

**CITY OF SAGINAW PLANNING AND ZONING COMMISSION
NOTICE OF REGULAR MEETING AND PUBLIC HEARING**

**Saginaw City Hall
333 West McLeroy Boulevard
6:00 P.M. – Tuesday, May 12, 2020**

- | | | |
|-----|--|--|
| (1) | Call To Order | Chairman Lewis |
| (2) | Roll Call To Establish Quorum | Chairman Lewis |
| (3) | Audience Participation | Chairman Lewis |
| (4) | Approval Of Minutes
Regular Meeting And Public Hearing On April 14, 2020 | Chairman Lewis |
| (5) | PZ 0420-01 PUBLIC HEARING (continued from 4/14/2020)
Consideration And Action Regarding A Request To Change The Zoning
Classification Of Approximately 76.613 Acres Out Of The J Walker
Survey Abstract 1602, Tracts 3C And 3E, And The J Bradford Survey,
Abstract 183, Tracts 1K And 1 From Community Commercial (CC) And
Multi Family (MF1) To Community Commercial (CC), Multi Family (MF2),
And Light Industrial (LI) and Revising The Official Zoning Map In Accordance
And By Amending The Comprehensive Land Use Plan. Property Is Located
At The Northwest Corner Of Blue Mound Road (Hwy 156) And E McLeroy
Boulevard. | Michael Clark, P.E.
Winkelmann & Assoc. |
| (6) | PZ 0520-01
Consideration And Action Regarding Approval Of A Preliminary Plat
For "The Square", A Planned Development Being A 27.256 Acres Out Of
The Benjamin Thomas Survey, Abstract No. 1497 Located North Of
Walmart Between N Saginaw Blvd And Old Decatur Road | Michael Clark, P.E.
Winkelmann & Assoc |
| (7) | Staff Report | Public Works Director |
| A. | Discussion Of Residential, Commercial And Industrial,
And City Capital Projects | Rick Trice, P. E. |
| B. | Update Commission Of City Council Action On
Previous Cases | |
| (8) | EXECUTIVE SESSION
1 § 551.071. <u>Consultation with Attorney.</u> The Planning and Zoning Commission may convene in executive session
to conduct a private consultation with its attorney on any legally posted agenda item, when the Planning and Zoning
Commission seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in
which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the
State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:
a. Any Posted Item | |
| (9) | Adjournment | Chairman Lewis |

DATE POSTED: _____ TIME: _____ BY: _____
DATE RETRIEVED: _____ TIME: _____ BY: _____

The City Hall is wheelchair accessible and special parking is available on the east side of the building or in front of the Library located west of City Hall. If special accommodations are required, please contact Mary Ragle at 817-230-0441 a minimum of 72 hours in advance of the meeting.

PLEASE NOTE THAT IN ACCORDANCE WITH CURRENT CDC RECOMMENDATIONS REGARDING COVID-19 WE WILL BE OBSERVING SIX FEET DISANCING BETWEEN EVERYONE. THEREFORE, THERE WILL BE LIMITED SEATING AVAILABLE.

PLANNING AND ZONING COMMISSION

Kenneth Haney Vice Chairman	Place No. 1	Term Expires May 2020
William Barngrover	Place No. 2	Term Expires May 2021
Matthew Lewis Chairman	Place No. 3	Term Expires May 2020
Malinda Julien	Place No. 4	Term Expires May 2021
Jason LaBruyere	Place No. 5	Term Expires May 2020
John Peet	1 st Alternate	Term Expires May 2021
Randy Villarreal	2 nd Alternate	Term Expires May 2020

- **Sec. 2-8. - Meeting and quorum**

A quorum for the conduct of business shall consist of three members of the commission. The members of the commission shall regularly attend meetings and public hearings of the commission and shall serve without compensation, except for reimbursement of authorized expenses attendant to the performance of their duties.

Audience Participation

If anyone in the audience wishes to address the board on any item listed on the agenda, please fill out one of the audience participation forms located by the east door of the Council Room. After the form is completed, please hand it to the board secretary. Your request to speak will be given to the chairman and you will be called upon to speak when that item is discussed.

**MINUTES OF A REGULAR MEETING AND PUBLIC HEARING
OF THE CITY OF SAGINAW
PLANNING AND ZONING COMMISSION
HELD AT THE CITY OF SAGINAW CITY HALL
333 WEST MCCLEROY BOULEVARD
April 14, 2020**

Present at the Meeting:

Chairman	Place No. 3	Matthew Lewis
Vice Chairman	Place No. 1	Kenneth Haney
Member	Place No. 2	William Barngrover
Member	Place No. 5	Jason LaBruyere
Alternate Member	Alt. No. 2	Randy Villarreal
Director Public Works		Rick Trice
Recording Secretary		Mary Ragle

Absent from the Meeting:

Member	Place No. 4	Malinda Julien
Alternate Member	Alt No. 1	John Peet

Visitors at the Meeting:

None

(1) Call to Order

Chairman Lewis called the meeting to order at 6:00 p.m.

(2) Roll Call to Establish Quorum

Chairman Lewis called roll. The quorum will consist of Chairman Lewis, Vice Chairman Haney, Members Barngrover, LaBruyere, and Alternate Member Villarreal.

(3) Audience participation

Item bypassed. No audience

(4) Approval of Minutes

The minutes of a regular meeting and public hearing on March 10, 2020 were presented for approval. A motion was made by Member Barngrover with a second by Member LaBruyere to approve the minutes for March 10, 2020 as presented. Motion carried unanimously.

For: Chairman Lewis, Vice Chairman Haney
Members Barngrover, LaBruyere, Alternate Member Villarreal

Against: None

Absent Member Julien, Alternate Members Peet

(5) PZ 0420-01 PUBLIC HEARING

Consideration And Action Regarding A Request To Change The Zoning Classification Of Approximately 76.613 Acres Out Of The J Walker Survey Abstract 1602, Tracts 3C And 3E, And The J Bradford Survey, Abstract 183, Tracts 1K And 1 From Community Commercial (CC) And Multi Family (MF1) To Community Commercial (CC), Multi Family (MF2), And Light Industrial (LI) and Revising The Official Zoning Map In Accordance And By Amending The Comprehensive Land Use Plan. Property Is Located At The Northwest Corner Of Blue Mound Road (Hwy 156) And E McLeroy Boulevard.

Chairman Lewis opened the Public Hearing at 6:03 p.m.

Director of Public Works Rick Trice reviewed the information included in the members' packets for this item and presented a power point presentation that the developer had requested that he share with the members since he would be unable to attend.

DPW Trice advised the members that the city had been contacted by Eagle Mountain Saginaw Independent School District this afternoon requesting the item be postponed until they could meet with the developer to discuss this project.

There was a discussion regarding whether to approve the item with the stipulation that the city council work out any concerns that EMS ISD have or continue the item.

Chairman Lewis asked if there were any more comments. There were none.

Chairman Lewis closed the public hearing at 6:17 p.m.

A motion was made by Member Haney with a second by Member LaBruyere to continue this item until the next meeting. Motion carried.

For: Vice Chairman Haney
Members Barngrover, LaBruyere, Alternate Member Villarreal

Against: Chairman Lewis

Absent Member Julien, Alternate Members Peet

(6) Staff Report

A. Discussion of Residential, Commercial, Industrial, and City Capital Projects

B. Previous Cases

DPW Trice reviewed projects and developments included in information included in the members' packets. He also gave an update on projects throughout the city.

(7) EXECUTIVE SESSION

1 § 551.071. Consultation with Attorney. The Planning and Zoning Commission may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the Planning and Zoning Commission seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

a. Any Posted Item

No executive session was held

(8) Adjournment

Motion was made by Member LaBruyere with a second by Member Barngrover to adjourn the meeting. Motion carried unanimously.

For: Chairman Lewis, Vice Chairman Haney
Members Barngrover, LaBruyere, Alternate Member Villarreal

Against: None

Absent Member Julien, Alternate Members Peet

Chairman Lewis declared the meeting of April 14, 2020 closed at 6:25 p.m.

APPROVED:

Matthew Lewis, Chairman

ATTEST:

Mary Ragle, Recording Secretary



DATE: March 4, 2020

TO: Chairman and Members of the Planning and Zoning Commission

FROM: Rick Trice, P.E., Director of Public Works

SUBJECT:

PUBLIC HEARING – Consideration and Action Regarding a request for a change in zoning on approximately 76.613 Acres out of the J Walker Survey Abstract 1602, Tracts 3C and 3E, and the J Bradford Survey, Abstract 183, Tracts 1K and 1 from Community Commercial (CC) and Multi Family (MF1) to Community Commercial (CC), Multi Family (MF2), and Light Industrial (LI). Property is located at the Northwest corner of Blue Mound Road (Hwy 156) and E McLeroy Boulevard.

Owner: Lavonne White

Engineer: Winkelman and Associates, Inc. (Mike Clark)

Existing Zoning: MF1 and CC

Ultimate Land Use Plan: CC

Proposed Zoning: CC, MF2 and LI

Background

The applicant is requesting a zoning change on 76.613 acres north of E. McLeroy and west of F.M.-156. The City's Ultimate Land Use Plan shows the entire area as Community Commercial (CC). Existing land use is Agricultural (Ag). Existing zoning is comprised of approximately 51.6 ac. of Community Commercial (CC) located along the frontage of F.M-156, E. McLeroy and Rough Rider Drive and approximately 25.1 ac. of Multi-Family (MF1) located to the rear of the Community Commercial zoning.

Proposed Zoning

The proposed zoning is broken into four tracts as follows:

Tract A – Community Commercial (11.025 ac.) Located south of Western Center Blvd. extension

Tract B – Community Commercial (9.283 ac.) Located north of Western Center Blvd. extension

Tract C – Multi-Family (MF2, 44.993 ac.) Located north of Western Center Blvd. extension and east of Lavonne Lane.

Tract D Light Industrial (7.311 ac.). Located north of E. McLeroy and west of Lavonne Lane.

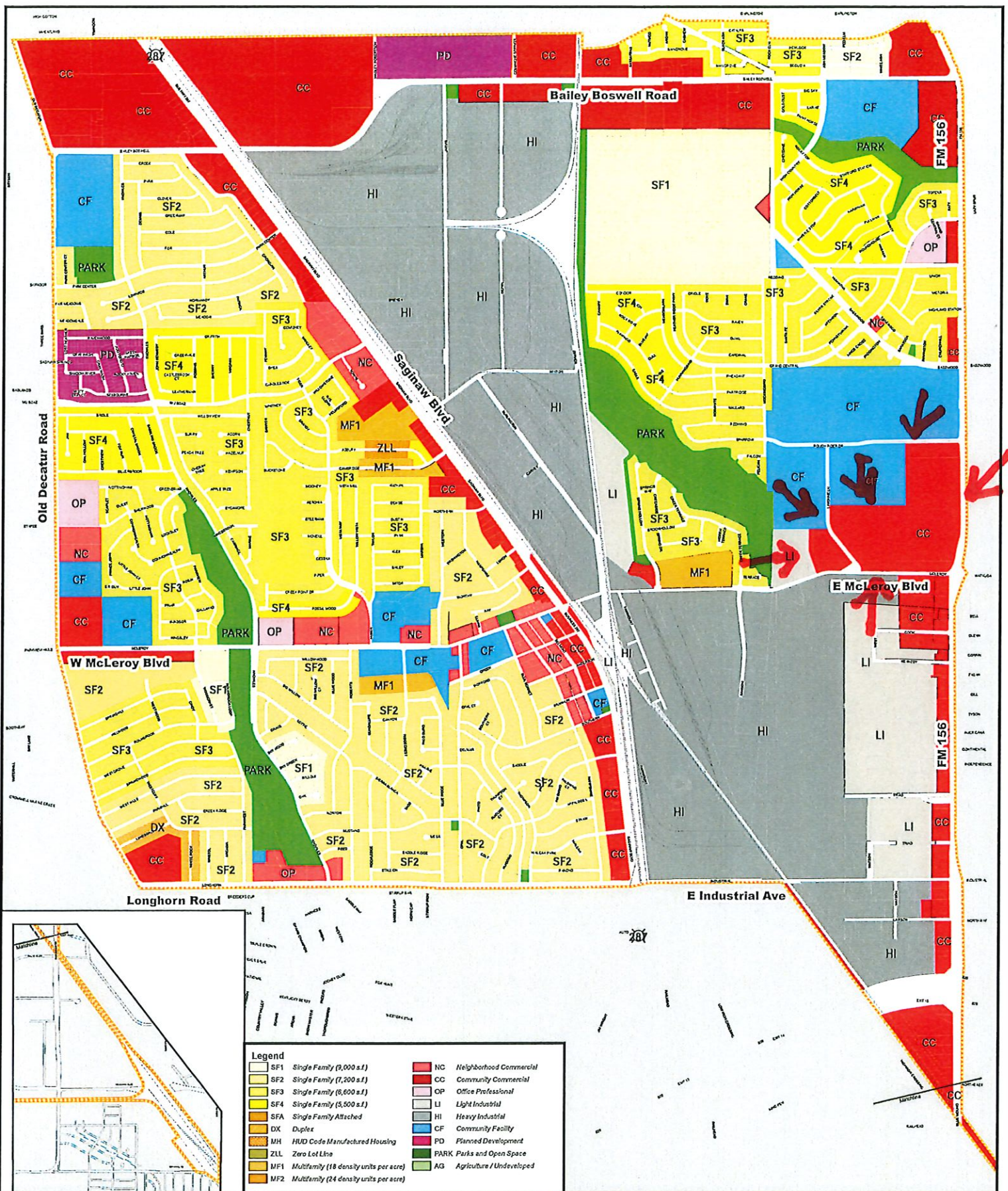
A table comparison of existing and proposed zoning is shown below:

	Existing Acres (Approx.)	Proposed Acres
Community Commercial (CC)	51.6	20.308
Multi-Family (MF1)	25.1	0
Multi-Family (MF2)	0	44.993
Light Industrial (LI)	0	7.311

If you have any questions, please let me know.

