



MEETING AGENDA
URBAN DESIGN COMMISSION
December 19, 2024
Public Hearing: 10:00 A.M.
Room 2020

In Person

200 Texas Street
Room 2020
Fort Worth, Texas 76102

Videoconference

<https://fortworthtexas.webex.com/weblink/register/ra61c1544d791a8485573f8746e194c13>

Meeting/ Access Code: 2550 381 2869
Registration Required

Teleconference

(817) 392-1111 or 1-469-210-7159
Meeting/ Access Code: 2550 381 2869

Viewing Only

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

To view the docket for this meeting visit: <https://www.fortworthtexas.gov/calendar/boards-commission> or <https://arcg.is/OKybDq>

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 Urban Design Commission may be attending remotely in compliance with the Texas Open Meetings Act.

Please note this meeting will be held in-person with the option to participate remotely by videoconference or teleconference. The meeting will be available for viewing through WebEx, the City's Website and FW Television.

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 9:00AM on December 19, 2024. To sign up please register through WebEx per the directions on the City's website above. Contact [Ana Alvarez](#) at Ana.Alvarez@fortworthtexas.gov or [817-392-8000](tel:817-392-8000) if there are any difficulties.

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.

COMMISSIONERS

- | | |
|---|---|
| <input type="checkbox"/> Gannon Gries - Mayor Appointee | <input type="checkbox"/> Aaron Thesman - District 7 |
| <input type="checkbox"/> Cheryl West - District 2 | <input type="checkbox"/> Mary Kay Hughes - District 8 |
| <input type="checkbox"/> Tom Carr - District 3 | <input type="checkbox"/> Douglas Cooper - District 9 |
| <input type="checkbox"/> Mike Ratterree - District 4 | <input type="checkbox"/> Vacant - District 10 |
| <input type="checkbox"/> Terri Bailey - District 5 | <input type="checkbox"/> Mia Moss - District 11 |
| <input type="checkbox"/> Dorothy Debose - District 6 | <input type="checkbox"/> Marta Rozanich - Alternate |
| <input type="checkbox"/> Gareth Harrier - Alternate | <input type="checkbox"/> Gwen Harper - Alternate |

I. PUBLIC HEARING

- A. CALL TO ORDER:** Open Meetings Act Statement
- B. ANNOUNCEMENTS**
- C. APPROVAL OF NOVEMBER 21, 2024 MEETING MINUTES**
- D. NEW CASES**

1. **UDC-2024-186 – 904 Cooks Ln (UFC24-0004)**
Council District: 5
Address: 904 Cooks Ln
Owner/Agent: RF & Sons Properties LLC/Khalid Mahmood, IBC Construction LLC
Request: The applicant requests a Certificate of Appropriateness (COA) for a waiver from the Urban Forestry Ordinance’s 25% tree preservation requirement to allow a 0% tree preservation.

2. **UDC-2024-190 – 400 W Terrell Ave**
Near Southside Form-Based Code District
Council District: 9
Address: 400 W Terrell Ave
Owner/Agent: Stephen Rivers/Nate Galata
Request: The applicant requests a Certificate of Appropriateness (COA) to renovate the existing structure and construct an addition with the following waivers from the Near Southside Standards and Guidelines:

1. A primary pedestrian entrance located behind the parking lot, where primary pedestrian entrance doors shall be located on the street frontage of the building;
2. A 10-foot-tall front yard fence, where a front yard fence or railing should not exceed 4 feet in height when the fence encloses a private patio;
3. A surface parking lot in front of the building, where parking lots shall be located behind or to the side of buildings;
4. An approximately 48% "Maximum Surface Parking Lot Frontage" along W Terrell St (primary street), where parking lot frontage along primary streets shall not exceed 40%;
5. Provide windows and doors approximately 11% at the east elevation of the existing building, where new façades fronting on publicly accessible streets shall have openings and transparent glazing together more than 25% of the façade.
6. Provide 35% "Ground Floor Transparency" on the south elevation of the existing building, where at least 40% is required.
7. Provide approximately 16% "Ground Floor Transparency" on the east elevation of the existing building, where at least 40% is required

**3. UDC-2024-225 – 901 College Ave
Near Southside Form-Based Code District
Council District: 9**

Address: 901 College Ave

Owner/Agent: Dylan Devito, MMI/Michael McIntire, AECOM

Request: The applicant requests a Certificate of Appropriateness (COA) for a waiver from the Near Southside Development Standards to allow for an 8’ masonry wall and vehicular gate to be placed in the front yard.

II. ADJOURNMENT

ASSISTANCE AT THE PUBLIC MEETINGS:

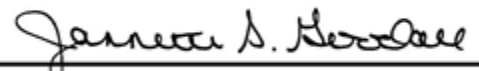
Old Fort Worth City Hall is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City’s ADA Coordinator at (817) 392-8552 or e-mail ADA@FortWorthTexas.gov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

The Urban Design Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation, or other matters that are exempt from public disclosure as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda

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, December 13, 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