



MEETING AGENDA
RESIDENTIAL BOARD OF ADJUSTMENT

November 15, 2023

Work Session 12:00 p.m.

Public Hearing 1:00 p.m.

In Person

City Council Conference Room 2020 (Work Session)

City Council Chamber (Public Hearing)

2nd Floor - City Hall, 200 Texas Street /Fort Worth, Texas 76102

VIDEOCONFERENCE:

<https://fortworthtexas.webex.com/fortworthtexas/j.php?MTID=mf2fd59bc1061b2f97d74ae41c8bdc6bd>

Meeting/ Access Code: 2555 152 6396 (Registration Required)

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

Viewing Only

Television: Charter 190; One Source 7; Verizon 5; AT&T Uverse 99

City of Fort Worth Website Homepage: <http://fortworthtexas.gov/fwtv>

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 this meeting's docket, visit: <https://www.fortworthtexas.gov/calendar/boards-commission>

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 Residential Board of Adjustment may be attending remotely in compliance with the Texas Open Meetings Act.

****Any member of the public who wishes to address the Board using videoconference or teleconference regarding an item on the listed agenda must sign up to speak no later than 5:00PM on November 13, 2023. To sign up, either register through WebEx per the directions on the City's website above or contact Karen Moreno at Karen.Moreno@fortworthtexas.gov or 817-392-8026. Please note 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.**

BOARD MEMBERS:

Adrienne Holland _____
Tony Perez, _____
Chair Residential Board _____
Kenneth Jones _____
Joey Dixon, _____
Vice Chair Residential Board _____

Debra Brown Sturns _____
Myra Mills _____
Whit Wolman _____
Lucretia Powell _____
Jennifer Glass Renta _____
Janna Herrera _____
Melondy Doddy-Munoz _____

I. WORK SESSION 12:00 P.M.

A. Discussion of Today's Case

B. Discussion of Enforcement of Board of Adjustment Decisions

II. PUBLIC HEARING 1:00 P.M.

A. Approval of Minutes of the October 18, 2023 Hearings _____

B. ANY CASES NOT HEARD WILL BE MOVED TO DECEMBER 20, 2023.

C. Translation Residential Case

1. BAR-23-070 Address: 2501 Village Creek Road
Owner: Roberto Rodriguez
Zoning: "A-5" One-Family within the Stop Six Overlay

a. Variance: Permit the construction of a new single-family residence on a lot with less than required lot area

Minimum lot area required: 5,000 square feet

Requested lot area: 4,097 square feet

b. Variance: Permit the construction of a new single-family residence in the platted front setback

Minimum established platted setback: 30 feet

Requested front yard setback: 26 feet

c. Variance: Permit a garage in the Stop Six Overlay for fewer cars than required

Minimum garage required: Two-car garage

Requested garage: One-car garage

d. Variance: Permit fewer parking spaces behind the rear wall than required for up to three (3) bedrooms

Required parking: 2 parking spaces

Requested parking: 1 parking space

D. New Residential Cases

2. BAR-23-062 Address: 5510 Pershing Avenue
Owner: Madeleine Semmelmann by Marc Semmelmann
Zoning: "A-5" One-Family

a. Variance: Permit the construction of a carport within the side yard setback

Minimum setback required: 5 feet

Requested setback: 2 inches

3. BAR-23-066 Address: 1825 Roundtree Circle E.
Owner: Heather & Phillip Thomasson
Zoning: "PD 522" for single family uses in "A-43" thru "R-2" in Walsh Ranch

a. **Variance:** Permit the construction of an in-ground pool that is not 75 feet from the front property line or behind the rear wall of the primary residential structure

Minimum setback required: 75 feet
Requested setback: 60 feet

4. BAR-23-068 Address: 12716 Frio Springs Drive
Owner: Barsotti Family Trust by Paul Barsotti
Zoning: "A-7.5" One-Family

a. **Variance:** Permit the construction of an accessory structure (storage shed) that is not 75 feet from the front property line or behind the rear wall of the primary residential structure

Minimum setback required: 75 feet
Requested setback: 56 feet

5. BAR-23-069 Address: 3208 Avondale Avenue
Owner: Michael and Angelique De Luca by MetroCode LLC
Zoning: "A-5" One-Family within the TCU Overlay

a. **Special Exception:** Permit a 5-foot open-design fence in the front yard

b. **Variance:** Permit the gates and columns of an open-design fence in the front yard to be taller than the five feet allowed by Special Exception

Allowed height with Special Exception: 5 feet
Requested fence: 6 feet 6 inches for the gates
6 feet for the columns

6. BAR-23-071 Address: 4301 Siphon Court
Owner: Eric & Marne Bormann
Zoning: "A-5" One-Family

a. **Variance:** Permit the construction of an in-ground pool that is not 75 feet from the front property line or behind the rear wall of the primary residential structure

Minimum setback required: 75 feet
Requested setback: 63 feet

E. Enforcement of Board of Adjustment Decisions

III. ADJOURNMENT:

ASSISTANCE AT THE PUBLIC MEETINGS:

Fort Worth City Hall 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.

El Edificio Municipal de la Ciudad de Fort Worth, o City Hall, tiene acceso para silla de ruedas. Se solicita a las personas que planean asistir a esta reunión y que necesitan ayudas auxiliares o servicios de 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 para que se puedan hacer 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 los servicios auxiliares necesarios.

Executive Session:

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

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 Thursday, November 09, 2023 at 10:50 a.m. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.


City Secretary for the City of Fort Worth, Texas