



MEETING AGENDA
COMMERCIAL BOARD OF ADJUSTMENT

February 21, 2024

Work Session 9:00 a.m.

Public Hearing 10:00 a.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/weblink/register/r0c795675aa1738f88b4d0f8c00a7779a>

Meeting/ Access Code: 2559 266 7852 (Registration Required)

Teleconference: (817) 392-1111 or 1-469-210-7159

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 Commercial 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 February 19, 2024. 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:

Josh Lindsay _____
Robert Gutierrez _____
Deborah Freed, Chair _____
Bob Riley, Vice-Chair _____
James Hook _____
Vacant _____

Jarrett Wilson _____
Darin Hoppe _____
Kay Duffy _____
Andrea Payne Shields _____
Virginia Murillo _____

I. WORK SESSION 9:00 A.M.

A. Discussion of Today’s Cases

B. Discussion of Enforcement of Board of Adjustment Decisions

II. PUBLIC HEARING 10:00 A.M.

A. Approval of Minutes of the January 17, 2024 Hearing _____

B. ANY CASES NOT HEARD WILL BE MOVED TO MARCH 20, 2024

C. Continued Commercial Case

1. BAC-23-019 Address: 412 W. Bolt Street
Owner: Trinity Basin Preparatory by Signs Manufacturing
Zoning: “J” Medium Industrial and “K” Heavy Industrial Districts

- a. **Special Exception:** Permit electronic changeable copy on a monument sign at the southeast corner

D. New Commercial Cases

2. BAC-24-001 Address: 8811 Old Decatur Road
Owner: Standard At Boswell Marketplace 2 LP by MasterPlan
Zoning: “E” Neighborhood Commercial and “F” General Commercial Districts

- a. **Variance:** Permit auto repairs on a premise that adjoins a residential district boundary

3. BAC-24-002 Address: 4650 - 4654 (evens) White Settlement Road
Owner: Big Brother Holdings Co. LLC by Jason Binzer
Zoning: “E” Neighborhood Commercial and “FR” General Commercial Restricted Districts in the White Settlement Road Scenic Corridor

- a. **Variance:** Permit a nonresidential building with less supplemental setback than required on northern side.

Required supplemental setback: 20 feet in “E” and 25 feet in “FR”
Requested supplemental setback: 15 feet

E. Discussion of Enforcement of Board of Adjustment Decisions

III. ADJOURNMENT:

ASSISTANCE AT THE PUBLIC MEETINGS:

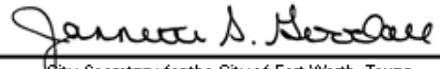
Fort Worth City Hall is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City's ADA Coordinator at (817) 392-8552 or e-mail ADA@FortWorthTexas.gov 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, February 15, 2024 at 3:15 p.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