Sincerely,

Rick Trice, P.E.
Director of Public Works



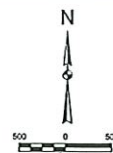
City Map Of Saginaw, Texas ULTIMATE LAND USE PLAN

Kimley»Horn

April 2017



City of Saginaw

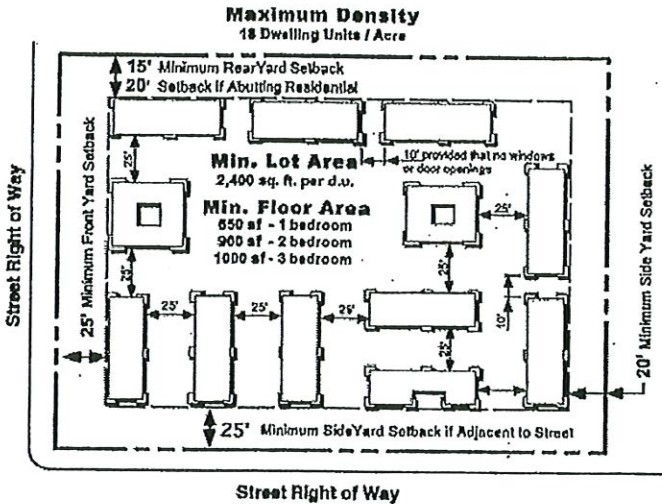


This map product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Sec. 6-10. - MF-1 (Multi-Family).

EXISTING

- A. *Purpose.* The "MF-1" district is to provide for compatible land, building and structural uses primarily oriented to low-density multi-family residential uses. The "MF-1" district is intended to serve as a transitional element between lower density residential and more intense nonresidential land uses.
- B. *Permitted uses.* Uses in the "MF-1" district shall be in accordance with section 5-1, Permitted Use Table.
- C. *Area requirements.* The requirements regulating the minimum lot size, minimum yard size (front, side, and rear), maximum building height (stories and feet), and maximum lot coverage, and minimum floor area, as it pertains to this district, shall conform with the provisions provided in the density, area, yard, height, and lot coverage requirements for the MF1 zoning district.



MF-1 - Zoning District Area Requirements	
Minimum Lot Area	2400 s.f. of lot area per d.u. located on 1 acre
Maximum Density	18 d.u. per acre
Minimum Front Yard	25 ft.
Minimum Side Yard	20 ft.
Minimum Rear Yard	15 feet or 20 feet if abutting any residential district.
Minimum Distance Between Buildings	25 ft., but may be reduced to 10 ft. provided all facing walls of the adjacent buildings contain no door or window openings.
Maximum Lot Coverage	50 %
Maximum Building Height	36 ft. or 2 1/2 stories
Minimum Floor Area	650 s.f. - 1 bedroom 900 s.f. - 2 bedroom 1000 s.f. - 3 bedroom

Zoning District

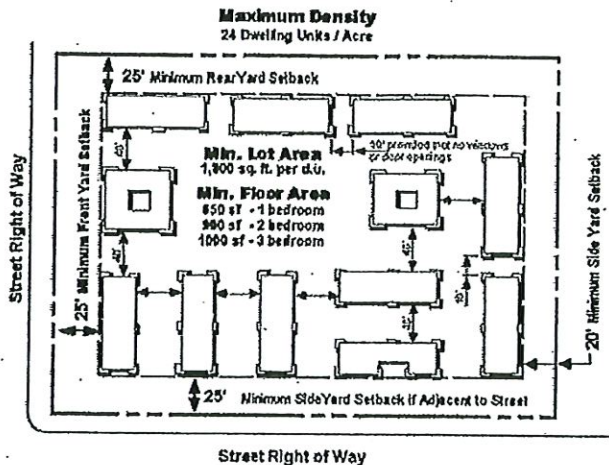
- D. *Off-street parking and loading requirements.* Off-street parking and loading requirements shall conform to the provisions of section 8-9, Off Street Parking and Loading Requirements.
- E. *Off-street parking and loading requirements.* Off-street parking and loading requirements shall conform to the provisions of section 8-9, Off Street Parking and Loading Requirements.
- F. *Landscaping.* Landscaping shall be in accordance with section 8-13, Landscaping Regulations.
- G. *Signs.* Signs shall be in accordance with section 8-10, Sign Regulations.
- H. *Accessory building and structure regulations.* All regulations for accessory building or accessory structures shall be in compliance with section 8-4, Detached Accessory Building Regulations.
- I. *Exterior construction.* Seventy-five percent of the exterior of the structure shall be masonry construction with 100 percent of the front facade comprised of masonry construction, exclusive of windows, doors, and dormers.

Site plan required. A site plan must be approved by the city council, upon approval of the planning and zoning commission and in accordance with section 8-1, Site Plan Requirements.

PROPOSED

Sec. 6-11. - MF-2 (Multi-Family).

- A. *Purpose.* The MF-2 district is to provide for compatible land, building, and structural uses primarily oriented to high-density multi-family residential use. The MF-2 district is intended to serve as a transitional element between lower density residential uses and more intense nonresidential land uses.
- B. *Permitted uses.* Uses in the MF-2 district shall be in accordance with section 5-1, Permitted Use Table.
- C. *Area requirements.* The requirements regulating the minimum lot size, minimum yard size (front, side, and rear), maximum building height (stories and feet), and maximum lot coverage, and minimum floor area, as it pertains to this district, shall conform with the provisions provided in the density, area, yard, height, and lot coverage requirements for the MF2 zoning district.



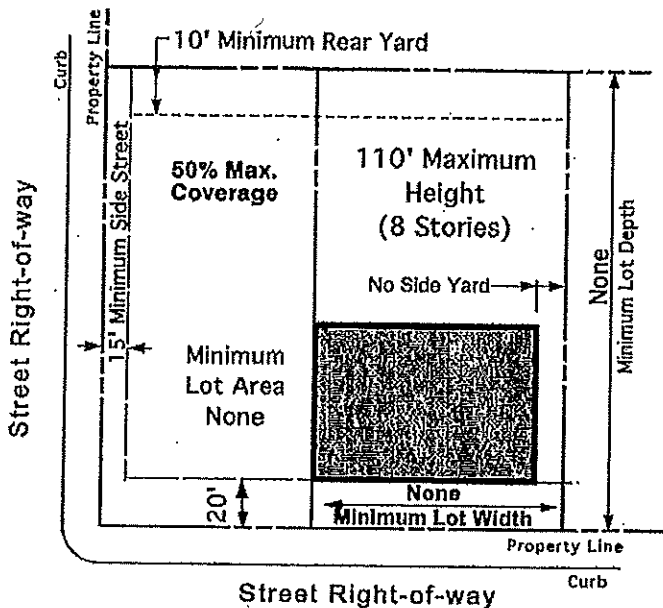
MF-2 – Zoning District Area Requirements	
Minimum Lot Area	1800 s.f. of lot area per d.u. located on 1 acre
Maximum Density	24 d.u. per acre
Minimum Front Yard	25 ft.
Minimum Side Yard	20 ft.
Minimum Rear Yard	25 ft.
Minimum Distance Between Buildings	40 ft. 10 ft. provided all facing walls of the adjacent buildings contain no door or window openings.
Maximum Lot Coverage	65 %
Maximum Building Height	45 ft or. 3 stories
Minimum Floor Area	650 s.f. – 1 bedroom 900 s.f. – 2 bedroom 1000 s.f. – 3 bedroom

Zoning District

- D. *Off-street parking and loading requirements.* Off-street parking and loading requirements shall conform to the provisions of section 8-9, Off Street Parking and Loading Requirements.
- E. *Landscaping.* Landscaping shall be in accordance with section 8-13, Landscape Regulations.
- F. *Signs.* Signs shall be in accordance with section 8-10, Sign Regulations.
- G. *Accessory building and structure regulations.* All regulations for accessory building or accessory structures shall be in compliance with section 8-4, Detached Accessory Building Regulations.
- H. *Exterior construction.* Seventy-five percent of the exterior of the structure shall be masonry construction with 100 percent of the front facade comprised of masonry construction, exclusive of windows, doors, and dormers.
- I. *Site plan required.* A site plan must be approved by the city council, upon approval of the planning and zoning commission and in accordance with section 8-1, Site Plan Requirements.

Sec. 6-14. - CC (Community Commercial)

- A. *Purpose.* The "CC" district is established to provide for a broad range of retail and service oriented commercial uses. This district is generally located near major thoroughfares because of the intensity of vehicular traffic visiting these uses. Because of the more intense commercial use, care should be given in locating the CC district near residential uses.
- B. *Permitted uses.* Uses in the "CC" district shall be in accordance with section 5-1, Permitted Use Table.
- C. *Area requirements.* The requirements regulating the minimum lot size, minimum yard size (front, side, and rear), maximum building height (stories and feet), and maximum lot coverage, and minimum floor area, as it pertains to this district, shall conform with the provisions provided in the density, area, yard, height, and lot coverage requirements for the CC zoning district.



CC – Zoning District Area Requirements	
Minimum Lot Area	NA
Minimum Lot Width	NA
Minimum Lot Depth	NA
Minimum Front Yard	20 ft.
Minimum Side Yard	None
Minimum Rear Yard	10 ft.
Maximum Lot Coverage	50 %
Maximum Building Height	110 ft. or 8 stories

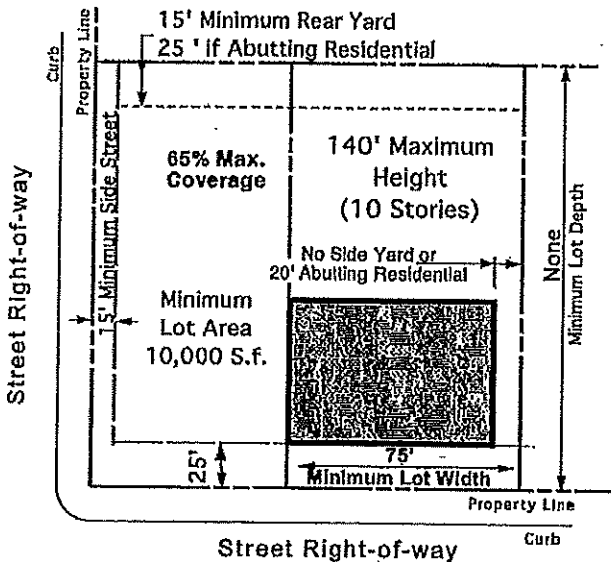
Zoning District

- D. *Off-street parking and loading requirements.* Off-street parking and loading requirements shall conform to the provisions of section 8-9, Off Street Parking and Loading Requirements.
- E. *Landscaping.* Landscaping shall be in accordance with section 8-13, Landscaping Regulations.
- F. *Signs.* Signs shall be in accordance with section 8-10, Sign Regulations.
- G. *Exterior construction.* Exterior Construction shall be in accordance with section 9-1.C, Commercial.

(Ord. No. 2003-03, § 1, 4-1-03)

Sec. 6-16. - LI (Light Industrial).

- J. *Purpose of district.* The "LI" light industrial district is designed to permit industrial and manufacturing use which tends to be of direct support to nearby residential and commercial areas, and which have low to moderate objectionable environmental influences.
- B. *Principal uses.* In this district no building or land shall be used and no building shall be hereafter erected, reconstructed or structurally altered or enlarged except for any use permitted in the "LI" light industrial district as a principal use.
- C. *Area requirements.* The requirements regulating the minimum lot size, minimum yard size (front, side, and rear), maximum building height (stories and feet), and maximum lot coverage, and minimum floor area, as it pertains to this district, shall conform with the provisions provided in the density, area, yard, height, and lot coverage requirements for the LI zoning district.



LI - Zoning District Area Requirements	
Minimum Lot Area	10,000 s.f.
Minimum Lot Width	75 ft.
Minimum Lot Depth	NA
Minimum Front Yard	25 ft.
Minimum Side Yard	0 ft. or 20 ft. if abutting any residential district.
Minimum Rear Yard	15 ft. or 25 ft. if abutting any residential district.
Maximum Lot Coverage	65 %
Maximum Building Height	140 ft. or 10 stories

Zoning District

- D. *Off-street parking and loading requirements.* Off-street parking and loading requirements shall conform to the provisions of section 8-9, Off Street Parking and Loading Requirements.
- E. *Landscaping.* Landscaping shall be in accordance with section 8-13, Landscape Regulations.
- F. *Signs.* Signs shall be in accordance with section 8-10, Sign Regulations.
- G. *Exterior construction.* Exterior construction shall be in accordance with section 9-1.D, Industrial.

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BID NOTICE
THE DALLAS-FORT WORTH INTERSTATE COMMISSION is seeking amendments to the Unified Development Code and Zoning Map of the City of Grand Prairie: SU200401/S200401. Specific Use Permit/Plan - Race Trac - Trinity Blvd (Commissioner Fisher/City Council District 1). A request to consider a Specific Use Permit to allow for a convenience store with gasoline/fuel sales on one lot. The subject property is zoned Light Industrial (LI) District and is located within State Highway-161 (SH-161) Overlay Corridor District. Situated in the J. Reed Survey, Abstract 1183, Grand Prairie, Dallas County, the 4.188-acre property is generally located at the southeast corner of Trinity Boulevard and Roy Orr Boulevard, specifically addressed at 3109 & 3113 Roy Orr Blvd.

