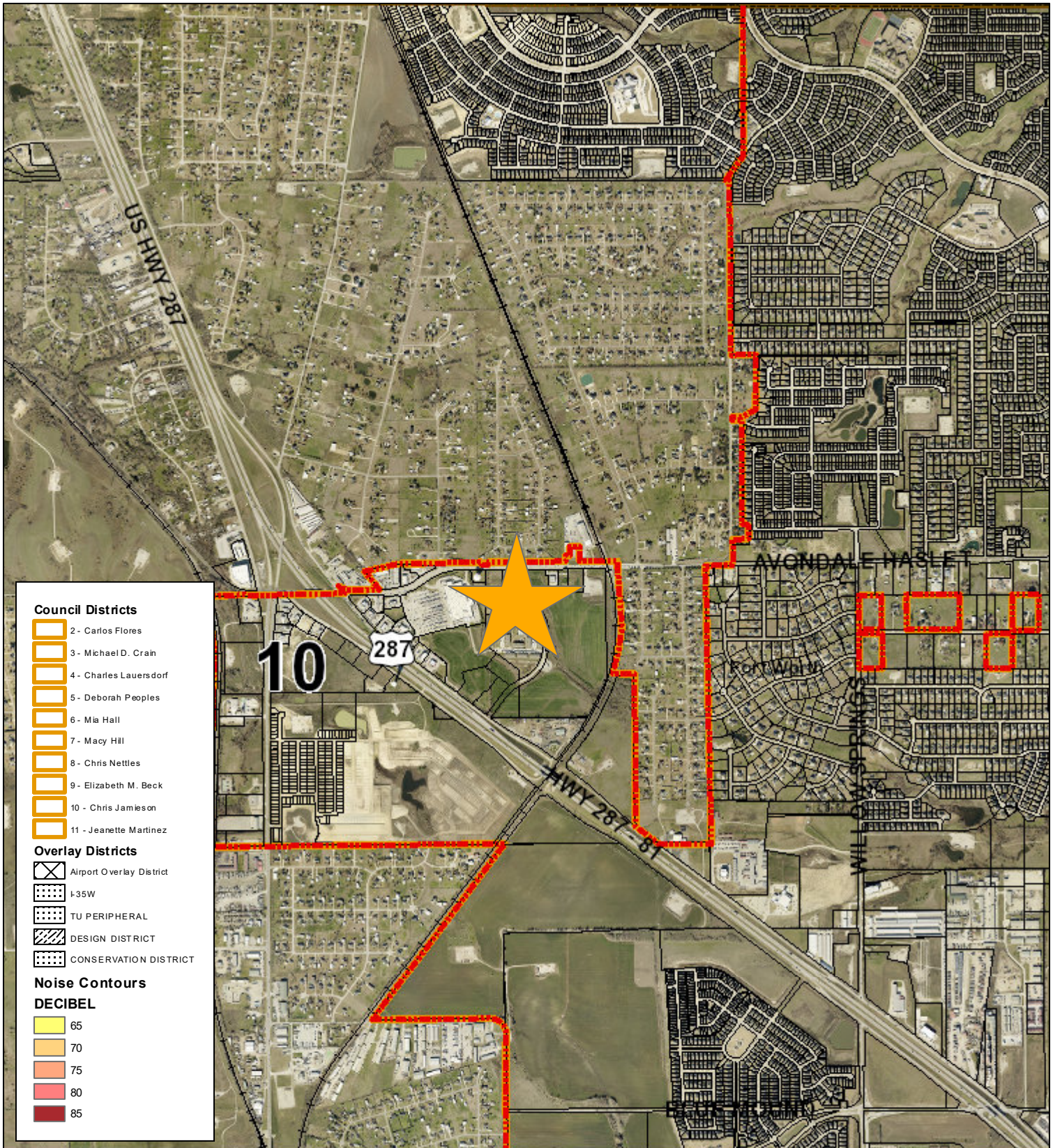
 FEMA 100 Year Flood Zone
 Non-FEMA City Flood Risk Areas





