



MEETING AGENDA

URBAN DESIGN COMMISSION

November 17, 2022

Work Session: 9:30 AM

Public Hearing: 10:00 A.M.

Public Hearing in Room 2020

In Person

Public Hearing and Work Session:

200 Texas Street

Room 2020

Fort Worth, Texas 76102

Videoconference

<https://fortworthtexas.webex.com/fortworthtexas/onstage/g.php?MTID=e3cae151c0aefa1780e30216bf5d7515f>

Meeting/ Access Code: 2550 803 4947

Registration Required

Teleconference

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

Meeting/ Access Code: 2550 803 4947

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>

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 5:00PM on November 16th, 2022. To sign up, either contact Jamie DeAngelo at Jamie.DeAngelo@fortworthtexas.gov or 817-392-8000 or register through WebEx per the directions 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.

COMMISSIONERS

- | | | | |
|--------------------------|--------------------------------|--------------------------|------------------------------|
| <input type="checkbox"/> | Gannon Gries - Mayor Appointee | <input type="checkbox"/> | Stephen McCune - District 6 |
| <input type="checkbox"/> | Jose Diaz - District 2 | <input type="checkbox"/> | Aaron Thesman - District 7 |
| <input type="checkbox"/> | Jesse Stamper - District 3 | <input type="checkbox"/> | Mary Kay Hughes - District 8 |
| <input type="checkbox"/> | Mike Ratterree - District 4 | <input type="checkbox"/> | Douglas Cooper - District 9 |
| <input type="checkbox"/> | James Hook - District 5 | <input type="checkbox"/> | Gwen Harper - Alternate |
| <input type="checkbox"/> | Gareth Harrier - Alternate | <input type="checkbox"/> | Marta Rozanich - Alternate |

I. WORK SESSION

- A. Presentation on the status of the request for a Certificate of Appropriateness for a waiver to construct a fence at 100 South Jones Street (Katy Depot) UDC-22-067.
- B. Discussion of items on the agenda

II. PUBLIC HEARING

- A. **CALL TO ORDER:** Statement of Open Meetings Act

- B. **ANNOUNCEMENTS**

- C. **APPROVAL OF OCTOBER 20, 2022 MEETING MINUTES**

- D. **CONTINUED CASES**

- 1. **UDC-22-085 – Old Texas Brewing**

- Camp Bowie Form Based District, Council District: 3**

- Address:** 6333 Camp Bowie Blvd W, Suite 200

- Owner/Agent:** Rick Hazen, Old Texas Brewing Company

- Request:** The applicant requests a Certificate of Appropriateness for waivers from the Camp Bowie Revitalization Code Standards and Guidelines for the following items:

- a) A waiver to allow two (2) attached wall signs per tenant space where only one (1) attached wall sign per tenant space is permitted.
 - b) A waiver to allow the total square footage of attached wall signs to be up to 168 square feet where the maximum permitted area is 100 square feet.

- D. **NEW CASES**

- 1. **UDC-22-101 – 465 South Main Street**

Near Southside Form Based District, Council District: 9

Address: 465 South Main

Owner/Agent: Rian Maguire/ CHC Development

Request: The applicant requests a Certificate of Appropriateness for waivers from the Near Southside Development Standards and Guidelines to allow the following:

- a) A waiver to not require street trees on E Tucker Street when two (2) trees are required.
- b) A waiver to allow 70-foot spacing for pedestrian lights when a maximum of 60-foot spacing is required.
- c) A waiver to allow openings and transparent glazing that constitute 21% of the facade on new building facades fronting public accessible streets or public spaces when 25% is required.
- d) A waiver to allow a 2-foot planting strip along E Tucker Street when a 5.5-foot planting strip is required.

2. **UDC-22-096–428 Hemphill (Multifamily)**

Near Southside Form Based District, Council District: 9

Address: 428 Hemphill Street

Owner/Agent: Jay Case/ Keeley Acquisitions

Request: The applicant requests a recommendation to the City Plan Commission and City Council for approval of the vacation of a portion of Travis Avenue, and a Certificate of Appropriateness for waivers from the Near Southside Development Standards and Guidelines to allow the following:

- a) A waiver to allow a parking garage to be visible from the right-of-way when no visibility is allowed.
- b) A waiver to not require individual street-oriented entries for each unit along the public street frontage when individual street-oriented entries for each unit are required.
- c) A waiver to allow a 2-foot planting strip along Hemphill Street when a 5.5-foot planting strip is required.

3. **UDC-22-103–6905 Camp Bowie Blvd (Movie Theater)**

Camp Bowie Form Based District, Council District: 3

Address: 6905 Camp Bowie Blvd.

Owner/Agent: Jeff Van Curen/ Halbach Dietz Architects

Request: The applicant requests a Certificate of Appropriateness for a waiver from the Camp Bowie Revitalization Code Standards and Guidelines to allow the following:

- a) A waiver to allow the doors and window on the ground floor facing Camp Bowie Boulevard to be 20% of the façade area when a minimum of 30% of the façade area is required.

4. **UDC-22-106– 8 Diamonds Industrial (UFC22-0306)**

Council District: 6

Address: 13005, 13001, & 13015 South Freeway

Owner/Agent: Greystar Development Central, LLC/Mycoskie and Associates (MMA)

Request: The applicant requests a Certificate of Appropriateness for a waiver from the Urban Forestry Ordinance's 25% tree preservation requirement

5. **UDC-22-107– Nafex Way Development (UFC22-0309)**

Council District: 6

Address: 5500 Nafex Way

Owner/Agent: Danny Christner/Kimely-Horn

Request: The applicant requests a Certificate of Appropriateness for a waiver from the Urban Forestry Ordinance’s 25% tree preservation requirement.

III. **ADJOURNMENT**

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 under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of Texas Government Code, which are related to any item appearing on this agenda.


ASSISTANCE AT THE PUBLIC MEETINGS:

This meeting site 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.

ASISTENCIA A REUNIONES PUBLICAS:

Este sitio de reunión 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.

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, November 11, 2022 at 3:20 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