NOTICE OF PUBLIC HEARING
THE CITY COUNCIL OF THE CITY OF KENNEDALE, TEXAS, WILL HOLD A PUBLIC HEARING DURING A REGULAR MEETING ON TUESDAY, MAY 19, 2020 AT 5:30 PM, TO HEAR PUBLIC OPINION REGARDING THE ADOPTION OF AN ORDINANCE TO INCREASE RATES FOR THE STORMWATER DRAINAGE UTILITY SYSTEM FEE CHARGED TO RESIDENTIAL AND RELIGIOUS PROPERTIES. THE PROPOSED ORDINANCE WILL INCREASE THE MONTHLY FEES AND RATES FOR RESIDENTIAL UNITS AND RELIGIOUS ORGANIZATIONS FROM \$3.50 TO \$4.50. THE PUBLIC HEARING MAY BE HELD AT CITY HALL (405 MUNICIPAL DRIVE, KENNEDALE, TEXAS), ALTERNATIVELY, THE PUBLIC HEARING MAY BE HELD VIA TELECONFERENCE AND/OR VIDEOCONFERENCE IN AN EFFORT TO LIMIT THE SPREAD OF COVID-19. IF HELD AT CITY HALL, ALL INTERESTED PERSONS ARE ENCOURAGED TO ATTEND THE PUBLIC HEARING AND EXPRESS THEIR OPINIONS ON THE PROPOSED FEE CHANGE. IF HELD BY TELECONFERENCE AND/OR VIDEOCONFERENCE, ALL INTERESTED PERSONS ARE ENCOURAGED TO EXPRESS THEIR OPINIONS ON THE PROPOSED FEE CHANGE BY JOINING THE PUBLIC HEARING (BY PHONE AND/OR VIDEO) VIA THE LINK PROVIDED ON THE AGENDA (WWW.CITYOFKENNEADE.COM/AGENDAS) OR BY PROVIDING WRITTEN COMMENTS PRIOR TO THE MEETING BY SENDING COMMENTS TO THE CITY SECRETARY, 405 MUNICIPAL DRIVE, KENNEDALE, TX, 76060. FOR MORE INFORMATION, CALL 817-985-2104. VISIT WWW.CITYOFKENNEADE.COM/AGENDAS WITHIN 72 HOURS OF THE HEARING DATE TO DETER-

legals & public notices

videoconference. No facility shall be available for the public to attend the hearing. Five communications will be provided upon request. Please call 817-249-2062 at least 24 hours in advance if accommodation is needed.
For more information about the public hearings or the NTECD, please contact: Bob Patterson, General Manager at 817-249-2062

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MINE IF THE HEARING WILL BE HELD AT CITY HALL OR BY VIDEOCONFERENCE, THE CITY COUNCIL WITHOUT THE INCORPORATION IN THIS ORDINANCE OF ANY SUCH INVALID OR UNCONSTITUTIONAL PHRASE, CLAUSE, SENTENCE, PARAGRAPH, OR SECTION, SECTION 5. ALL RIGHTS AND REMEDIES ARE EXPRESSLY SAVED AS TO ANY AND ALL VIOLATIONS OF THE PROVISIONS OF THE KENNEDALE CITY CODE, AS AMENDED, OR ANY OTHER ORDINANCES REGARDING STORMWATER DRAINAGE UTILITY FEES OR RATES THAT HAVE ACCRUED AT THE TIME OF THE EFFECTIVE DATE OF THIS ORDINANCE; AND, AS TO SUCH ACCRUED VIOLATIONS AND ALL PENDING LITIGATION, BOTH CIVIL AND CRIMINAL, WHETHER PENDING IN COURT OR NOT, UNDER SUCH ORDINANCES, SAME SHALL NOT BE AFFECTED BY THIS ORDINANCE UNTIL FINAL DISPOSITION BY THE COURTS. SECTION 6. THE CITY SECRETARY OF THE CITY IS HEREBY AUTHORIZED TO PUBLISH THIS ORDINANCE IN BOOK OR PAMPHLET FORM FOR GENERAL DISTRIBUTION AMONG THE PUBLIC, AND THE OPERATIVE PROVISIONS OF THIS ORDINANCE AS SO PUBLISHED SHALL BE ADMISSIBLE IN EVIDENCE IN ALL COURTS WITHOUT FURTHER PROOF THAN THE PRODUCTION THEREOF. SECTION 7. THIS ORDINANCE SHALL BE IN FULL FORCE AND EFFECT FROM AND AFTER ITS PASSAGE, AND IT IS SO ORDERED.

ORDINANCE NO. 20-024 Ordinance No. 20-014 relative to the continuation of the proclamation of a local state of disaster; authorizing additional authority related to local state of disaster; adopting and approving certain rules to protect the health of persons in the City; providing for a fine for certain provisions of up to \$500 for each offense in violation of this ordinance; providing this ordinance be cumulative; providing for severability; governments, publication, and enforcement; and declaring an effective date; and

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emergency person, firm, corporation, Drive.
A Specific Use Permit (SUP) to allow for a Private Sporting Club to be located on approximately 2.31-acre portion of Block P, Westlake Entrada, located between Girona Drive and Roses Drive.
Information concerning the above matters may be viewed at: www.westlake-tx.org 72 hours prior to the meeting times as noted above. Any interested person will have an opportunity to speak at the virtual public hearing. Should you have any questions regarding these requests, please contact: Ron Ruthven, Planning and Development Director at ruthven@westlake-tx.org, or (817) 490-5739.

PUBLIC NOTICE

CITY OF SAGINAW
The City of Saginaw Planning and Zoning Commission will conduct a meeting at 6:00 p.m. on May 12, 2020 to consider a request for a change in zoning on approximately 76.613 Acres out of the J Walker Survey Abstract 1602, Tracts 3C and 3E, and the J Bradford Survey, Abstract 183, Tracts 1K and 1 from Community Commercial (CC) and Multi Family (MFL) to Community Commercial (CC), Multi Family (MF2), and Light Industrial (LI). Property is located at the Northwest corner of Blue Mound Road (Hwy 156) and E McLeroy Boulevard.

The Saginaw City Council will conduct a Public Hearing at 6:00 p.m. on May 19, 2020 to consider the above mentioned request for a change of zoning, contingent upon the receipt of a report regarding the proposed zoning change from the Planning and Zoning Commission. Both meetings will be in the Council Chambers at City Hall located at 353 West McLeroy Boulevard.
FINAL ACTION IS TAKEN BY CITY COUNCIL ON PUBLIC HEARING CASES.
Please direct any questions regarding this matter to Rick Price at 817-230-0500.

FORT WORTH STAR-TELEGRAM

CLASSIFIEDS

Hire, Sell & Buy

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REQUEST FOR COMPETITIVE SEALED PROPOSALS
is the policy of the City of Saginaw to ensure the full and equitable participation of Minority Business Enterprises (MBEs) in the procurement of goods and services. The Request for Proposals will contain specific details as to the MWBE goals requirement for this project.

The successful proposer for this project will be required to furnish a separate Performance Bond, Payment Bond, and a 12-Month Maintenance Bond in the amount of 100 percent of the construction budget or guaranteed maximum price amount. The City reserves the right to waive irregularities and informalities and accept such proposals or to reject all proposals. Any proposer that contacts any of the City's elected officials or staff, or the City's design consultant, (except as allowed under Article 2.03 of the Request for Proposals) directly or indirectly after the date of issue of this Request for Proposals for the purpose or appearance of influencing the selection process prior to award shall be immediately disqualified and removed from consideration.

All inquiries relative to this procurement should be addressed to the following:

Attn: Dwight Taylor, Park & Recreation Department
Email: dwight.taylor@fortworthtexas.gov
Phone: (817) 392-5746

Key Dates:
April 30, 2020 - First Advertisement
May 7, 2020 - Second Advertisement

May 12, 2020 - Pre-Proposal Conference
May 28, 2020 - Sealed Proposals Due and Opened

SECTION 00 11 13
INVITATION TO BIDDERS

RECEIPT OF BIDS
Due to the COVID-19 Emergency declared by the City of Fort Worth and until the emergency declaration, as amended, is rescinded, sealed bids for the construction of SOUTH STAYTON STREET REALIGNMENT, CITY PROJECT NO. 101555 ("Project") will be received by the City of Fort Worth Purchasing Office until 1:30 P.M. CST, Thursday, May 28, 2020 as further described below:

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bed below:
City of Fort Worth
All inquiries relative to this procurement should be addressed to the following:
Attn: J.T. Aldridge, PE,
PMP, City of Fort Worth
Email: JT.Aldridge@fortworthtexas.gov
Phone: 817-392-7252
AND/OR
Attn: Jordan Everhart, HDR
Email: Jordan.everhart@hdrinc.com

Phone: 972-960-4400
EXPRESSION OF INTEREST
To ensure bidders are kept up to date of any new information pertinent to this project or the COVID-19 emergency declaration, as amended, as it may relate to this project, bidders are requested to email Expressions of Interest in this procurement to the City Project Manager and the Design Engineer. The email should include the bidder's company name, contact person, that individuals' email address and phone number. All Addenda will be distributed directly to those who have expressed an interest in the procurement and will also be posted in the City of Fort Worth's purchasing website at: <http://fortworthtexas.gov/purchasing/>

PLAN HOLDERS

To ensure you are kept up to date of any new information pertinent to this project such as when an addenda is issued, download the Plan Holder Registration form to your computer, complete and email it to the City Project Manager or the Design Engineer.

The City Project Manager and Design Engineer are responsible to upload the Plans Holder Registration form to the Plan Holders folder in BIM360.

Mail your completed Plan Holder Registration form to those listed in INQUIRIES above.
ADVERTISING DATES
Thursday, April 30, 2020
Thursday, May 7, 2020

FORT WORTH STAR-TELEGRAM

Hire, Sell & Buy

CLASSIFIEDS

817-332-3333

Call 817-332-3333 (3378)

AUTOMOTIVE

Automobiles
Auto/Classic and Specialty
Auto Financing & Insurance
Auto Parts/Service
Motorcycles
SUVs
Trucks & Vans
Misc. Automotive

ANNOUNCEMENTS

Happy Ads
Found
Lost
Personals
Misc. Announcements

OCCASIONS/CELEBRATIONS

Occasions & Celebrations
Misc. Occasions

FINANCIALS

Financials
Business Opportunities
Misc. Financials

ENTERTAINMENT CLASSIFIEDS

Entertainment
Misc. Entertainment

ANIMALS

Birds
Cats
Dogs
Pets
Pets Lost & Found
Pet Services and Supplies
Pets Misc.

FARM & EQUIPMENT

Auctions/Farm
Farm & Ranch & Garden
Farm Equipment Repair/
Supplies
Horses & Livestocks
Allotments
Poultry & Eggs
Timberland & Timber
Misc. Farm & Equipment

RECREATIONS

Airplanes
Boats & Accessories
Camping/Motorhomes
Fishing & Supplies
Hunting & Supplies
ATVs & Accessories
Trailers
Misc.

MISCELLANEOUS

AUCTIONS

CHURCH DIRECTORY

EMPLOYMENT

GOVERNMENT/POLICE

HEALTHCARE

HOSPITALITY/HOTEL

HUMAN RESOURCES

INFORMATION TECHNOLOGY

INSTALLATION/MAIN REPORT

INSURANCE

INVENTORY

LEGAL

LEGAL ADMIN

MANAGEMENT

MANUFACTURING

MARKETING

MEDIA/JOURNALISM

NEWSPAPER

NON PROFIT/SOCIAL SERVICES

NURSING

OTHER

PHARMACEUTICAL

PROFESSIONAL

PROFESSIONAL SERVICES

PURCHASING - PROCUREMENT

QA - QUALITY CONTROL

REAL ESTATE

RESEARCH

RESTAURANT

RETAIL

SALES

LEGAL CLASSIFIEDS

Legals & Public Notices
Notice 2 Creditors
Fictitious Names
Divorce
Foreclosure
Misc. Legals
Beverage Notice
Change of name
Estate Administration
Surmises

REAL ESTATE

SERVICE DIRECTORY



Place newspaper and
online ads at

www.star-telegram.com/classifieds

announcements

misc. announcements

CARDIOLOGY TELEMEDICINE - Dr. Russell Fisher will begin to see his Cardiology patients by telemedicine beginning Monday, March 30, 2020 due to the Coronavirus. Patients may contact the office at 817-510-1060 to schedule. Patients will need a mobile device or computer.

DO YOU Or the Elderly have errands for a small fee we will do them for you Call 682.218.4698

2 SPACES Laurel Land \$7500. Call 817-284-3849 or 682-472-5230.

automotive

automobiles

1999 Jaguar XK8 silver convertible pristine cond. Only 51K \$12,000 Call 817-219-4098

2016 CHEVY Impala 53k miles \$18,997 817-939-8628

2016 Toyota Corolla S, 23kMI, Cln Title Asking \$11,900 817-808-6757

auto/class and specialty

21TH GREENVILLE SWAP MEET & CAR SHOW April 2nd - 4th Hunt County Fairgrounds Free Admission. Park \$3.00 Spaces \$30-\$35. Add \$5.00 after Mar 15. Call 903-454-8575 greenvilleswapmeet.com email: reg.gvswmpm@yahoo.com

CANCELED
Christian Classic Cruisers car shows for March and April
Due to mandate from city NRH 817-284-0375

NO HASSLE PRICING ON:

Honda Certified Used Cars
855-902-9103

HugginsHonda.com

motorcycles

2011 BMW 1200RT 44k mi., new tires, \$7990 817-939-8628

recreation

camping/motorhomes

KennedeeCamperSales.com
BUY • SELL • TRADE
OVER 250 NEW AND USED

817-478-6071

FAMILY OWNED AND OPERATED SINCE 1975

hunting & supplies

SPRING TURKEY package, Management in place/One Tom several counties. 903-238-3006

legals classified

legals & public notices

AT&T MOBILITY PROPOSES TO BUILD A 20-FOOT MONOPOLE small cell Communications Tower at the approx. vicinity of 5700 Wildcat Way, Arlington, Tarrant County, TX, 76017. Public comments regarding potential effects from this site on historic properties may be submitted within 30 days from the date of this publication to: Trileaf Corp, Tyler Saduto, 12400 LBJ Fwy, Suite 2550, Dallas, TX 75240, Austin, Texas 78704, 512.519.9388.