ZC-26-092

Area Map



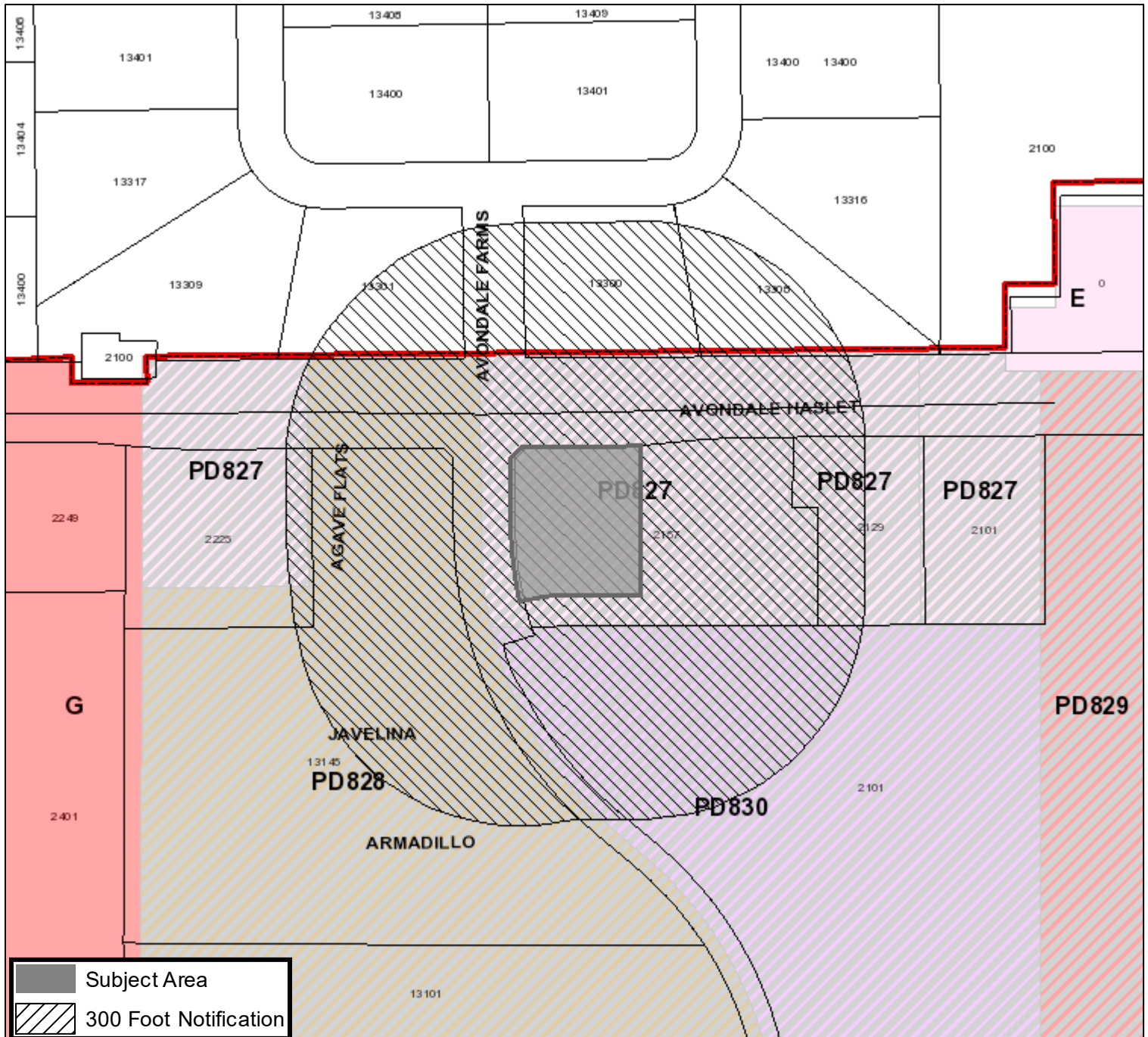
0 1,000 2,000 4,000 Feet



ZC-26-092

Area Zoning Map

Applicant: AG Haslet RE Holdings/Guggenheim Devel./JM Civil
Address: 2157 Avondale Haslet Road
Zoning From: PD 827 for E uses, excluding pool halls and liquor stores
Zoning To: Amend PD 827 to allow auto repair facility
Acres: 0.78724805
Mapsc0: Text
Sector/District: Far North
Commission Date: 8/12/2026
Contact: 817-392-8190



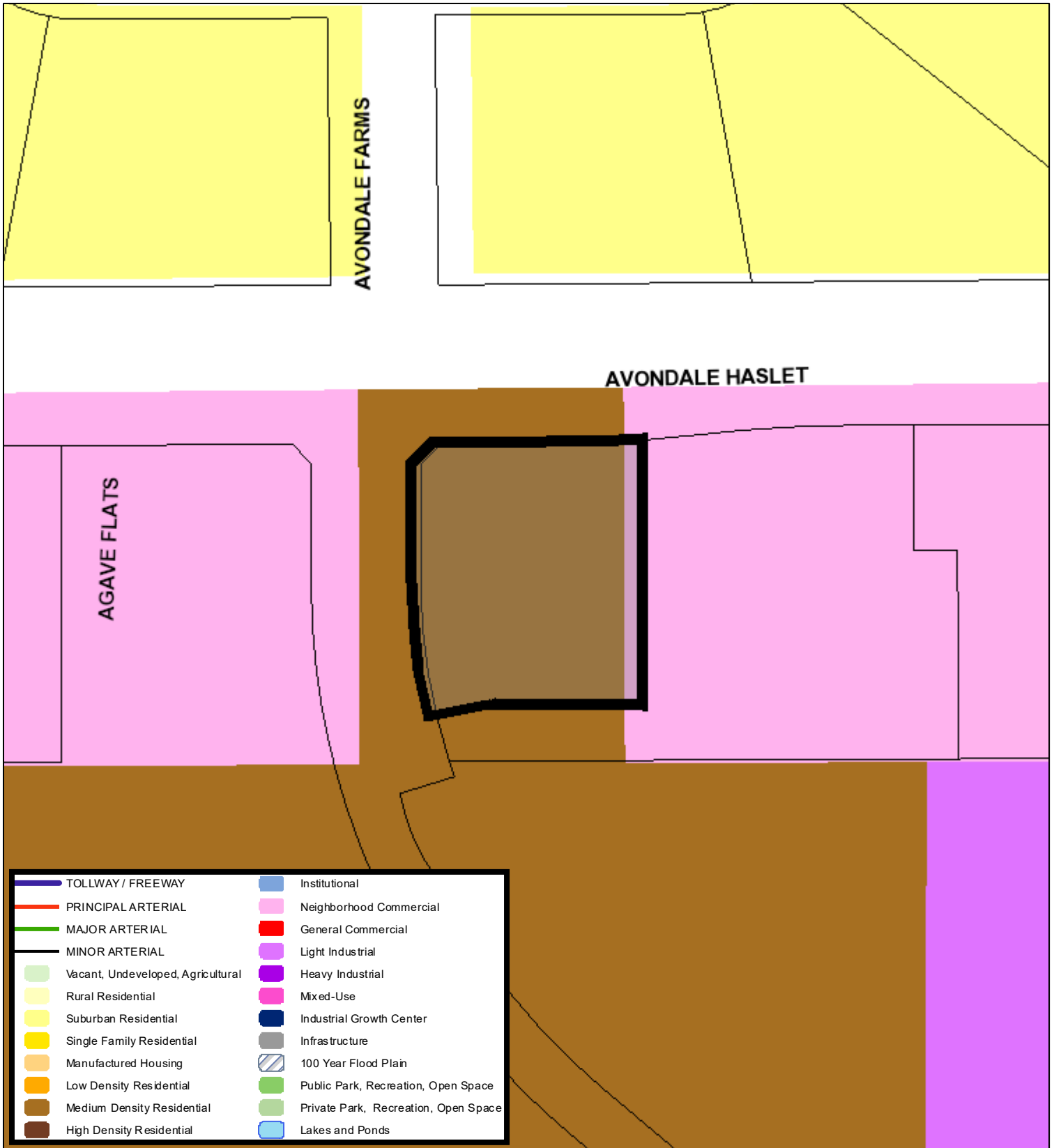
0 95 190 380 Feet

Created: 7/29/2026 11:29:28 AM



ZC-26-092

Future Land Use



100 50 0 100 Feet

A Comprehensive Plan shall not constitute zoning regulations or establish zoning district boundaries. (Texas Local Government Code, Section 213.005.) Land use designations were approved by City Council on March 6, 2018.





