

REVISED 12/13/2024



MEETING AGENDA
COMMERCIAL BOARD OF ADJUSTMENT

Wednesday, December 18, 2024

Public Hearing 10:00 a.m.

In Person

City Council Chamber
2nd Floor, 200 Texas Street /Fort Worth, Texas 76102

VIDEOCONFERENCE:

<https://fortworthtexas.webex.com/weblink/register/r1c7bc59defb022f360d533da8e1d6e9c>

Meeting/ Access Code: 255 717 22406 (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 5:00 PM on December 16, 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 | _____ | Jarrett Wilson | _____ |
| Tony Perez | _____ | Darin Hoppe | _____ |
| Deborah Freed, Chair | _____ | Kay Duffy | _____ |
| Bob Riley, Vice-Chair | _____ | Andrea Payne Shields | _____ |
| James Hook | _____ | Virginia Murillo | _____ |
| Kelicia Stevenson | _____ | | |

I. PUBLIC HEARING

A. Approval of Minutes of the November 18, 2024 Hearing _____

B. ANY CASES NOT HEARD WILL BE MOVED TO JANUARY 15, 2024

D. Continued Commercial Cases

1. BAC-24-026 Address: 3439 Altamesa Blvd
 Owner: 539 Moore Street LLC by Watermill Express
 Zoning: "E" Neighborhood Commercial and "FR" General Commercial Restricted Districts

- a. **Special Exception:** Permit the construction of a water/ice vending kiosk.
- b. **Variance:** Permit a water/ice vending kiosk in a location that is not allowed.

Required location: behind the front wall of the primary structure furthest from the street.
Requested location: in front of the front wall of the primary structure closest to the street.

2. BAC-24-031 Address: 2201 - 2211 (odds) 8th Avenue
 Owner: Rainbow Insurance Agency Inc by Raymond Arriaga
 Zoning: "E" Neighborhood Commercial District

- a. **Variance:** Permit fewer parking spaces for a multi-tenant building than required.

Minimum number of parking spaces: 58 spaces
Requested number of parking spaces: 31 spaces

E. New Commercial Cases

3. BAC-24-035 Address: 1120 Jacksboro Hwy
 Owner: Christie Thibodeaux
 Zoning: "FR" General Commercial Restricted Districts

- a. **Variance:** To allow auto repairs on a premises that adjoins a residential district.

II. ADJOURNMENT:

ASSISTANCE AT THE PUBLIC MEETINGS:

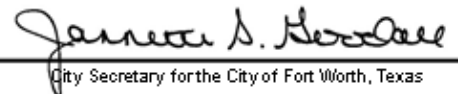
Fort Worth City Hall is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City's ADA Coordinator at (817) 392-8552 or e-mail ADA@FortWorthTexas.gov at least 48 hours prior to the meeting so that appropriate arrangements can be made. Even if the City does not receive notification at least 48 hours prior to the meeting, the City will still 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 Friday, December 13, 2024 at 3:25 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