CITY OF FORT WORTH
Sealed bids/proposals will be received until 1:30pm on the dates listed below at the Purchasing Office located at City Hall, 200 Texas St., Fort Worth, TX. All bids MUST be in a SEALED ENVELOPE with the BID NUMBER LOCATED ON OUTSIDE OF ENVELOPE. Bids will be accepted by US Mail, courier, FedEx, UPS, or hand delivery from 8:30am - 1:30pm on the dates listed below at the South End Lobby of City Hall. To hand deliver a bid other than on the dates listed below, please make an appointment by calling 817-392-2462. Bids will be opened and read aloud publicly via live stream on Facebook Live at 2:00pm on the dates listed below.
RFP 20-0054 LIBRARY PATRON INCIDENT TRACKING
04/02/20
RFP 20-0073 BUNKER LINER
04/02/20
ITB 20-0088 JANITORIAL SERVICES
04/02/20
RFP 20-0093 HOME REPAIRS
04/02/20
ITB 20-0098 K-9 UNIT TRUCKS
04/02/20
RFP 20-0099 GAMING MACHINE DISPOSAL
04/02/20
20-0106 AMMUNITION
04/02/20
RFP 20-0055 COMMUNITY BASED PROGRAMS
04/09/20
ITB 20-0105 HAUL TRUCK
04/09/20
RFP 20-0109 MEDICAL ASO OR TPA EAP PC DM SERVICES
04/23/20
RFP 20-0112 STRUCTURED CALLING AND SERVICES
04/23/20

Pre-Proposal Conference via WebEx: Wednesday, April 8, 2020 @ 2:00pm (local time). Call 1-650-779-3208 and enter Access Code 622 949 400. Unless otherwise noted, specifications may be obtained online at: <http://fortworthtexas.gov/purchasing/>

CITY OF GRAND PRAIRIE LEGAL NOTICE
You are hereby notified that the Planning and Zoning Commission will consider the following amendments to the Unified Development Code and Zoning Map of the City of Grand Prairie: SU200401/5200401 - Specific Use Permit/Site Plan - Race Trac (City Council District 1). To allow for a convenience store with gasoline/fuel sales on one lot. Zoned Light Industrial District within State Highway-161 Overlay Corridor District. J. Reed Survey, Abstract 1183, Grand Prairie, Dallas County, 4.188-acre property located at the southeast corner of Trinity Boulevard and Roy Orr Boulevard, addressed at 3109 & 3113 Roy Orr Blvd. 2200401 - Zoning Change - Double Oak (City Council District 6). From PD-328 and Agriculture to

legals & public notices

CITY OF SAGINAW ORDINANCE NO. 2020-07
AN ORDINANCE OF THE CITY OF SAGINAW, TEXAS, AMENDING APPENDIX A (ZONING) OF THE CODE OF ORDINANCES TO PROVIDE FOR "AUTO CAR WASH", PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A SAVINGS CLAUSE; PROVIDING A PENALTY CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.
SECTION 5.

Any person, firm, or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this ordinance shall be fined not more than Two Thousand Dollars (\$2,000.00) for each violation of this ordinance. Each day that a violation is permitted to exist shall constitute a separate offense.
PASSED AND APPROVED ON this 17th day of March, 2020. Todd Filipp, Mayor

NOTICE - SARATOGA 8 PAD
Notice is hereby given that, acting under and pursuant to the Ordinances of the City of Fort Worth, Texas, on or before the 13th day of April, 2020, Blackboard Operating, LLC, 432-242-0050, will file with the Gas Inspector of the City of Fort Worth, an application for a Multiple Well Site Gas Well Permit located greater than 600 feet from a protected use structure to drill, complete and operate multiple wells for gas upon property located at 3397 Alliance Gateway Freeway, Fort Worth, Texas, Tarrant County, more particularly described in the document of record Document No. D20016661 of the deed records of Tarrant County, Texas, also known as the Saratoga 8 Pad Site. Informational meetings on drilling and permitting are also conducted by city staff monthly. For dates and locations, see www.fortworthtexas.gov/gaswells/ or call 817-392-2884.

NOTICE TO BIDDERS
Sealed bids received by the City of Arlington at the Office of the Purchasing Manager, 101 S. Mesquite, Suite 800, Arlington, Texas, 76010 until 2:00 p.m. on the 23rd of April, 2020 for:
BID NUMBER: 20-0068
Amelior Requirements Contract to Repair and Replace Ball-field Lamps and Ballasts
Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <http://purchasing.fortworthtexas.gov> or by contacting the office of the Purchasing Manager, City Tower Business Office, 101 S. Mesquite Street, 8th Floor, Suite 800, P.O. Box 90231, Arlington, Texas 76004-9231. The City of Arlington reserves the right to reject any or all bids and waive any and all formalities.
s/s Jeff Williams
Mayor
s/s Alex Busken
City Secretary

legals & public notices

Notice to the Registered Owner and/or Lienholders of the following Vehicle
Make and Year: Tao Tao ATV
License Plate: NA
Vehicle ID: 15NAEKT58G1019047
Color: Green
Removed From: 1914 Knoll Crest Dr Arlington, TX
Total Charges: \$428.80
Auction Date: 5/7/2020
You are hereby informed that the above described motor vehicle, in our custody at Kelly McKnight Trecker Service, Inc., at 1108 Harrison Ave., Arlington TX, Telephone number 817-265-1336. If the described motor vehicle is not reclaimed, they shall be reported to the Arlington Police Dept as abandoned and subject to public auction. This notice is given in compliance to the Vehicle Storage Facility Act 6657-9a Chapter 79, 9b

NTTA
RFP 05142-NTT-00-CS-HR Retirement Plan Administrator The North Texas Tollway Authority (NTTA) will receive Proposals until April 24, 2020 at 02:00 pm (CST) at the NTTA Service Center, 5900 W. Plano Pkwy., Plano, Texas 75093. A copy of the RFP and more information can be downloaded at <https://www.ntta.com/marketplace>. Questions should be submitted online at <https://www.ntta.com/marketplace> by the question deadline.
To participate in an NTTA procurement, a prospective Vendor must complete the vendor registration process through <https://www.ntta.com/marketplace>.
NOTE: If not registered, a prospective Vendor cannot be considered responsive, and is thus ineligible for a procurement award.
Email: bidproc@ntta.org for questions on registration or use of website.

PUBLIC NOTICE
CITY OF SAGINAW
The City of Saginaw planning and zoning Commission will conduct a Public Hearing at 6:00 p.m. on April 14, 2020 to consider a request for a change in zoning on approximately 76.61 acres located at the Walker Survey Abstract 1602, Tracts 3C and 3E, and the J Bradford Survey, Abstract 183, Tracts 1K and 1J from Community Commercial (CC) and Multi-Family (MF1) to Community Commercial (CC), Multi-Family (MF2), and Light Industrial (LI). Property is located at the northeast corner of Blue Mound Road (Hwy 156) and East McLeroy Boulevard.
The Saginaw City Council will conduct a Public Hearing at 6:00 p.m. on April 21, 2020 to consider the above mentioned request for a change of zoning, contingent upon the receipt of a report regarding the proposed zoning change from the Planning and Zoning Commission. Both meetings will be held in the Council Chambers at City Hall located at 333 West McLeroy Boulevard.
FINAL ACTION IS TAKEN BY CITY COUNCIL ON PUBLIC HEARING CASE
Please direct any questions regarding this matter to Rick Trice at 817-230-0500.
Storage units to be sold pursuant to Chapter 59 of the Texas Property Code. The property is being sold to satisfy a lien on the property. Auction Date: 4/15/2020 at 1:00 pm, at All Storage, 715 W Harris Rd., Arlington, Texas 76001.

medical equipment/supplies

4 WHEEL WALKER SEAT BRAKE STORAGE \$50 817-284-1811

ADULT FOLDING wheelchair
Excellent condition
\$75 Call 817-284-1811

RESMED PLUS CPAP, CASE, HOSE MASK. \$50 817-284-1811

wanted to buy

WANTED FREON R12. We pay CASH. R12 R500 R11. Convenient. Certified professionals 312-291-9169 Ref: refrigerantfinders.com/vad

misc. merchandise

FOR SALE - Delta Industrial Unisaw. Model#36-1531, 10", 5 HP, left tilt, 52" Bismeyer T-square, commercial fence, metal base \$1,500.00 spear521@aol.com 817-454-7651

animals

dogs

AKC Reg Golden Retriever Pups. Taking dog Will have Vet check \$850. Ready About April 4th 254-717-6483 or 254-715-3922

AUSTRALIAN Shepherd. tiny toys Females, Registered and bdk tris \$50-504-0582

BOXER PUPPIES!
LOVING, GENTLE, UTD SHOTS!
CALL/TEXT 817.789.3739. \$200

GERMAN SHEPHERD PUPPIES - 3
males and 6 females black and tan tan and black \$600. 469-576-4562

GERMAN SHEPHERD Puppies - See
Cute Video \$750 717-917-0600
www.LancasterPuppies.com

Great Puppies/Border Aussie
\$600 Delivered 817-933-1415

SCHNAUZER MINI AKC Males Only. b/s, 9mos & older, shots incl. \$300 firm 817.657.1187

farm & equipment

farm equipment repair/supplies

30X40X10 Metal Bldg 1 walk door & slab \$18,000. Family owned & operated since 1972 millersmetal buildings.com 817-295-6022

real estate

real estate for sale

EILEEN PETROSKI

RENT Office Space downtown FTW
high rise building \$509.00
regalsdesigngr@outlook.com 817-805-7283
regalsdesigngr@outlook.com

real estate misc. for sale

CEMETERY SPACES - greenwood cemetery live oak lot 2805 space 263 \$8,000.00 817-994-2132 bgwill@windstream.net 817-994-2132

homes for rent

arlington

2/1 HOUSE fenced, W/D, oven/fridge, 1-30 Green Oaks, \$1,050 all bills paid. Sr Disc 817-808-9226

fort worth

76105 - Cute 17yo 3bd, 1 ba Duplex \$875mo + dep. 817-903-5235

apartments/condos for rent



76010 BILLS PAID! \$100 Dep \$25 app fee, eff. 1, 2 & 3 bedrooms. Call 817-640-1051 for availability

townhomes for rent

TOWNHOME. 3526 Tads Ln, Arlington, TX 76014. Community pool, 1610 sq ft, 3 br, 2.5 ba, laundry, bld with shed, covered patio, loft, kitchen, garage, \$1650 deposit. \$1650 mthly. 214-587-1009

manufactured homes for sale

7312 Starling Joshua Area Small mobile home 1 ac. \$1500 dwn. No Texting 254-485-1584 MS 10a-4p

farm & acreage

Hunting/Investment/Recreational Property. We have some of the best in Texas, from the Hill Country (Edwards, Menard, Coke, Val Verde County, Free Rangeland Exotics) to South Texas (Kinney, Duval, Live Oak County, Whittell, Hogs). Large acreage or small, 30 Year Fixed Rate Owner Financing, Only \$5 Down. Call Toll Free or Email For Individual Prices and Terms. ranchenterprisesltd.com 800-876-9720

commercial real estate for rent

Commercial Flex Space
Near Lockheed
Approx. 2,940-3,200 sq ft
\$3,295-\$3,895 mo.
Gene Thompson & Associates
(817) 246-4646 gtlax.com



RENT Office Space downtown FTW
high rise building \$509.00
regalsdesigngr@outlook.com 817-805-7283
regalsdesigngr@outlook.com

miscellaneous





City of Saginaw

205 Brenda Lane
P. O. Box 79070
Saginaw, Texas 76179
817-230-0500
Fax 817-232-9868
www.ci.saginaw.tx.us

May 4, 2020

NOTICE OF PUBLIC HEARINGS

THIS IS A REQUESTED CHANGE IN PROPERTY ZONING

RE: PZ 0420-01 Consideration of a request to change zoning from Community Commercial (CC) and Multi Family (MF1) to Community Commercial (CC), Light Industrial (LI) and Multi Family (MF2) on 76.613 acres of land out of J Walker Survey Abstract 1602, Tracts 3C and 3E, and the J Bradford Survey, Abstract 183, Tracts 1K and 1, located north of East McLeroy Blvd, and west of Blue Mound Road (Hwy 156).

Dear Property Owner:

The Planning and Zoning Commission of the City of Saginaw will hold a meeting on the 12th day of May, 2020 at 6:00 p.m. and the City Council of the City of Saginaw, Texas, will hold a Public Hearing on the 19th day of May, 2020 at 6:00 p.m. at the Saginaw City Hall, 333 West McLeroy Boulevard, Saginaw, Texas, for the purpose of considering a request from Michael Clark, with Winkelmann & Associates, Inc. at 6750 Hillcrest Plaza #215, Dallas Texas, 75230 to change the zoning on the above mentioned property from Community Commercial (CC) and Multi Family (MF1) to Community Commercial (CC), Light Industrial (LI) and Multi Family (MF2).

These hearings are open to any interested person. Opinions, objections and/or comments relative to this matter may be expressed in writing or in person at the hearing. A reply form is provided for your convenience. Another person may also represent you.

The enclosed map (highlighted area) shows the area of request. The circle around the area is that within which property owners are required by law to be notified. Only that area which is highlighted is the property to be considered.

If you have any questions you may call me at 817-230-0500 ext 2441 or Rick Trice, Director of Public Works at ext 2449.

Sincerely,

Mary Ragle
Planning & Zoning Secretary

Enclosures: Map of requested property and reply form.