ZONING CHANGE / SITE PLAN APPLICATION

CONTACT INFORMATION

PROPERTY OWNER AG HASLET RE HOLDINGS LLC

Mailing Address 600 N ROBINSON AVE, SUITE 1000 City, State, Zip OKLAHOMA CITY, OK 73102-6241

Phone _____ Email _____

APPLICANT KURT OVERMYER (GUGGENHEIM DEVELOPMENT SERVICES)

Mailing Address 3000 INTERNET BLVD., SUITE 570 City, State, Zip FRISCO, TX 75034

Phone (214) 872 - 4092 Email kurt.overmyer@guggenheimpartners.com

AGENT / OTHER CONTACT ANDRE SUTIONO (JM CIVIL ENGINEERING)

Mailing Address 1101 CENTRAL EXPRESSWAY S., SUITE 215 City, State, Zip ALLEN, TX 75013

Phone (214) 705 - 3182 Email asutiono@jmcivileng.com

Note: If the property owner is a corporation, partnership, trust, etc., documentation must be provided to demonstrate that the person signing the application is legally authorized to sign on behalf of the organization.

PROPERTY DESCRIPTION

Site Location (Address or Block Range): SEC AVONDALE-HASLET RD. & AVONDALE FARMS DR., FORT WORTH TX

Total Rezoning Acreage: 0.787 AC ☒ I certify that an exhibit map showing the entire area to be rezoned is attached.

If multiple tracts are being rezoned, the exhibit map must clearly label each tract and the current and proposed zoning districts. A platted lot description or certified metes and bounds description is required for each tract, as described below.

Is the property platted?

☒ **YES - PLATTED**

Subdivision, Block, and Lot (list all): LOT 2A, BLOCK 2, VISTA CROSSROADS ADDITION

Is rezoning proposed for the entire platted area? ☐ Yes ☒ No Total Platted Area: 0.787 acres

Any partial or non-platted tract will require a certified metes and bounds description as described below.

☐ **NO - NOT PLATTED**

A Registered Texas Surveyor's certified metes and bounds legal description is required. The boundary description shall bear the surveyor's name, seal, and date. The metes and bounds must begin at a corner platted lot or intersect with a street. All metes and bounds descriptions must close. If the area to be rezoned is entirely encompassed by a recorded deed, a copy of the deed description is acceptable. The certified metes and bounds description must be provided in Microsoft Word format.

Total Area Described by Metes and Bounds: _____ acres

APPLICATION TYPE

Please check the box next to the description that applies to your project. Make sure to select the corresponding application type when submitting your application in Accela (Zoning Change or Site Plan Amendment).

Zoning Change Application	Site Plan Amendment
☐ Rezoning from one standard zoning district to another ☐ Rezoning to Planned Development (PD) District ☐ Adding a Conditional Use Permit (CUP) Overlay ☐ Modifying development standards, waivers, and/or land uses for an existing PD or CUP	☐ Submitting a required site plan for an existing PD (no change to development standards or waivers) ☒ Amending a previously approved PD or CUP site plan Existing PD or CUP Number: <u>PD 827</u> Previous Zoning Case Number: <u>ZC14-181</u>

DEVELOPMENT INFORMATION

Current Zoning District(s): PD 827 Proposed Zoning District(s): PD 827

Current Use of Property: VACANT

Proposed Use of Property: AUTOMOTIVE REPAIR (OIL CHANGE FACILITY)

For Planned Development (PD) Requests Only

First, reference Ordinance [Section 4.300](#) to ensure your project qualifies for PD zoning. If so, complete the following:

Base Zoning District Proposed for PD: E - Neighborhood Commercial

Land Uses Being Added or Removed: YES, FOR AUTOMOTIVE REPAIR (OIL CHANGE FACILITY)

Are Development Standards or Waivers being requested? ☒ Yes ☐ No If yes, please list below:

Applicant is proposing a new 3,786 square-foot JIFFY LUBE facility, featuring three service bays oriented towards Avondale-Haslet Rd & possible residential use to the south which will need a waiver.

☒ Site Plan Included (completed site plan is attached to this application)

☐ Site Plan Required (site plan will be submitted at a future time for approval by Zoning Commission and City Council)

☐ Site Plan Waiver Requested (in the box above, explain why a waiver is needed)

For Conditional Use Permit (CUP) Requests Only

Current Zoning of Property: _____

Additional Use Proposed with CUP: _____

Are Development Standards or Waivers being requested? ☐ Yes ☐ No If yes, please list below:

☐ A site plan meeting requirements of the attached checklist is included with this application (required for all CUP requests)

DETAILED PROJECT DESCRIPTION

Please provide a detailed summary of your proposal below. This should include a detailed description of the proposed use and reason for rezoning, how this use is compatible with surrounding land uses and the City's Comprehensive Plan, and any other details relevant to your request. Feel free to attach additional pages, concept plans, etc. as needed.

For PD or CUP requests, please explain why your proposal cannot be accommodated by standard zoning districts, clarify if any waivers are being requested and why, and detail any changes from previously approved site plans or development standards.

