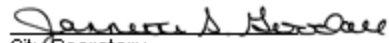


I, the undersigned authority, do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time **Friday, October 06, 2023 at 10:15 a.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.


City Secretary
City of Fort Worth, Texas



MEETING AGENDA
CITY PLAN COMMISSION
Wednesday, October 11, 2023
Work Session 9:00 a.m.
Public Hearing: 10:00 a.m.

Work Session

In-Person:
City Council Conference Room 2020
200 Texas Street
2nd Floor – City Hall
Fort Worth, Texas 76102

Public Hearing

In-Person:
City Council Chamber
200 Texas Street
2nd Floor – City Hall
Fort Worth, Texas 76102

Join Webinar Link:

<https://fortworthtexas.webex.com/fortworthtexas/j.php?MTID=m5b92446fdcd5a213f524a09d800aa178>

Webinar Number: 2551 136 7181

Webinar password: WtCdgnK726 (98234675 from phones and video systems)

Join by phone
1-469-210-7159

Viewing Only:

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

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 City Plan Commission may be attending remotely in compliance with the Texas Open Meetings Act.

For more information on attending or speaking at this meeting either through Videoconference or Teleconference, please visit the City’s website:

<https://www.fortworthtexas.gov/government/boards/list-boards-commissions/virtual-meetings>

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

****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 5:00 PM on October 10, 2023. To sign up to speak in person at the meeting, contact Stuart Campbell at stuart.campbell@fortworthtexas.gov or 817-392-2412. To sign up to speak virtually, register through WebEx in accordance with the directions set out 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.**

COMMISSION MEMBERS

Vacant, CD 1	_____	Matthew Graham, CD 9	_____
Kathy Hamilton CD 2	_____	Jeff Davis, CD 10	_____
Jim Tidwell, CD 3	_____	Efrin Carrion, CD 11	_____
Matt Kotter, CD 4	_____	Matthijs Melchiors, Alternate	_____
Torchy White, CD 5	_____	Josh Lindsay, Alternate	_____
Roderick Miles, CD 6	_____	Andrew Scott, Alternate	_____
Lee Henderson, CD 7	_____	Jarrett Wilson, Alternate	_____
Don Boren, Chair CD 8	_____		

I. WORK SESSION: 9:00 A.M. City Council Conference Room 2020

- | | |
|---|---------------|
| A. Swearing in New Commissioner (White) | Staff |
| B. Correspondence & Comments | Staff & Chair |
| C. Review of Cases on Today’s Agenda | Staff |
| D. Update Infill Development SO Amendment | Staff |

II. PUBLIC HEARING: 10:00 A.M. City Council Chamber

- A. CALL TO ORDER: STATEMENT OF OPEN MEETINGS ACT
- B. ANNOUNCEMENTS
- C. RECOGNITION OF OUTGOING COMMISSIONER SCHOCH
- D. APPROVAL OF SEPTEMBER 27, 2023 MEETING MINUTES
- E. NEW CASES (4)

1. FS-23-174 Linwood Addition: Lots 3R-1 and 3R-2, Block 13 (Waiver Request): 2 Single Attached Family Residential Lots. Council District 9.

- a. Being a replat of Lot 3, Block 13, Linwood Addition an addition to the City of Fort Worth, Texas, Tarrant County, Texas.

- b. General Location: South of Hamilton Avenue, west of Templeton Drive, north of W 5th Street, and east of University Drive.
- c. Applicant: MMA
- d. Applicant Requests: 1) Approval of a Subdivision Ordinance waiver to allow two single-family residential lots, with lot widths less than 50-feet (Lot 3R-2, 23.39 feet; Lot 3R-1, 34.50 feet) to both have primary access to Templeton Drive and not the required rear access from an alley or a shared driveway, and 2) Conditional approval of the final plat upon meeting the platting comments in the staff report.
- e. DRC Recommends: 1) Approval of a Subdivision Ordinance waiver to allow two single-family residential lots, with lot widths less than 50-feet (Lot 3R-2, 23.39 feet; Lot 3R-1, 34.50 feet) to both have primary access to Templeton Drive and not the required rear access from an alley or a shared driveway, and 2) Conditional approval of the final plat upon meeting the platting comments in the staff report.

2. **FS-23-190 Mira Vista Addition: Lot 3R, Block 7 (Waiver Request): 1 Single Family Detached Residential Lot. Council District 3.**

- a. Being a replat of lots 3 and 7, Block 7, Mira Vista Addition, located in the City of Fort Worth, Tarrant County, Texas
- b. General Location: West of Bellaire Drive, south of Forest Highlands Drive, north of Kittansett Court, and east of Arrowhead Road.
- c. Applicant: Brittain and Crawford LLC
- d. **Applicant Requests:** 1) Approval of a Subdivision Ordinance waiver to allow a double frontage lot that has both frontages onto two local residential streets (Kittansett Court, Forest Highlands Drive) instead of the secondary non-access frontage abutting an arterial street; and 2) Conditional approval of the final plat upon meeting the platting comments in the staff report.
- e. **DRC Recommends:** 1) Approval of a Subdivision Ordinance waiver to allow a double frontage lot that has both frontages onto two local residential streets (Kittansett Court, Forest Highlands Drive) instead of the secondary non-access frontage abutting an arterial street; and 2) Conditional approval of the final plat upon meeting the platting comments in the staff report.

3. **PP-23-033 La Frontera (Waiver Request): 481 Single-Family Detached Residential Lots, 30 Private Open Space Lots and 5 Gas Well Lots. Council District 7.**

- a. Being a 184.139 acre tract of land located in the S. E. Merrell Survey, Abstract Number 1009, the J. A. McNutt Survey Abstract Number 1151, and the A.C.H. & B. Survey, Abstract Number 55, situated in the City of Fort Worth, Tarrant County, Texas.
- b. General Location: North of Boat Club Road, south of future Eagle Mountain Parkway and west of Harbour View Lane.

- c. Applicant: Kirkman Engineering
- d. **Applicant Requests:** 1) Approval of one Subdivision Ordinance waiver to not require the extension of existing Harbour Creek Drive right-of-way to the east into this preliminary plat; and 2) Conditional approval of the preliminary plat upon meeting the platting comments in the staff report.
- e. **DRC Recommends:** 1) Approval of one Subdivision Ordinance waiver to not require the extension of existing Harbour Creek Drive right-of-way to the east into this preliminary plat; and 2) Conditional approval of the preliminary plat upon meeting the platting comments in the staff report.

4. **VA-23-012 Vacation of a Portion of an Alley in Block 18, Factory Place Addition: Council District 3.**

- a. Being a vacation of a portion of an alley in Block 18, Factory Place Addition, an addition to the City of Fort Worth, Tarrant County, Texas, as recorded in Volume 204A, Page 100 of PRTCT, located in the City of Fort Worth, Tarrant County, Texas.
- b. General Location: North of Vickery Boulevard, south of Valentine Street, east of Hulen Street and west of Hopkins Street
- c. Applicant: Valentine Street, LLC
- d. **Applicant Requests:** Approval of a recommendation to City Council for the vacation of the remaining portion of the alley, between Hopkins Street and the recorded reciprocal access easement, in Block 18 of Factory Place Addition.
- e. **DRC Recommends:** Approval of a recommendation to City Council for the vacation of the remaining portion of the alley, between Hopkins Street and the recorded reciprocal access easement, in Block 18 of Factory Place Addition.

Adjournment: _____

ACCESSIBILITY STATEMENT

Fort Worth Council Chamber 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 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.

DECLARACIÓN DE ACCESIBILIDAD

Cámara del Concilio de Fort Worth 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 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.