1 inch = 400 feet

EAGLE MTN
SAGINAW
HIGH SCHOOL
ADDN
10486

1A
65,074 AC
1

SAGINAW
HIGH SCHOOL
ADDN
10486

1A
65,074 AC
1

BLUE MOUND RD
SAGINAW CITY

ET WORTH

1.531 @

1.979 @

1.01 @

.933 @

CRESTONE T

TR 2A2
.791 @

TR 2
2.18 AC

TR 2
2.18 AC

SPENCER
BUS PARK
39852

1A
1.16 AC
GREENWAY
WESTER
CENTER
16357

EAGLE MTN
SAGINAW ISD
ELEM AND
MIDDLE SCHOOL
ADDN
10484N

EAGLE MTN
SAGINAW ISD
ELEM AND
MIDDLE SCHOOL
ADDN
10484N

EAGLE MTN
SAGINAW ISD
ELEM AND
MIDDLE SCHOOL
ADDN
10484N

EAGLE MTN SAGINAW ISD
ELEM AND
MIDDLE SCHOOL
ADDN 10484N

A - 1602
J. WALKER
SURVEY
A - 1602

TR 30
57.96 AC

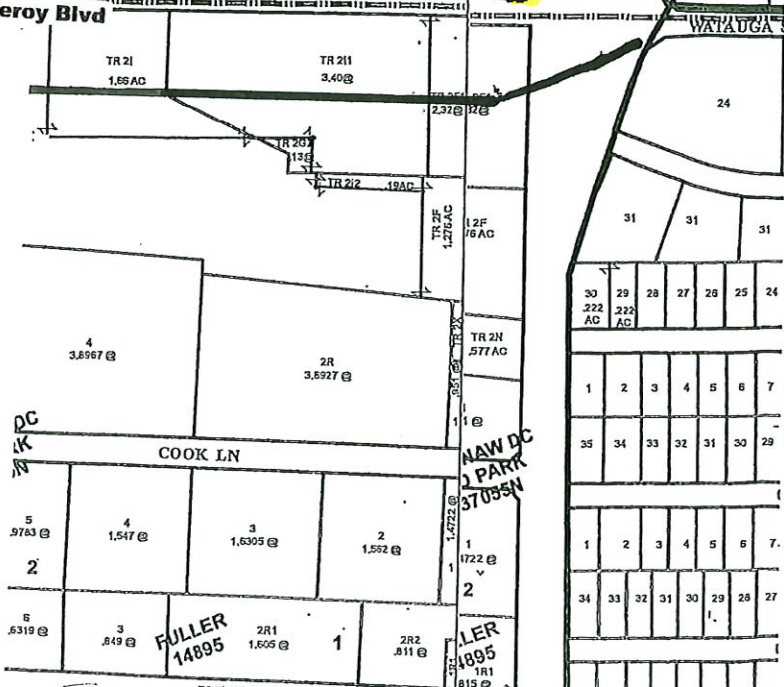
J. BRADFORD
SURVEY
A - 183

E. McLeroy Blvd

REQUEST FOR A CHANGE IN ZONING
CASE PZ 0420-01

A MEETING WILL BE CONDUCTED BY THE SAGINAW
PLANNING AND ZONING COMMISSION ON MAY 12, 2020 AT 6:00
P.M. AND THE SAGINAW CITY COUNCIL WILL HAVE A PUBLIC
HEARING ON MAY 19, 2020 AT 6:00 P.M. BOTH MEETINGS WILL
BE HELD AT THE SAGINAW CITY HALL LOCATED AT 333 WEST
MCLEROY BOULEVARD

TO CONSIDER A REQUEST FOR A CHANGE IN ZONING FROM
COMMUNITY COMMERCIAL (CC) AND MULTI-FAMILY (MF1)
TO COMMUNITY COMMERCIAL (CC), MULTI-FAMILY (MF2)
AND LIGHT INDUSTRIAL (LI) ON 76.613 ACRES OF LAND, OUT
OF J WALKER SURVEY ABSTRACT 1602, TRACTS 3C
AND 3E, AND THE J BRADFORD SURVEY,
ABSTRACT 183, TRACTS 1K AND 1. PROPERTY IS
LOCATED AT NORTHWEST CORNER BLUE MOUND ROAD (HWY
156) AND EAST MCLEROY BLVD.



REPLY FORM

In order to be on record, this form may be filled out and mailed to the Planning & Zoning Secretary, City of Saginaw, Texas, P. O. Drawer 79070, Saginaw, Texas 76179

If you have questions concerning the request, you may call 817/230-0441.

REPLY

RE: Planning and Zoning Meeting on 5/12/2020 and City Council Meeting on 5/19//2020 to consider a request for change in zoning on property located at the NWC of E. McLeroy Blvd. and Blue Mound Rd (FM156).

Name: _____

Address: _____

Phone Number: _____

() In Favor

() Opposed

Reasons and/or Comments

NWC E BAILEY BOSWELL FM 156

LEGAL	NAME	MAILING ADDRESS	CITY	STATE	ZIP	PROPERTY ADDRESS IF DIFFERENT
10486 & 10484N	EAGLE MOUNTAIN SAGINAW ISD	1200 N OLD DECATUR ROAD	SAGINAW	TX	76179	BM Rd and Lavonne Rd
A 183 1B	BANA, INC	624 E MCCLEROY BLVD	SAGINAW	TX	76179	851 E McLeroy Blvd
A 345 2F	U S A	P O BOX 17300	FORT WORTH	TX	76116	1102 E McLeroy Blvd
A 345 2F1	ICON TEXAS DEVELOPMENT	4037 LEGACY TDR	CARROLLTON	TX	75010	1150 McLeroy Blvd

CITY OF SAGINAW
PLANNING AND ZONING COMMISSION APPLICATION
APPLICATION FOR REQUEST TO CHANGE ZONING

CASE NUMBER: PZ 042001

All information required in the Zoning Ordinance #2002-04 and/or the Subdivision Ordinance # 2006-10 of the City of Saginaw must be received in the Building Inspection Office by 12:00 noon on the 28th day (always a Tuesday) prior to the Planning and Zoning Commission meeting. Zoning change requests must be accompanied by Exhibits showing existing zoning and proposed zoning.

The office personnel will strictly adhere to the submittal deadline date and time. THERE WILL BE NO EXCEPTIONS. Failure to submit the appropriate signed applications, required information, engineering details, or payment of the required fees will result in refusal of the application.

Acceptance of an application IS NOT A GUARANTEE that an applicant's case will be scheduled for a SPECIFIC AGENDA DATE. After reviewing the application the office personnel will contact the applicant for any required corrections. The agenda date will set after compliance by the applicant of all the required information has been submitted and approved for submittal to the City of Saginaw or Planning and Zoning Commission for consideration.

REQUEST FOR CONSIDERATION OF

ZONING CHANGE ☒ PLANNED DEVELOPMENT () DEVELOPMENT PLAN,

FLOODWAY OR FLOODPLAIN DEVELOPMENT ()

CURRENT ZONING: CC & MF 1

PROPOSED ZONING: CC/MF2/ /LI

LEGAL DESCRIPTION: *(fill in the one that applies)* See attached Exhibit A.

LOT: _____ BLOCK: _____ ADDITION: _____

TRACT: _____ ABSTRACT: _____ SURVEY: _____

(IF LEGAL DESCRIPTION IS TOO LONG ATTACH A COMPLETE COPY)

ADDRESS and/ or LOCATION OF PROPERTY: _____

NWC McELROY @ FM 156

NAME OF PROPOSED DEVELOPMENT: _____

TOTAL ACREAGE OF PROPERTY: 76.613 AC

REASON FOR ZONING REQUEST: (please be specific)

TO ADJUST ZONING DISTRICT LINES TO CORRELATE
WITH ROADWAY EXTENSIONS, PROPERTY LINES & PROPOSED
DEVELOPMENT SCHEME
(Use additional sheets and attach if necessary)

CURRENT ZONING: MF-1 & CC

REQUESTED ZONING: CC

MF-1 & SFA)

L.I

I hereby certify that I will follow all Ordinances as set forth by the city of Saginaw with respect to my Subdivision and understand that copies of the Zoning Ordinance and Subdivision Ordinance are available for my purchase. I further understand that the payment of the required fees does not in any way guarantee approval of my request or obligate the city in any way to refund said fees.

OWNER'S SIGNATURE Laronne White PHONE #: 817-281-7691

and/or OPTION HOLDER: _____ PHONE #: _____

OWNER'S NAME: (Please Print) LARONNE WHITE

OWNER'S ADDRESS: 5748 SARAHMAC DR KILATANGA TX 76148

APPLICANT'S SIGNATURE: _____ PHONE #: 2148017216

APPLICANT'S NAME: MICHAEL CLARK

APPLICANT'S ADDRESS: WINKELMANN & ASSOCIATES, INC
6750 HILLCREST PLAZA #215
DALLAS TX 75230

FOR CITY USE ONLY DO NOT WRITE BELOW THIS LINE

RECEIVED BY: M. Rayle DATE: 2-5-2020 TIME: _____

FEE FOR APPLICATION: \$1500. RECEIPT #: 178334

SUBMITTED INFORMATION REVIEWED BY: City Staff, City Engineer, Fee Dept

PLANNING AND ZONING COMMISSION MEETING DATE: 4/14/20

ACTION TAKEN: _____

CITY COUNCIL MEETING DATE: 4-21-2020

ACTION TAKEN: _____

PROPERTY DESCRIPTION
TRACT A

STATE OF TEXAS §
COUNTY OF TARRANT §

BEING a tract of land situated in the J. WALKER SURVEY, ABSTRACT NO. 1602 and the J.A. BRADFORD SURVEY, ABSTRACT NO. 183, City of Saginaw, Tarrant County, Texas and being a portion of a tract of land as described in deed to The Cheri Elaine Walker Trust and The Judy Lynn Hartt Trust, recorded in County Clerk's File Number D209025164, Deed Records, Tarrant County, Texas, and being more particularly described as follows:

BEGINNING at a Mag-Nail with shiner stamped "W.A.I. R.P.L.S. 5714" found for the Southeast corner of said Cheri Elaine Walker & Judy Lynn Hartt tract and the Southwest corner of a corner clip at the intersection of the West right-of-way of Blue Mound Road (F.M. 156), a variable width right-of-way, and the North right-of-way of McLeroy Boulevard, a variable width right-of-way;

THENCE North 89 deg 16 min 11 sec West, along the North right-of-way of said McLeroy Boulevard and the Southerly line of said Cheri Elaine Walker & Judy Lynn Hartt tract, a distance of 1,391.79 feet to a point for corner, said point being the beginning of a non-tangent curve to the left, with a radius of 800.00 feet, a central angle of 44 deg 21 min 00 sec, a chord bearing of North 68 deg 14 min 17 sec East, and a chord length of 603.90 feet;

THENCE departing the North right-of-way of said McLeroy Boulevard and over and across said Cheri Elaine Walker & Judy Lynn Hartt tract the following:

Along said non-tangent curve to the left, an arc distance of 619.24 feet to a point for corner:

North 46 deg 02 min 01 sec East, a distance of 482.68 feet to a point for corner, said point being the beginning of a curve to the right, with a radius of 800.00 feet, a central angle of 44 deg 45 min 06 sec, a chord bearing of North 68 deg 24 min 34 sec East, and a chord length of 609.09 feet;

Along said curve to the right, an arc distance of 624.85 feet to a point for corner;

South 89 deg 12 min 53 sec East, a distance of 155.62 feet to a point for corner, said point being situated in the West right-of-way of said Blue Mound Road (F.M. 156) and the Easterly line of said Cheri Elaine Walker & Judy Lynn Hartt tract;

THENCE along the West right-of-way of said Blue Mound Road (F.M. 156) and the East line of said Cheri Elaine Walker & Judy Lynn Hartt tract the following:

South 00 deg 50 min 30 sec East, a distance of 43.78 feet to a 5/8-inch iron rod with yellow plastic cap stamped "SAMLLC" found for corner;

South 10 deg 52 min 15 sec West, a distance of 574.10 feet to a 5/8-inch iron rod found for the Northerly corner of said corner clip;

THENCE South 34 deg 24 min 27 sec West, continuing along said corner clip, a distance of 231.68 feet to the POINT OF BEGINNNIG.

CONTAINING within these metes and bounds 15.025 acres or 654,502 square feet of land, more or less.

Bearings shown hereon are based upon an on-the-ground Survey performed in the field on the 13th day of June, 2019, utilizing a G.P.S. bearing related to the Texas Coordinate System, North Texas Central Zone (4202), NAD 83, grid values from the GeoShack VRS network.

PROPERTY DESCRIPTION
TRACT B

STATE OF TEXAS §
COUNTY OF TARRANT §

BEING a tract of land situated in the J. WALKER SURVEY, ABSTRACT NO. 1602 and the J.A. BRADFORD SURVEY, ABSTRACT NO. 183, City of Saginaw, Tarrant County, Texas and being a portion of a tract of land as described in deed to The Cheri Elaine Walker Trust and The Judy Lynn Hartt Trust, recorded in County Clerk's File Number D209025164, Deed Records, Tarrant County, Texas, and being more particularly described as follows:

BEGINNING at a 1/2-inch iron rod with orange plastic cap stamped "MLS 5799" found at the Northwest end of a corner clip at the intersection of the South right-of-way line of Rough Rider Drive (variable width right-of-way) and the West right-of-way line of Blue Mound Road (variable width right-of-way);

THENCE South 45 deg 59 min 44 sec East, along said corner clip, a distance of 35.41 feet to a 1/2-inch iron rod with orange plastic cap stamped "MLS 5799" found for corner, said iron rod being situated in said West right-of-way line and the East line of said Cheri Elaine Walker & Judy Lynn Hartt tract;

THENCE South 00 deg 50 min 30 sec East, along the West right-of-way line of said Blue Mound Road and the East line of said Cheri Elaine Walker & Judy Lynn Hartt tract, a distance of 1,321.18 feet to a point for corner;

THENCE departing the West right-of-way line of said Blue Mountain Road and over and across said Cheri Elaine Walker & Judy Lynn Hartt tract the following:

North 89 deg 12 min 53 sec West, a distance of 155.62 feet to a point for corner, said point being the beginning of a curve to the left, with a radius of 800.00 feet, a central angle of 08 deg 37 min 55 sec, a chord bearing of South 86 deg 28 min 10 sec West, and a chord length of 120.41 feet;

Along said curve to the left, an arc distance of 120.52 feet to a point for corner;

North 00 deg 50 min 30 sec West, a distance of 1,124.68 feet to a point for corner;

South 89 deg 05 min 11 sec West, a distance of 153.53 feet to a point for corner;

North 00 deg 50 min 30 sec West, a distance of 222.40 feet to a point for corner, said point being situated in the Southerly right-of-way of said Rough Rider Drive;

North 89 deg 05 min 11 sec East, along the Southerly right-of-way of said Rough Rider Drive, a distance of 404.25 feet to the POINT OF BEGINNING.