The subject property is a 0.787-acre, Lot 2A, Block 2 of VISTA CROSSROADS ADDITION. Original acreage Lot 2 is 2.187-acre and is subdivided into 2 lots. Lot 2A area is 0.787 ac. and Lot 2B is 1.4 ac.

The applicant is proposing to develop a new 3,786 square-foot Jiffy Lube facility, featuring three service bays oriented towards Avondale-Haslet Rd & possible residential use to the south which will need a waiver. Jiffy Lube business as an oil change facility, this use is not permitted by right within the PD 827 zoning district. Therefore, the applicant is requesting approval of additional use for PD 827 to allow the proposed development.

ADDITIONAL QUESTIONS

1. Is this property part of a current Code Compliance case? ☐ Yes ☒ No If yes, please explain:

2. Is the purpose of this request to provide a reasonable accommodation for a person(s) with disabilities? ☐ Yes ☒ No

If yes, this application will be directed to the Development Services Director or Zoning Administrator for review pursuant to Ordinance No. 22098-03-2016, "Reasonable Accommodation or Modification for Residential Uses." Applications under a Reasonable Accommodation Ordinance review will not be heard by the Zoning Commission. Please see Ordinance No. 22098-03-2016 (Chapter 17, Division V) for more information. (Note to staff: If yes, send a copy of this application and any attachments to the Zoning Administrator as soon as possible.)

3. Have you contacted the relevant Council Member to discuss your proposal? ☐ Yes ☒ No [Click to find your Council District.](#)

4. Have you contacted nearby neighborhood organizations and property owners to discuss your proposal? ☐ Yes ☒ No

The [Fort Worth Neighborhood Database](#) includes contact information for each registered organization. To find a list of organizations in close proximity to your site, please use the [Online Zoning Map](#) or contact [Community Engagement](#). All registered groups within 1/2 mile of your site and property owners within 300 feet will be notified of the request.

5. Would you need Translation Services to explain your case and answer questions at either the Zoning Commission and/or at City Council hearing? (at no cost to you)

¿Va usted a necesitar servicios de traducción para explicar y contestar preguntas sobre su caso ante la Comisión de Zonificación y/o frente al Consejo de la Ciudad? (sin coste para usted) ☐ Sí ☒ No

If yes, please explain in which language you need translation/ Si así lo quiere, explique en qué idioma: _____

6. The following items are required with your application. Please confirm submittal by checking each item below.

- ☒ Completed copy of Zoning Change Application with original signatures (pages 2-6)
- ☒ Corporate documents demonstrating signature authority if property owner is a corporation, partnership, trust, etc.
- ☒ A copy of the recorded plat or certified metes and bounds description (page 2)
- ☒ An exhibit map showing the entire area to be rezoned with labels for current and proposed zoning districts
- ☐ If requesting Planned Development (PD) zoning or a Conditional Use Permit (CUP):
 - ☐ Site Plan meeting requirements of attached checklist (pages 7-8)
 - ☐ A list of all waiver requests with specific ordinance references

ACKNOWLEDGEMENTS / LETTER OF AUTHORIZATION FOR ZONING CASE REPRESENTATION

I certify that the above information is correct and complete to the best of my knowledge and ability and that I am now, or will be, fully prepared to present the above proposal before the Zoning Commission and City Council public hearings. I further certify that I have read and understand the information provided, concerning the policies and procedures regarding consideration of my zoning request.

I understand that Planning staff will not conduct a plan review for this development and any and all development / design standards must be adhered to unless otherwise specified through a waiver.

I understand that all recommendations of the Zoning Commission will be forwarded to the City Council for final determination, normally scheduled for the second Tuesday of the following month. I further understand that any actions of the Zoning Commission are considered recommendations to the City Council and that I may be heard by the City Council at the prescribed Council hearing date where a final decision will be made.

I further understand that if I am not present nor duly represented at the Commission's public hearing, the Zoning Commission may dismiss my request, which constitutes a recommendation that the request be denied. I further understand that if I am not present, or duly represented, at the City Council public hearing, the City Council may deny my request.

I reserve the right to withdraw this proposal at any time, within 14 days of the deadline filing date, upon written request filed with the Executive Secretary of the Commission. Such withdrawal shall immediately stop all proceedings thereon; provided, however, case withdrawal, filed any time after the 14 days following the filing deadline, shall constitute a denial by the Commission and City Council. I understand my filing fee is not refundable upon withdrawal of my case application after public notice, nor following denial by the Commission or Council of my case. I / we respectfully request approval and adoption of the proposed zoning / land use of property, within the City of Fort Worth, as identified in this application.

SIGN INSTALLATION AUTHORIZATION

Authority is hereby granted to the City of Fort Worth, or its agent, to install upon the above described property, sign or signs in a conspicuous place, or places, at a point, or points nearest any right-of-way, street, roadway or historic designation, or, special exception or public thoroughfare abutting said property. Such sign or signs indicate that a zoning amendment is proposed and that further information can be acquired by telephoning the number indicated. I shall inform City Staff if the sign is removed, lost, or otherwise ceases to be displayed on my property during the processing of the zoning case.

