



COMMERCIAL BOARD OF ADJUSTMENT

AGENDA

**Wednesday, July 18, 2018
Work Session 9:00 AM
Public Hearing 10:00 AM**

**200 Texas Street
City Council Conference Room 290
2nd Floor – City Hall
Fort Worth, Texas 76102**

**For More Docket Information Visit:
<http://fortworthtexas.gov/zoning/variances/cases/>**

BOARD MEMBERS:

Dan Moore	_____
Robert Gutierrez	_____
Clif Wiegand	_____
Bob Riley	_____
Will Dryden	_____
Michael Wellbaum, Chair	_____
Loren Stewart	_____
Robert Kelly	_____
Graham Brizendine, Vice-Chair	_____

- I. 9:00 A.M. **WORK SESSION** **City Council Conference Room 290**
 - A. Review of Cases on Today’s Agenda

- II. 10:00 A.M. **PUBLIC HEARING** **City Council Conference Room 290**
 - A. Approval of Minutes of the June 20, 2018 Hearing _____
 - B. Cases on Today’s Agenda
 - C. **MEETING WILL ADJOURN AT 12:00 PM (ANY CASES NOT HEARD WILL BE MOVED TO AUGUST 15, 2018)**

I, the undersigned authority do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official website and 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, July 12, 2018 at 5:00 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

D. New Cases

1. **BAC-18-046** **SEJ Asset Management & Inv. Co. by Barnett Signs**
101 Sycamore School Road
 - a. Request a **SPECIAL EXCEPTION** in an “F” General Commercial District to permit the installation of electronic changeable copy on a monument sign located along the southern Sycamore School Road frontage.

2. **BAC-18-047** **SEJ Asset Management & Inv. Co. by Barnett Signs**
6001 Camp Bowie Boulevard
 - a. Request a **SPECIAL EXCEPTION** in the “CB-RUS” Camp Bowie – Ridglea Urban Village South District to permit the installation of electronic changeable copy on a monument sign located:
 - i. Along the southern Camp Bowie Boulevard frontage, and
 - ii. Along the western Bryant Irvin Road frontage.

3. **BAC-18-048** **Bassam Ramadan**
6117 Willard Road
 - a. Request a **VARIANCE** in an “E” Neighborhood Commercial District to permit auto repairs adjacent to a residential district (grandfathered use after zoning change).

4. **BAC-18-049** **D&KW Properties I, LLC by Dunaway Associates, LP**
2101 Southeast Loop 820
 - a. Request a **VARIANCE** in a “D” High Density Multifamily District providing 396 parking spaces, where 533 spaces are required, deficient by 137 parking spaces.

5. **BAC-18-050** **Farris/Stateham Family Farm/Browning by Realty Capital**
4000 - 4200 blocks Keller Hicks Road
 - a. Request a **VARIANCE** in a “D” High Density Multifamily District to permit the construction of a multifamily development with 55 parking spaces in the front yard, where parking spaces are not allowed.

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 Commission to receive advice from legal counsel, pursuant to Texas Government Code, Section 551.071.