CONTAINING within these metes and bounds 9.283 acres or 404,387 square feet of land, more or less.

Bearings shown hereon are based upon an on-the-ground Survey performed in the field on the 13th day of June, 2019, utilizing a G.P.S. bearing related to the Texas Coordinate System, North Texas Central Zone (4202), NAD 83, grid values from the GeoShack VRS network.

PROPERTY DESCRIPTION
TRACT C

STATE OF TEXAS §
COUNTY OF TARRANT §

BEING a tract of land situated in the J. WALKER SURVEY, ABSTRACT NO. 1602 and the J.A. BRADFORD SURVEY, ABSTRACT NO. 183, City of Saginaw, Tarrant County, Texas and being a portion of a tract of land as described in deed to The Cheri Elaine Walker Trust and The Judy Lynn Hartt Trust, recorded in County Clerk's File Number D209025164, Deed Records, Tarrant County, Texas, and being more particularly described as follows:

BEGINNING at a Mag-Nail with shiner stamped "W.A.I. R.P.L.S. 5714" found at the intersection of the North right-of-way of McLeroy Boulevard and the Northeasterly right-of-way of Lavonne Lane, a 68-foot right-of-way, said iron rod being situated in the Southerly line of said Cheri Elaine Walker & Judy Lynn Hartt tract;

THENCE departing the North right-of-way of said McLeroy Boulevard and along the Northeasterly right-of-way of said Lavonne Lane and over and across said Cheri Elaine Walker & Judy Lynn Hartt tract the following:

North 00 deg 43 min 49 sec East, a distance of 49.81 feet to a 1/2-inch iron rod with orange plastic cap stamped "MLS 5799" found for corner, said iron rod being the beginning of a curve to the left, with a radius of 168.00 feet, a central angle of 40 deg 25 min 39 sec East, a chord bearing of North 19 deg 28 min 55 sec West, and a chord length of 116.10 feet;

Along said curve to the left, an arc distance of 118.54 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" found for corner;

North 39 deg 41 min 48 sec West, a distance of 602.37 feet to a 1/2-inch iron rod with orange plastic cap stamped "MLS 5799" found for corner, said iron rod being the beginning of a curve to the right, with a radius of 416.00 feet, a central angle of 39 deg 02 min 13 sec, a chord bearing of North 20 deg 10 min 42 sec West, and a chord length of 277.98 feet;

Along said curve to the right, an arc distance of 283.43 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" found for corner;

North 00 deg 39 min 36 sec West, a distance of 225.27 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" found for the Southwest corner of Lot 1, Block 1, Eagle Mountain-Saginaw ISD Elementary and Middle School Addition, an addition to the City of Saginaw, Tarrant County, Texas, according to the plat thereof recorded in County Clerk's Instrument Number D211200490, Official Public Records, Tarrant County, Texas;

THENCE South 89 deg 45 min 01 sec East, departing the Easterly right-of-way of said Lavonne Lane and continuing over and across said Cheri Elaine Walker & Judy Lynn

Hartt tract, a distance of 1,246.96 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" found for the Southeast corner of said Lot 1;

THENCE North 00 deg 50 min 30 sec West, along the East line of said Lot 1 and continuing over and across said Cheri Elaine Walker & Judy Lynn Hartt tract, a distance of 1,009.30 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" found for corner, said iron rod being situated in the Southerly right-of-way of Rough Rider Drive, a variable width right-of-way;

THENCE North 89 deg 05 min 11 sec East, departing the Easterly line of said Lot 1 and continuing over and across said Cheri Elaine Walker & Judy Lynn Hartt tract and along the Southerly right-of-way of said Rough Rider Drive, a distance of 470.40 feet to a point for corner;

THENCE departing the Southerly right-of-way of said Rough Rider Drive and continuing over and across said Cheri Elaine Walker & Judy Lynn Hartt tract the following:

South 00 deg 50 min 30 sec East, a distance of 222.40 feet to a point for corner,

North 89 deg 05 min 11 sec East, a distance of 153.53 feet to a point for corner;

South 00 deg 50 min 30 sec East, a distance of 1,124.68 feet to a point for corner, said point being the beginning of non-tangent curve to the left, with a radius of 800.00 feet, a central angle of 36 deg 07 min 11 sec, a chord bearing of South 64 deg 05 min 37 sec West, and a chord length of 496.02 feet;

Along said non-tangent curve to the left, an arc distance of 504.33 feet to a point for corner;

South 46 deg 02 min 01 sec West, a distance of 482.68 feet to a point for corner, said point being the beginning of a curve to the right, with a radius of 800.00 feet, a central angle of 44 deg 21 min 00 sec, a chord bearing of South 68 deg 14 min 17 sec West, and a chord length of 603.90 feet;

Along said curve to the right, an arc distance of 619.24 to the POINT OF BEGINNING.

CONTAINING within these metes and bounds 44.993 acres or 1,959,897 square feet of land, more or less.

Bearings shown hereon are based upon an on-the-ground Survey performed in the field on the 13th day of June, 2019, utilizing a G.P.S. bearing related to the Texas Coordinate System, North Texas Central Zone (4202), NAD 83, grid values from the GeoShack VRS network.

PROPERTY DESCRIPTION
TRACT D

STATE OF TEXAS §
COUNTY OF TARRANT §

BEING a tract of land situated in the J. WALKER SURVEY, ABSTRACT NO. 1602 and the J.A. BRADFORD SURVEY, ABSTRACT NO. 183, City of Saginaw, Tarrant County, Texas and being a portion of a tract of land as described in deed to The Cheri Elaine Walker Trust and The Judy Lynn Hartt Trust, recorded in County Clerk's File Number D209025164, Deed Records, Tarrant County, Texas, and being more particularly described as follows: and being more particularly described as follows:

BEGINNING at a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" set for corner, said iron rod being the Northeasterly corner of a non-tangent curving corner clip to the right, at the intersection of the Westerly right-of-way line of Lavonne Lane and the Northerly right-of-way line of McLeroy Boulevard (variable width right-of-way), said non-tangent curve to the right, having a radius of 1,199.19 feet, a central angle of 16 deg 14 min 46 sec, a chord bearing of South 60 deg 22 min 57 sec West and a chord length of 338.89 feet;

THENCE along said non-tangent curving corner clip and said curve to the right, an arc distance of 340.03 feet to a MAG nail with shiner stamped "W.A.I. R.P.L.S. 5714" set for corner, said MAG nail being situated in the approximate centerline of said McLeroy Boulevard;

THENCE North 89 deg 16 min 11 sec West, along said approximate centerline, a distance of 255.21 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" set for corner, said iron rod being the Southeast corner of a tract of land as described in deed to Bana, Inc., recorded in County Clerk's File No. D216107091, Deed Records, Tarrant County, Texas;

THENCE North 20 deg 07 min 00 sec West, departing said approximate centerline and along the Easterly line of said Bana, Inc. tract, a distance of 377.94 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" set for corner;

THENCE North 00 deg 49 min 13 sec West, departing the North line of said Bana, Inc. tract, a distance of 356.73 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" set for corner;

THENCE North 89 deg 55 min 47 sec East, a distance of 266.02 feet to a 1/2-inch iron rod with red plastic cap stamped "W.A.I. 5714" set for corner, said iron rod being situated in the Westerly right-of-way line of said Lavonne Lane and being the beginning of a non-tangent curve to the left having a radius of 484.00 feet, a central angle of 19

deg 24 min 51 sec, a chord bearing of South 29 deg 59 min 23 sec East and a chord length of 163.22 feet;

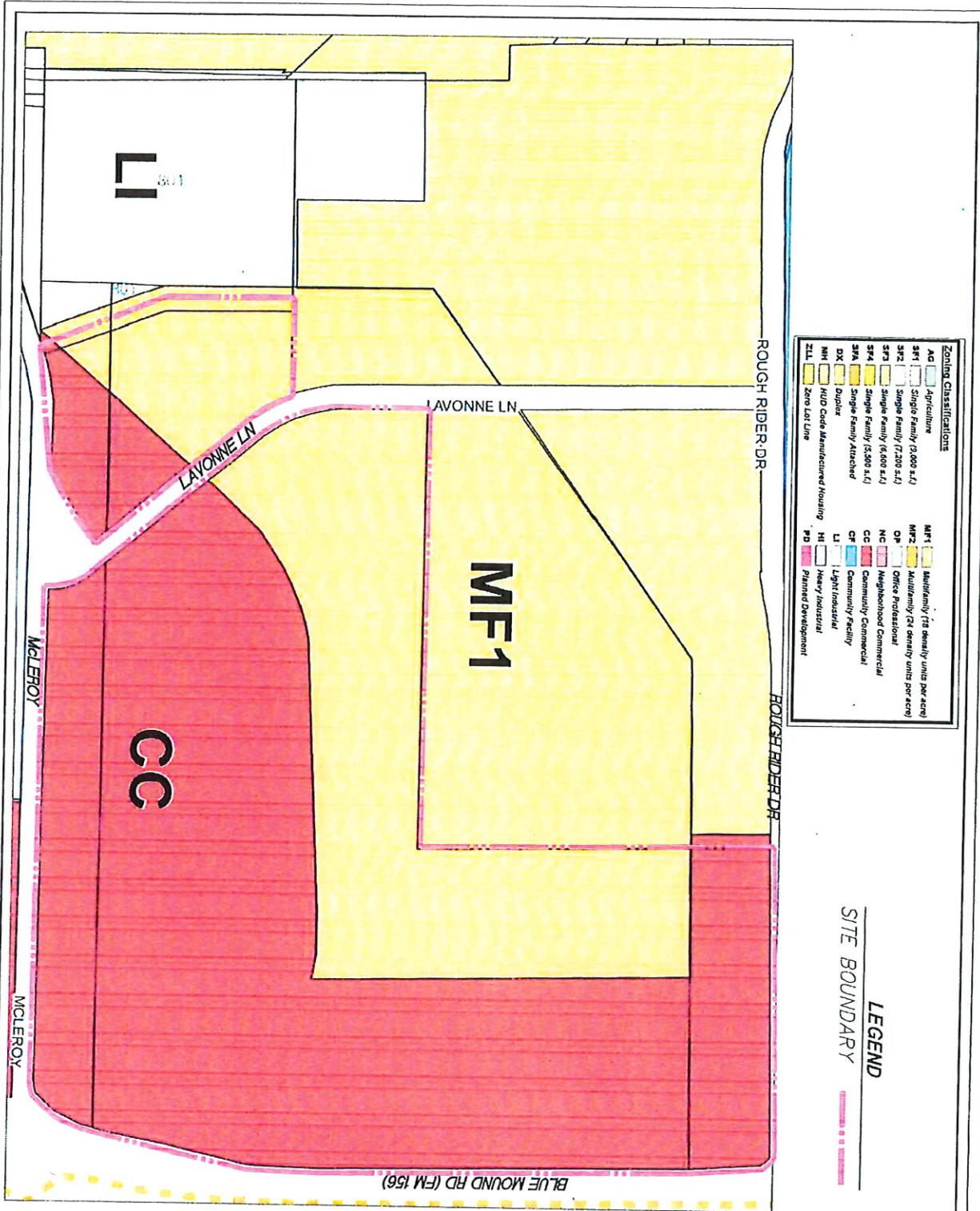
THENCE along said Westerly right-of-way line and said non-tangent curve to the left, an arc distance of 164.00 feet to a 1/2-inch iron rod with orange plastic cap stamped "MLS 5799" found for corner;

THENCE South 39 deg 41 min 48 sec East, along said Westerly right-of-way line, a distance of 528.07 feet to the POINT OF BEGINNING.

CONTAINING within these metes and bounds 7.311 acres or 318,451 square feet of land, more or less.

Bearings shown hereon are based upon an on-the-ground Survey performed in the field on the 13th day of June, 2019, utilizing a G.P.S. bearing related to the Texas Coordinate System, North Texas Central Zone (4202), NAD 83, grid values from the GeoShack VRS network.