Owner's Signature (of the above referenced property):

Owner's Name (Printed):

Denver Green

If application is being submitted by an applicant or agent other than the property owner, complete the section below:

AUTHORITY IS HEREBY GRANTED TO (NAME) KURT OVERMYER and ANDRE SUTIONO ACTING ON MY BEHALF AS THE OWNER OF THIS PROPERTY AS INDICATED AT THE APPRAISAL DISTRICT, TO FILE AND PRESENT AN APPLICATION TO THE CITY OF FORT WORTH, TEXAS, TO REQUEST A CHANGE IN ZONING CLASSIFICATION FOR THE FOLLOWING PROPERTY:

Lot 2A, Block 2, Vista Crossroads Addition

(CERTIFIED LEGAL DESCRIPTION)

Owner's Signature (of the above referenced property)

Owner's Name (Printed)

Denver Green

Applicant or Agent's Signature

Kurt Overmyer, Andre Sutiono
Applicant or Agent's Name (Printed):



SITE PLAN CHECKLIST AND REQUIREMENTS

Planned Development (PD) and Conditional Use Permit (CUP) Requests

Items to be Shown on All Site Plans

Project Identification:

- ☒ Site Address and Legal Description
- ☒ Title of project or development (in bold letters) in the lower righthand corner of the plan
- ☒ Date of preparation or revision, as applicable
- ☒ Name, address, and telephone number of engineer, architect, surveyor, and developer/owner
- ☒ Vicinity map, north arrow, and scale
- ☒ Label the zoning case number in the lower righthand corner of the plan, below the title
- ☒ Provide a signature line labeled: "Director of Development Services" with a "Date" line above the project title

Site Conditions:

- ☒ **Buildings and Structures** – The location and dimensions of all existing and proposed buildings and structures on the site, including those proposed for removal; the specific category of land/occupancy use(s) to be contained therein; the gross floor area, number of stories, land density per net acre of any residential buildings to remain or proposed, building height and separation, exterior construction material(s); and the location of all entrances and exits to buildings.
- ☒ **Streets, Parking, and Drives** – The location, paving and Right-of-Way widths, dimensions, and type(s) of all existing and proposed surface materials of perimeter and internal public and private streets, driveways, entrances, exits, parking and loading areas, including the number of off-street parking and ADA spaces, access ramps, wheel stops/curbing, and internal vehicular circulation pattern(s) or flow diagrams.
- ☒ **Supplemental Surfaces** – The types of surfacing i.e. grass turf, gravel, walks, etc. elsewhere existing or proposed on the site that is not proposed for vehicular paving and circulation.
- ☒ **Dumpsters/Air Conditioners/Compactors** – The size and location of all garbage containers, compactors, ground mounted air conditioners, etc., including the screening material identification and height thereof.
- ☒ **Fences and Screening** – Location, material, and height of all screen fences, walls, screen plantings, or bufferyards.
- ☒ **Setbacks and Easements** – Show all utility, drainage, and other easements, and all setbacks as appropriate to the zoning district and recorded plats.
- ☒ **Land Use and Zoning** – Label the land use and zoning classifications of both the site area and the immediately adjacent properties abutting the site.
- ☐ **For Multifamily Site Plans** – Provide a diagram showing areas being counted towards open space. If a waiver is required, provide a specific minimum percentage or other language defining how open space will be calculated for your project.

General Notes:

The following notes should be included on all site plans:

- ☒ This project will comply with [Section 6.301, Landscaping](#).
 - o Note: For multifamily projects, revise this note to state: "This project will comply with Enhanced Landscaping Requirements for Section ____." (reference section for your specific zoning district)
- ☒ This project will comply with [Section 6.302, Urban Forestry](#).
- ☒ All signage will conform to [Article 4, Signs](#).
- ☒ All provided lighting will conform to the Lighting Code.

For multifamily projects in CR, C, or D districts, also include the following note:

- ☐ This project will comply with the Multifamily Design Standards (MFD) and an MFD Site Plan shall be submitted.

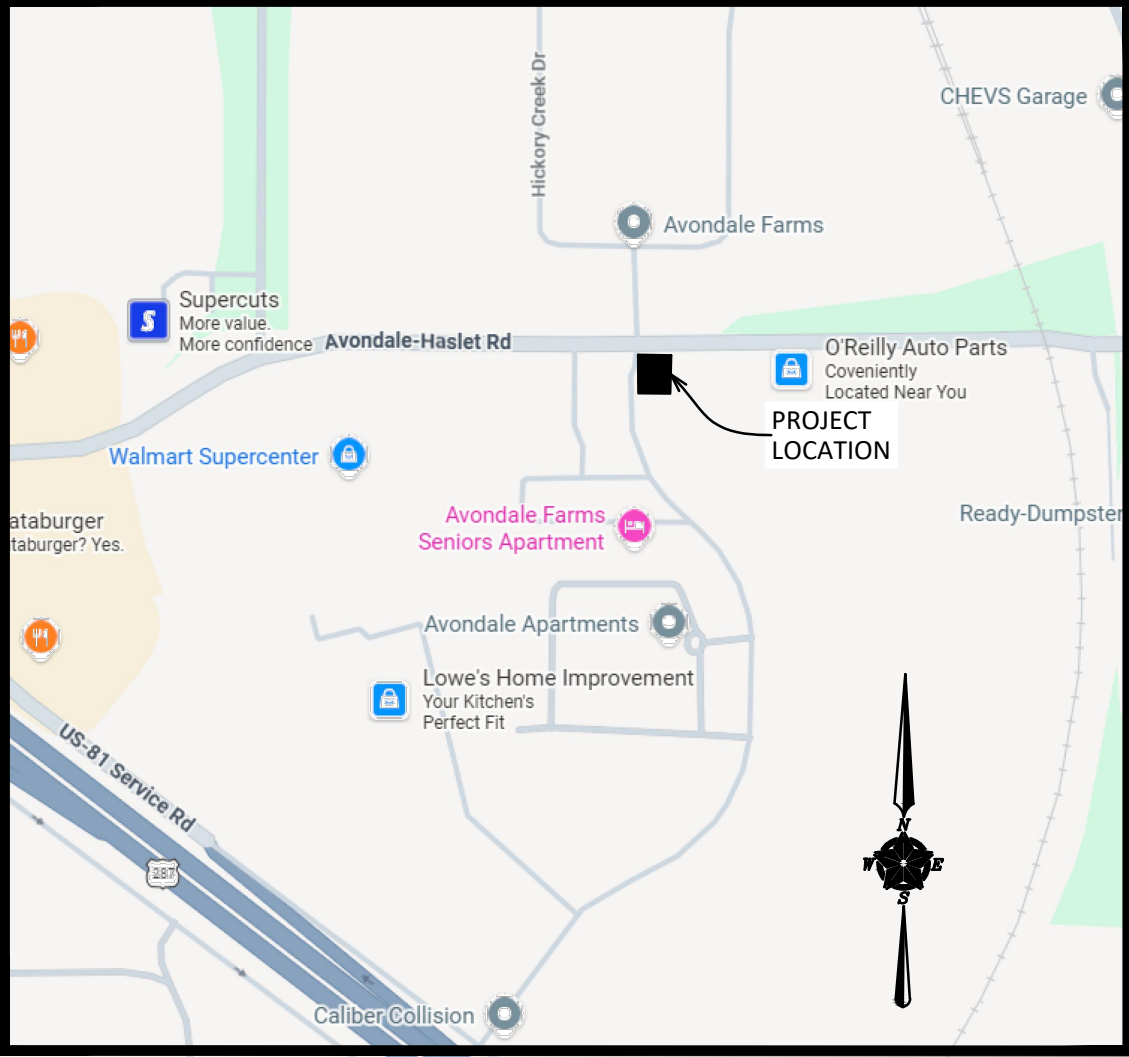
Please make sure to carefully review the development and design standards for your zoning district in [Chapter 4](#) of the Zoning Ordinance. If any waivers from these requirements are being requested, they must be clearly listed on the application and site plan. Once a site plan is approved by City Council, a PD or CUP Amendment will be required to add or modify any waivers. This is a full rezoning (public hearing) process that cannot be approved administratively.

Note: Approval of a zoning site plan does not waive health and safety requirements from Planning, Transportation/Public Works, Fire, Park & Recreation, and Water Department. These items cannot be waived through the Zoning Commission and City Council. Approval of the zoning site plan does not constitute the acceptance of conditions from these departments.

CAUTION NOTICE TO CONTRACTOR

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

SITE DATA TABLE			
LOCATION:	SEC AVONDALE-HASLET RD. & AVONDALE FARMS DR. FORT WORTH, TX 76052		
LOT AREA:	0.787 AC. (34,293 S.F.)		
ZONING:	ZONING – PD		
CURRENT USE:	VACANT		
PROPOSED USE:	VEHICLE MAINTENANCE		
BUILDING DATA:			
BUILDING AREA	3,120 S.F.		
BUILDING HEIGHT	(1 STORY)		
BUILDING COVERAGE	9.10%		
F.A.R.	0.09:1		
PARKING SUMMARY:	REQUIRED	PROVIDED	
	PARKING SPACES	–	10
	ACCESSIBLE SPACES	–	1
	TOTAL SPACES	–	11



LOCATION MAP
NOT TO SCALE

SITE LEGEND:

---	PROPERTY LINE
- - - -	PROPOSED CURB & GUTTER
---	LIMITS OF FULL DEPTH SAWCUT
#	PARKING COUNT
---	FIRELANE
---	ACCESSIBLE SPACES
---	ADA RAMP
---	BOLLARD
---	TRAFFIC SIGN
---	BOLLARD MOUNTED ACCESSIBLE SIGN
---	STOP BAR & SIGN
---	LIGHT POLE
---	AREA DRAIN
---	GREASE TRAP
---	CLEAN-OUT
---	DOUBLE CLEAN-OUT
---	GAS METER
---	WATER METER
---	IRRIGATION METER
---	MANHOLE
---	CURB INLET

SITE KEY NOTES:

- CONCRETE CURB AND GUTTER. (PER LOCAL CODES)
- TAPER CURB TO MATCH EXISTING.
- MATCH EXISTING PAVEMENT ELEVATION.
- LIMITS OF FULL DEPTH SAWCUT AND PAVEMENT REMOVAL.
- EXISTING PAVEMENT TO REMAIN.
- CONCRETE SIDEWALK. 2% MAX. CROSS SLOPE AND 5% MAX. STRAIGHT SLOPE. (PER LOCAL CODES)
- SIDEWALK RAMP @ 8.33% MAX. (PER LOCAL CODES)
- EXISTING FIRE HYDRANT.
- STOP BAR. (PER LOCAL CODES)
- DIRECTIONAL TRAFFIC ARROW. (PER LOCAL CODES)
- PARKING STALL STRIPING. (PER LOCAL CODES)
- 4" WIDE PAINTED STRIPES, 2' OFF CENTER @ 45'.
- PEDESTRIAN/ACCESSIBLE CROSSWALK STRIPING.
- ACCESSIBLE STRIPING & SYMBOL. (TYPICAL-PER ADA AND LOCAL REQUIREMENTS)
- ACCESSIBLE SIGNS. (TYPICAL-PER ADA AND LOCAL REQUIREMENTS)
- BOLLARD.
- PROPOSED LIGHT POLE.
- MONUMENT/PYLON SIGN. (PER ARCH. PLANS)
- DUMPSTER ENCLOSURE. WITH MIN. 6 FOOT MASONRY SCREENING WALL (PER ARCH. PLANS)
- 6 FOOT LIVING SCREEN
- PROPOSED PAD MOUNTED TRANSFORMER.
- "STOP" SIGN.
- LANDSCAPE AREA. (PER LANDSCAPE PLAN)
- INLET. (SEE PLAN FOR SIZE)



DIRECTOR OF DEVELOPMENT SERVICES

DATE

SITE PLAN
JIFFY LUBE
LOT 2A, BLOCK 2
VISTA CROSSROADS ADDITION
0.787 AC., 34,292 SF.
CITY OF FORT WORTH, TEXAS
JUNE 15, 2026