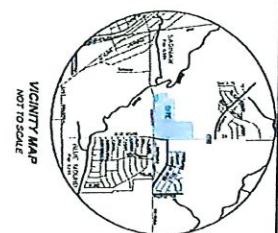
EXISTING



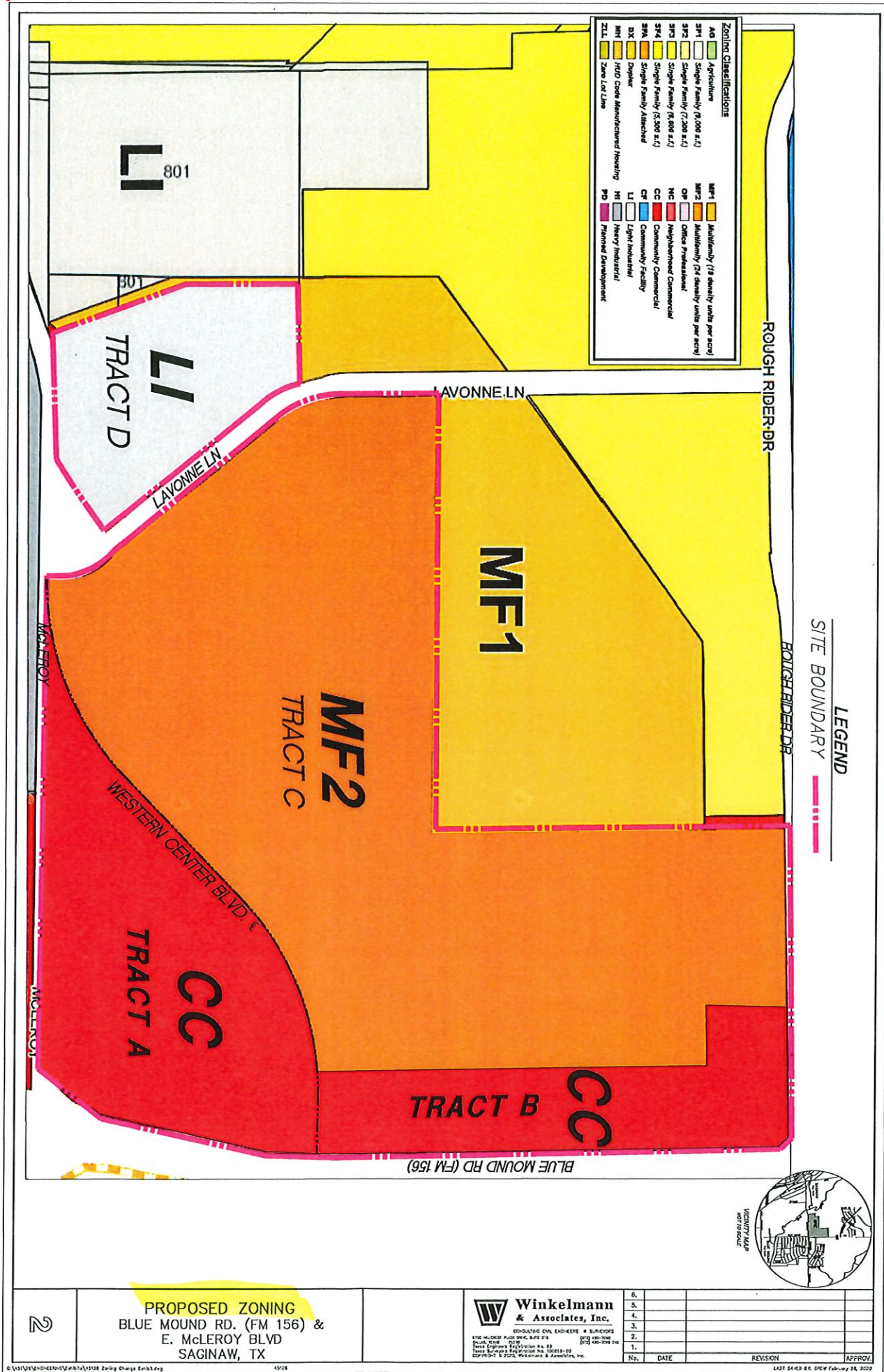
Zoning Classifications

AG	Agriculture	MF1	Medium Density Residential (10 density units per acre)
SR1	Single Family (10,000 s.f.)	MF2	Medium Density Residential (20 density units per acre)
SR2	Single Family (7,200 s.f.)	OP	Office Professional
SR3	Single Family (5,000 s.f.)	NC	Neighborhood Commercial
SR4	Single Family (3,500 s.f.)	CC	Community Commercial
SR5	Single Family Attached	CP	Community Facility
DX	Duplex	LI	Light Industrial
NH	High Density Residential	HI	Heavy Industrial
MLD	Medium Density Residential	PD	Planned Development
ZLL	Zero Lot Line		

LEGEND
SITE BOUNDARY



EXISTING ZONING BLUE MOUND RD. (FM 156) & E. Mc LEROY BLVD SAGINAW, TX	Winkelmann & Associates, Inc. 2000 East 10th Street, Suite 100 Saginaw, MI 48606 Phone: (907) 251-1111 Fax: (907) 251-1112 E-mail: info@winkelmann.com	6.					
		5.					
		4.					
		3.					
		2.					
		1.					
		No.	DATE	REVISION	APPROV		





City of Saginaw

DATE: May 7, 2020

TO: Chairman and Members of the Planning and Zoning Commission

FROM: Rick Trice, P.E., Director of Public Works

SUBJECT: Consideration and Action regarding Approval of a Preliminary Plat for The Square, being 27.246 Acres out of the Benjamin Thomas Survey, Abstract No. 1497, City of Saginaw, Tarrant County Texas

This item is a request from the developer, AM & JK Development LLC, for a Preliminary Plat for The Square consisting of 12 lots zoned Planned Development (PD). The Square is generally located North and West of the Saginaw Walmart between Saginaw Boulevard and Old Decatur Road.

Saginaw Square Boulevard – 37' concrete roadway/70' right-of-way (16.5' parkways)

The underlying zoning for the 12 lots is:

- | | |
|------------|---|
| Lots 1 & 2 | Community Commercial (CC) |
| Lot 3 & 5 | Multi-Family (MF2) |
| Lot 4 | Community Commercial/Multi-Family (MF2) |
| Lot 6 | Open Space (Drainage) |
| Lots 7-12 | Community Commercial |

**CITY OF SAGINAW
PLANNING AND ZONING COMMISSION
APPLICATION FOR CONSIDERATION OF A PLAT**

CASE NUMBER: _____

All information required in the Zoning Ordinance #2002-04 and/or the Subdivision Ordinance #2006-10 of the City of Saginaw must be received in the Community Development Office by 12:00 noon on the 28th day (always a Tuesday) prior to the Planning and Zoning Commission meeting.

All applications must be accompanied by 6 prints, 1 submittal, 30 prints after staff approval, 22" X 34". These must be **folded to 8½" x 11"** so that the title block or other identifying information is shown on the front. Plats shall be drawn at a scale of 1" = 100' or larger. The original mylar shall also accompany copies of any final plat.

The office personnel will strictly adhere to the submittal deadline date and time. **THERE WILL BE NO EXCEPTIONS.** Failure to submit the appropriate signed applications, required information, engineering details, or payment of the required fees will result in refusal of the application. The application is not considered complete until all requirements are met.

Acceptance of an application IS NOT A GUARANTEE that an applicant's case will be scheduled for a SPECIFIC AGENDA DATE. After reviewing the application the office personnel will contact the applicant for any required corrections. The agenda date will be set after compliance by the applicant of all the requirements contained in the City of Saginaw's Zoning Ordinance and Sub Division Ordinance.

REQUEST FOR CONSIDERATION OF

PRELIMINARY PLAT (X) FINAL PLAT () REPLAT () AMENDED PLAT ()

LEGAL DESCRIPTION: *(fill in the one that applies)*

See attached

LOT: _____ BLOCK: _____ ADDITION: _____

TRACT: _____ ABSTRACT _____ SURVEY: _____

(IF LEGAL DESCRIPTION IS TOO LONG ATTACH A COMPLETE COPY)

ADDRESS and/ or LOCATION OF PROPERTY: _____
NWC of Bailey Boswell and Saginaw Blvd

NAME OF PROPOSED DEVELOPMENT: THE SQUARE

TOTAL ACREAGE OF PROPERTY: 27.24

(use additional sheets and attach if necessary)

I hereby certify that I will follow all Ordinances as set forth by the city of Saginaw with respect to my Development and understand that copies of the Zoning Ordinance and Subdivision Ordinance are available for my purchase. I further understand that the payment of the required fees does not in any way guarantee approval of my request or obligate the city in any way to refund said fees.

OWNER'S SIGNATURE: [Signature] PHONE #: 468-713-9955
and/or OPTION HOLDER: _____ PHONE #: _____
OWNER'S NAME: (Please Print) FAROOQ WAZIRALI AM & Jc Development
OWNER'S ADDRESS: 2667 NORTHAVEN ROAD, DALLAS, TX 75229
APPLICANT'S SIGNATURE: [Signature] PHONE #: 972-490-7090
APPLICANT'S NAME: Winkelmann and Associates, Inc.
APPLICANT'S ADDRESS: 6750 Hillcrest Plaza Drive, #325, Dallas, Tx 75229

FOR CITY USE ONLY DO NOT WRITE BELOW THIS LINE

RECEIVED BY: [Signature] DATE: 2-11-19 TIME: 1:28 PM
FEE FOR APPLICATION: 40.00 RECEIPT #: 171735
SUBMITTED INFORMATION REVIEWED BY: _____
PLANNING AND ZONING COMMISSION MEETING DATE: _____
ACTION TAKEN: _____
CITY COUNCIL MEETING DATE: _____
ACTION TAKEN: _____

April 2020	CITY OF SAGINAW PUBLIC WORKS REPORT TO CITY MANAGER		
Name of Development	Developer	# of Lots	Status
Willow Vista Phase 3A	Mearl McBee	47	45 permits issued for new homes.
Willow Vista Phase 3B	Mearl McBee	50	48 permits issued for new homes
Willow Vista Phase 3C	Mearl McBee	74	10 permits issued for new homes
Bar C Ranch, Phase 1	Steve Hawkins Custom Homes	79	79 permits issued for new homes.
Bar C Ranch, Phase 2	Steve Hawkins Custom Homes	66	66 permits issued.
Basswood Crossing, Phase 1	D R Horton	75	72 permits issued for new homes.
Willow Creek Sanitary Sewer Extension	Mearl McBee		Plans approved for construction.
Basswood Crossings Phase 3, (includes Phase 4)	D R Horton	213	212 permits issued for new homes.
Capital Projects:			
Name of Project	Status	Estimated Date of Completion	Comments:
East Bailey Boswell Rd reconstruction Phase III Overpass	Bids to open 2/27/2020	Spring 2022	Project awarded 4/7/2020
Street Maintenance Fund Projects:			
Name of Project	Status	Estimated Date of Completion	Comments:
Anderson Street Reconstruction	Construction underway	Spring 2020	Reconstruct from Saginaw Blvd to Blue Bonnet
Hialeah Park Reconstruction	Construction to begin 3/2/2020	Spring 2020	Project complete
East McLeroy	Revised IPO approved 1/21/2020	Spring 2020	Project bid. Bid canceled. Awaiting survey for top of curb profiles.
Public Works			
Project	Status	Estimated Date of Completion	Comments:
Food Truck Park	Pavilions complete	June 2020	Electrical service & meter installed 2/25/2020

Fairmount Sanitary Sewer	Construction underway	1st Qtr 2020	project complete
BNSF Utility Relocations	Construction underway	1st Qtr 2020	project complete
Worthy Street Improvements	100 Block of Worthy	Jun-20	project complete
Building and Inspections:			
Building Permits	Location	Status	Comments
Miller Milling	221 Fairmount Street	under construction	\$67,000,000 building and equipment expansion. Pending Fire and Building final inspections
Miller Milling	221 Fairmount Street	Permit Issued	\$750,000 railcar cleaning canopy, Pending final inspections
DFW Cornerstone	989 Kennedy Lane	Permit issued	Construction underway
Saginaw Health Care and Rehab	848 W. McLeroy Blvd	Permit under review	51,707 SF, \$6,796,000 care facility
Police Department Parking Lot Expansion	505 W. McLeroy Blvd	Bids to open 1/29/2020	Preconstruction conference scheduled for 3/5/2020
Highland Middle School	1001 E Bailey Boswell Rd	Permit Issued	\$2,000,000 renovation. Pending final inspections.
5 Local Schools EMS ISD	various	Permits Issued	Security upgrades. Pending final inspections
Industrial Outdoor Ventures	1341 Jarvis Rd	Permit issued	Pending final inspection
2 JT Development	900 E. Industrial	Under Review	Civil and building plans submitted.
Terry's Donuts	1209 N Saginaw Blvd	Permit under review	Remodel under construction
BOA			
Applicant	Location	Status	Comments
Planning & Zoning	Location	Status	Comments
Beltmill Planned Development	NE corner Saginaw Blvd and E Bailey Boswell Rd	Pending	comments for preliminary plat submitted to engineer. Plan review under way .
The Square Preliminary Plat	North and West of Wal-Mart	P&Z 5/12/20 CC 5/19/20	Preliminary Plat
Saginaw Skilled Nursing Facility Final Plat	NE corner Knowles Dr and W McLeroy Blvd	Pending	Final Plat filed with county
Gary Havener	Amending Plat for Lots 2R4A, 2R4B, 2R4C, 2R4, Block A, Van Zandt Place	Pending	TIA and Drainage study underway by developer

Michael Clark, P.E. Winkelmann & Assoc	Rezoning request NWC E McLeroy and Blue Mound Rd	P&Z continued to 5/12,20 CC 5/19/20	76.613 acre development. Change zoning from Community Commercial (CC) and Multi Family (MF1) to Community Commercial (CC), Light Industrial (LI) and Multi Family (MF2)
Code Enforcement	Location		Comments
TXDOT Issues	Location	Status	Comments
Utility relocations for FM 156 Expansion	FM 156 from Western Center to US 287	Open bids 1/8/2020	Preconstruction conference held 2/13/2020
City Council Considerations			
Project Dream Play	North end of Willow Creek Park	Estimated completion: 01/15/2020	Grand Opening/Ribbon Cutting 2/7/2020. Awaiting final walk thru and punch list. Awaiting contractor/vendor response on merry go round installation issue. Staff is working with the contractor, GROD Construction, to correct construction deficiencies onsite.
2020 Year 46 CBDG	200-500 Block Blue Bonnet	CC 3/17/20	Council approved Resolution in support on 3/27/20 meeting

CITY OF SAGINAW
COMMERCIAL BUILDING REPORT

C/O ISSUED THIS MONTH

DATE	NAME	ADDRESS	PERMIT #	BUILDING	FIRE	IWORQ	CERTIFICATE
3/3/20	PETER 'S HOPE MINISTRY	124 SOUTHERN AVE W 300	CO-21-19/20	3/2/20	3/2/20	3/3/20	3/9/20
3/4/20	STREAMLINE RECON	1313 LAWSON RD	CO-22-19/20	10/28/19	11/6/19	3/4/20	3/9/20
3/9/20	METRO BY T MOBILE II	524 SAGINAW BLVD S 200	CO-23-19/20	3/6/20	2/26/20	3/9/20	3/9/20
3/19/20	RHYTHM BAND INSTRUMENTS LLC	923 COOK LN	CO-24-19/20	3/19/20	3/3/20	3/19/20	3/19/20
3/19/20	MORGAN 'S CLOSET	1200 BLUE MOUND RD S 100	CO-25-19/20	3/5/20	3/18/20	3/19/20	3/19/20