JM CIVIL

1101 Central Expressway South
Suite 215
Allen, TX 75013

Ph. 214-491-1830

John Measels, PE
CIVIL ENGINEER

FIRM NO. F-19504
FOR REVIEW ONLY.
THIS DOCUMENT IS
RELEASED FOR THE
PURPOSE OF REVIEW ONLY
UNDER THE AUTHORITY OF
JOHN MEASELS, P.E.
(LIC. NO. 93278).
IT IS NOT TO BE USED
FOR CONSTRUCTION.
04/15/2026

SITE PLAN

JIFFY LUBE
SEC AVONDALE-HASLET RD. & AVONDALE FARMS DR.
CITY OF FORT WORTH, TEXAS

NAME	DATE	DESCRIPTION
CPK	04/15/26	INITIAL SUBMITTAL
	06/15/26	INITIAL COP SUBMITTAL
REV		
PROJECT NO:	JM-GS-24009	
DRAWN BY:	CPK	
CHECKED BY:	AS	
ISSUE DATE:	06/22/2026	
	1	
	OF	
	3	

C 100

CITY CASE NUMBER: XXXX

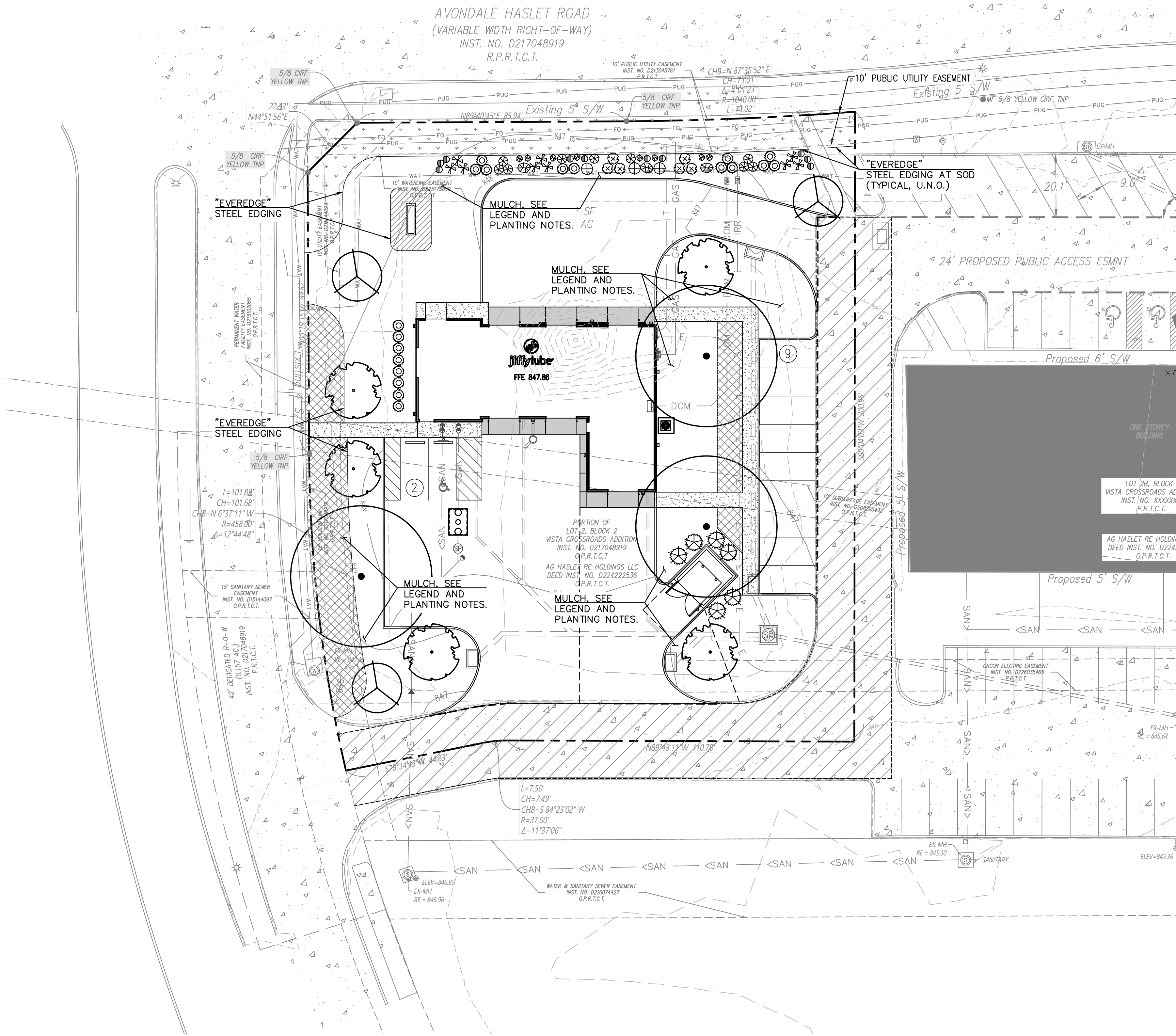
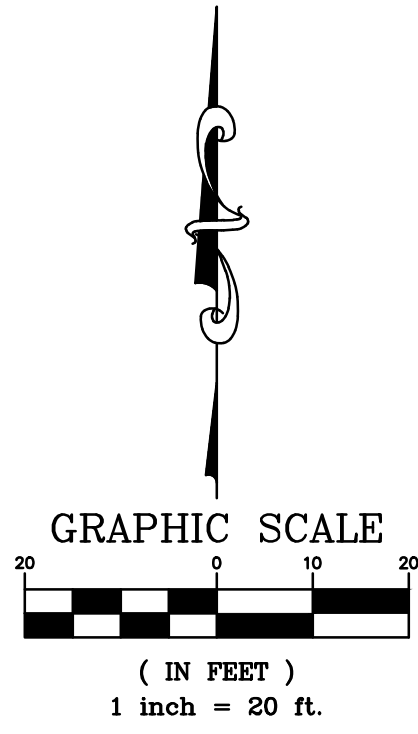
C:\USERS\GILBE\ONEDRIVE\DOCUMENTS\JM\JIFFY LUBE\FORT WORTH, TX\CURRENT DRAWINGS\JM-GDS24009 LANDSCAPE FORT WORTH TX - SEC AVONDALE-HASLET RD.DWG 6/26/2026 12:47 PM GILBERT BEAN

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

REFER TO SHEET L 300
FOR PLANTING NOTES
AND CALCULATIONS,
SHEET L 400 FOR DETAILS.

SITE PLAN PERMIT NOTES:

- A. THIS PROJECT WILL COMPLY WITH FORT WORTH CODE OF ORDINANCE, SECTION 6.301 LANDSCAPING.
- B. THIS PROJECT WILL COMPLY WITH FORT WORTH CODE OF ORDINANCE, SECTION 6.302. URBAN FORESTRY.



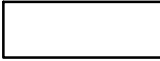
LEGEND:

SYMBOL	SCIENTIFIC NAME	COMMON NAME	HEIGHT	WIDTH	FLWR COLOR	QTY
LARGE TREES — ALL TO BE 3" MINIMUM CALIPER PER CITY						
	QUERCUS VIRGINIANA	LIVE OAK	50	70	YELLOWISH CATKINS	3

MEDIUM TREES — 3" MINIMUM CALIPER PER CITY						
	ACER BARBATUM (SACCHARUM) VAR. 'CADD0"	CADD0 MAPLE	40	30	—	5

SMALL TREES — 3" MINIMUM CALIPER PER CITY						
	LAGERSTROEMIA INDICA 'DALLAS RED'	CRAPE MYRTLE	22	18	RED	3

SHRUBS — 5 GALLON PER CITY. (UNLESS OTHERWISE INDICATED)						
	ABELIA GRANDIFLORA	GLOSSY ABELIA	6	6	PINK	6
	HESPERALOE PARVIFLORA	TEXAS RED YUCCA	3	3	RED	9
	ILEX VOMITORIA 'NANA'	DWARF YOUNPON HOLLY	4	4	WHITE	19
	NANDINA DOMESTICA 'SEIKA'	OBSESSION NANDINA	42"	42"	INSIGNIFICANT	6
	ROSA 'MEIGALPIO'	RED DRIFT ROSE	18"	2	RED	10
	MUHLENBERGIA CAPILLARIS 'REGAL MIST'	PINK MUHLYGRASS	3	3	PINK	9
	ROSMARINUS OFFICINALIS 'TUSCAN BLUE'	ROSEMARY	3	4	BLUE	3

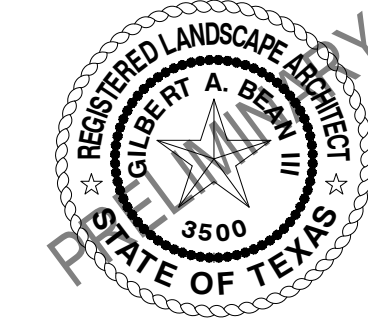
SOD, GROUNDCOVER, LANDSCAPE HEADER AND MISC. ROCK BASED MATERIAL						
	CYNDON DACTYLON 'TIF 419'	BERMUDA GRASS	2,400± S.F. (NOT ACCOUNTING FOR SLOPE)			
	LANTANA X HYBRID 'NEW GOLD'	NEW GOLD LANTANA	2	4	GOLDEN —YELLOW	1 GAL 225 SF @ 30"O.C.
	EUONYMUS FORTUNEI 'COLORATUS' (NOTE: SMALLEST CONTAINER SIZE AVAILABLE)	PURPLE WINTER CREEPER	30" O.C.	2100± SF TRIANGULARLY SPACED (NOT FACTORING IN SLOPE)		
	HARDWOOD MULCH (MIN. 3" DEPTH W/ WEED BARRIER FABRIC)	INSTALL IN ALL PROPOSED PLANTING AREAS EXCEPT WHERE SOD IS PURPOSED				
	BOULDERS	MOSS BOLDER FROM BIG TEX STONE	HEIGHT (OUT OF GROUND) LARGE 2'–6", SMALL 12" TO 18"(MAX.) QUANTITY PER PLAN			
		APPROXIMATE WIDTH PER PLAN				
	EVEREDGE STEEL EDGING (36" DIAMETER (900 MM) GARDEN RING AROUND ALL TREES)	PER PLAN, BETWEEN SOD OR COBBLE AND BALANCE OF LANDSCAPING.				
	CUTEX COPPER COMPOSITE ROOT BARRIER, BY GEOFABRICS	INSTALL WHERE NOTED, CONSULT WITH MANUFACTURER FOR INSTALLATION REQUIREMENTS AND LOCATION PER SITE CONDITIONS. LENGTH BEYOND CENTERLINE OF TREE IS APPROXIMATE, CONSULT MANUFACTURER.				
	GEOFABRICS CONTACT: PHONE: 1(816)305–3160 EMAIL: SALES@GEOFABRICS.COM					

GENERAL NOTES:

- A. TREES HAVE MINIMUM SPACING REQUIREMENTS PER CITY URBAN FORESTRY DEPARTMENT ORDINANCE AS FOLLOWS AND SHOWN ON PLANS;
LARGE CANOPY TREES: 40 FEET OR GREATER
MEDIUM CANOPY TREES: 25 FEET OR GREATER
SMALL CANOPY TREES: 8 FEET OR GREATER
- B. TREES TO BE INSTALLED 4'–0" MINIMUM AWAY FROM PAVING AREAS AND OUTSIDE OF ALL EASEMENTS.
- C. COPPER MESH ROOT BARRIER TO BE DEFINED PRIOR TO SUBMITTAL OF CONSTRUCTION DOCUMENTS.



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



06/26/2026

PRELIMINARY
PLANTING PLAN

JIFFY LUBE
SEC AVONDALE-HASLET RD. & AVONDALE FARMS DR.
CITY OF FORT WORTH, TEXAS

REV	DATE	DESCRIPTION	NAME
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