DATE	NAME	ADDRESS	PERMIT #	COMMENTS
2/5/18	A T & T AUTHORIZED RETAILER	923 SAGINAW BLVD N	CO-22-17/18	

COM/IND OPEN BUILDING PERMITS

DATE	NAME	ADDRESS	PERMIT #	TYPE	COMMENTS
4/28/17	MILLER MILLING	221 FAIRMOUNT ST S	20546	NEW BUILDING	NEW FLOUR MILL
11/28/17	MILLER MILLING	221 FAIRMOUNT ST S	21905	ACCESSORY	CHLORINE STORAGE
7/9/18	U F P	444 SANSOM BLVD	23101	ACCESSORY	DETACHED ACCESSORY TO STORE RAW MATERIAL
7/27/18	U F P	444 SANSOM BLVD	23228	ADDITION	ADDITION TO EXISTING BUILDING FOR STORAGE
10/11/18	SAGINAW STRIP CENTER	240 SAGINAW BLVD N	23362	NEW BUILDING	COMMERCIAL LEASE SPACE
12/17/18	MILLER MILLING	221 FAIRMOUNT ST S	23716	ADDITION	RAIL CAR CLEANING CANOPY
1/24/19	HIGHLAND MIDDLE SCHOOL	1001 BAILEY BOSWELL RD E	23714	REMODEL	REMODEL
4/8/19	SAGINAW HIGH SCHOOL	800 BLUE MOUND RD N	23967	REMODEL	RECEPTION AREA SECURITY UPGRADES
4/8/19	WAYSIDE MIDDLE SCHOOL	1300 OLD DECATUR RD	23968	REMODEL	RECEPTION AREA SECURITY UPGRADES
4/8/19	SAGINAW ELEMENTARY SCHOOL	301 MCCLEROY BLVD W	23969	REMODEL	RECEPTION AREA SECURITY UPGRADES
4/8/19	WILLOW CREEK ELEMENTARY SCHOOL	1100 MCCLEROY BLVD W	23970	REMODEL	RECEPTION AREA SECURITY UPGRADES
4/8/19	HAFLEY DEVELOPMENT CENTER	616 MCCLEROY BLVD W	23971	REMODEL	RECEPTION AREA SECURITY UPGRADES
6/25/19	WILLOW CREEK PARK PAVILIONS	752 KNOWLES DR S	26328	NEW BUILDING	2 NEW PAVILIONS
7/3/19	I O V 1341 JARVIS	1341 JARVIS RD	26326	PAVING	STORAGE PARKING LON
7/10/19	VIBRANT CHURCH	228 BELMONT ST	26471	REMODEL	REMODEL STAGE AREA
8/9/19	ARDENT MILLS	401 INDUSTRIAL AVE E	26700	PAVING	REPLACING PAVING INCLUDING FIRE LANE
9/4/19	EMERALD CUSTOM POOLS & PATIOS	116 MCCLEROY BLVD W	26867	ACCESSORY	PERGOLA
9/4/19	EMERALD CUSTOM POOLS & PATIOS	116 MCCLEROY BLVD W	26868	ACCESSORY	CABANA
9/11/19	T MOBILE	203 BAILEY BOSWELL RD E	26872	REMODEL	UPGRADE ANTENNA
10/23/19	SPRINT	300 OLD DECATUR RD N A	27135	REMODEL	UPGRADE ANTENNA & EXPAND WALL
1/16/20	W B D S CORNERSTONE	989 KENNEDY LN	27436	FENCE	FENCE OVER 6 FEET TALL
1/17/20	CORNERSTONE DFW	989 KENNEDY LN	27162	NEW BUILDING	NEW OFFICE & WAREHOUSE BUILDING
1/27/20	CITY OF SAGINAW ANIMAL SHELTER	205 BRENDA LN	28340	ACCESSORY	ACCESSORY BUILDING
1/29/20	FANTASTIC SAM'S	1453 SAGINAW BLVD N 145	28383	REMODEL	REPAIR AFTER CAR DROVE THROUGH BUILDING
1/30/20	CICI'S PIZZA	1453 SAGINAW BLVD N 147	28384	REMODEL	REPAIR AFTER CAR DROVE THROUGH BUILDING
2/3/20	TACO SHOP	201 SAGINAW BLVD N	27695	REMODEL	REMODEL
2/13/20	CARVANA	1353 JARVIS RD	28829	ACCESSORY	ACCESSORY OFFICE BUILDING

COM/IND BUILDING PERMITS ISSUED THIS MONTH

DATE	NAME	ADDRESS	PERMIT #	TYPE	COMMENTS
3/4/20	EMERALD CUSTOM POOLS & PATIOS	116 MCCLEROY BLVD W	27407	FENCE	FENCE OVER 6 FEET TALL
3/6/20	LAWRENCE	142 SOUTHERN AVE W	29275	REMODEL	FOUNDATION REPAIR

CITY OF SAGINAW
COMMERCIAL BUILDING REPORT

APRIL 2020

C/O ISSUED THIS MONTH						
DATE	NAME	ADDRESS	PERMIT #	BUILDING	FIRE	CERTIFICATE
4/9/20	EQUIPMENT MASTERS	1000 KENNEDY LN 114	CO-28-19/20	3/24/20	4/2/20	4/16/20
4/20/20	C T I BEANMAKER	209 MCCLEROY BLVD E D	CO-29-19/20	12/2/19	12/9/19	4/20/20
4/29/20	QUIKTRIP 988	1100 BLUE MOUND RD S	CO-30-19/20	4/29/20	4/29/20	4/29/20
DATE	NAME	ADDRESS	PERMIT #	COMMENTS		
2/5/18	A T & T AUTHORIZED RETAILER	923 SAGINAW BLVD N	CO-22-17/18			
4/6/20	CARVANA LLC	1341 JARVIS RD 100	CO-26-19/20			
4/6/20	AMAZON.COM	1341 JARVIS RD 110	CO-27-19/20			
COM/IND OPEN BUILDING PERMITS						
DATE	NAME	ADDRESS	PERMIT #	TYPE	COMMENTS	
4/28/17	MILLER MILLING	221 FAIRMOUNT ST S	20546	NEW BUILDING	NEW FLOUR MILL	
11/28/17	MILLER MILLING	221 FAIRMOUNT ST S	21905	ACCESSORY	CHLORINE STORAGE	
7/9/18	U F P	444 SANSOM BLVD	23101	ACCESSORY	DETACHED ACCESSORY TO STORE RAW MATERIAL	
7/27/18	U F P	444 SANSOM BLVD	23228	ADDITION	ADDITION TO EXISTING BUILDING FOR STORAGE	
10/11/18	SAGINAW STRIP CENTER	240 SAGINAW BLVD N	23362	NEW BUILDING	COMMERCIAL LEASE SPACE	
12/17/18	MILLER MILLING	221 FAIRMOUNT ST S	23716	ADDITION	RAIL CAR CLEANING CANOPY	
1/24/19	HIGHLAND MIDDLE SCHOOL	1001 BAILEY BOSWELL RD E	23714	REMODEL	REMODEL	
4/8/19	SAGINAW HIGH SCHOOL	800 BLUE MOUND RD N	23967	REMODEL	RECEPTION AREA SECURITY UPGRADES	
4/8/19	WAYSIDE MIDDLE SCHOOL	1300 OLD DECATUR RD	23968	REMODEL	RECEPTION AREA SECURITY UPGRADES	
4/8/19	SAGINAW ELEMENTARY SCHOOL	301 MCCLEROY BLVD W	23969	REMODEL	RECEPTION AREA SECURITY UPGRADES	
4/8/19	WILLOW CREEK ELEMENTARY SCHOOL	1100 MCCLEROY BLVD W	23970	REMODEL	RECEPTION AREA SECURITY UPGRADES	
4/8/19	HAFLEY DEVELOPMENT CENTER	616 MCCLEROY BLVD W	23971	REMODEL	RECEPTION AREA SECURITY UPGRADES	
6/25/19	WILLOW CREEK PARK PAVILIONS	752 KNOWLES DR S	26328	NEW BUILDING	2 NEW PAVILIONS	
7/3/19	I O V 1341 JARVIS	1341 JARVIS RD	26326	PAVING	STORAGE PARKING LON	
7/10/19	VIBRANT CHURCH	228 BELMONT ST	26471	REMODEL	REMODEL STAGE AREA	
8/9/19	ARDENT MILLS	401 INDUSTRIAL AVE E	26700	PAVING	REPLACING PAVING INCLUDING FIRE LANE	
9/4/19	EMERALD CUSTOM POOLS & PATIOS	116 MCCLEROY BLVD W	26867	ACCESSORY	PERGOLA	
9/4/19	EMERALD CUSTOM POOLS & PATIOS	116 MCCLEROY BLVD W	26868	ACCESSORY	CABANA	
9/11/19	T MOBILE	203 BAILEY BOSWELL RD E	26872	REMODEL	UPGRADE ANTENNA	
10/23/19	SPRINT	300 OLD DECATUR RD N A	27135	REMODEL	UPGRADE ANTENNA & EXPAND WALL	
1/16/20	W B D S CORNERSTONE	989 KENNEDY LN	27436	FENCE	FENCE OVER 6 FEET TALL	
1/17/20	CORNERSTONE DFW	989 KENNEDY LN	27162	NEW BUILDING	NEW OFFICE & WAREHOUSE BUILDING	
1/27/20	CITY OF SAGINAW ANIMAL SHELTER	205 BRENDA LN	28340	ACCESSORY	ACCESSORY BUILDING	
1/29/20	FANTASTIC SAM'S	1453 SAGINAW BLVD N 145	28383	REMODEL	REPAIR AFTER CAR DROVE THROUGH BUILDING	
1/30/20	CICI'S PIZZA	1453 SAGINAW BLVD N 147	28384	REMODEL	REPAIR AFTER CAR DROVE THROUGH BUILDING	
2/3/20	TACO SHOP	201 SAGINAW BLVD N	27695	REMODEL	REMODEL	
2/13/20	CARVANA	1353 JARVIS RD	28829	ACCESSORY	ACCESSORY OFFICE BUILDING	
3/4/20	EMERALD CUSTOM POOLS & PATIOS	116 MCCLEROY BLVD W	27407	FENCE	FENCE OVER 6 FEET TALL	
3/6/20	LAWRENCE	142 SOUTHERN AVE W	29275	REMODEL	FOUNDATION REPAIR	

CITY OF SAGINAW
COMMERCIAL BUILDING REPORT

COM/IND BUILDING PERMITS ISSUED THIS MONTH

DATE	NAME	ADDRESS	PERMIT #	TYPE	COMMENTS
4/14/20	TERRY'S DONUTS	1209 SAGINAW BLVD N A	29322	REMODEL	REMODEL
4/23/20	FASTEST LABS	1200 BLUE MOUND RD S 120	29716	REMODEL	REMODEL
4/23/20	HIGHLAND MIDDLE SCHOOL	1001 BAILEY BOSWELL RD E	29805	JOB TRAILER	JOB TRILER FOR NEW FOOTBALL FIELD
COM/IND BUILDING PERMITS TO BE PICKED UP					
DATE	NAME	ADDRESS	PERMIT #	TYPE	COMMENTS
9/25/19	VALVOLINE INSTANT OIL CHANGE	1137 SAGINAW BLVD N	27102	REMODEL	ROOF
BUILDING PERMITS IN PLAN REVIEW					
DATE	NAME	ADDRESS	PERMIT #	TYPE	COMMENTS
11/29/18	U F P	444 SANSOM BLVD	23733	ADDITION	ADDITION OF BREAKROOM
8/20/19	2 J T DEVELOPMENT	900 INDUSTRIAL AVE E	26537	NEW BUILDING	NEW SHELL BUILDING
3/11/20	M L HEALTHCARE	848 MCCLEROY BLVD W	29305	NEW BUILDING	NEW SKILLED NURSING FACILITY
CLOSED PROJECTS					

PLANNING AND ZONING COMMISSION
2019 CASE REPORT

CASE #	APPLICANT	LOCATION	REQUEST	PZ DATE	P&Z DECISION	CC DATE	CC DECISION
PZ 1019-01	Jim Maibach Southwest	North of the 700 Block of W Bailey Boswell Rd behind EECU and the E. R.	SUP to construct and operate a mini warehouse	10/08/19	Recommended Denial	09/05/19	Applicant reduced height of building and removed the 2 buildings on the east side of the property. CC approved w/super majority.
PZ 1119-09	Clay Cristy Claymoore Eng	NE corner of Old Decatur Road and W J Boaz Road	SUP to operate daycare	11/12/19	Recommended Denial	02/18/20	Approved
PZ 0120-01	City of Saginaw	Zoning Ordinance Amendment	Amend Regulations for Snow Cone Stands	02/11/20	Recommended Approval	02/18/20	Approved
PZ 0120-02	City of Saginaw	Zoning Ordinance Amendment	Amend Regulation for Mobile Food Truck Unit Park	02/11/20	Recommended Approval	02/18/20	Approved
PZ 0320-01	City of Saginaw	Zoning Ordinance Amendment	Amend regulations for Parking Lot, Off Premises	03/10/20	Recommended Approval	03/17/20	Approved
PZ 0210o02	City of Saginaw	Zoning Ordinance Amendment	Amend regulations for Auto Car Wash	03/10/20	Recommended Approval	03/17/20	Approved
PZ 0420-01	Michael Clark Winkelmann & Assoc 6750 Hillcrest Plaza Dallas, Tx 75230	NWC Blue Mound Rd and E McLeroy Blvd	Zoning change CC and MF1 to CC, MF2 and LI	04/14/20	P&Z continued until May 12, 20 meeting	05/21/20	Pending