

Mayor and Council Communication

DATE: 03/08/22

M&C FILE NUMBER: M&C 22-0155

LOG NAME: 20MTP AMENDMENT FOR INTERMODAL PARKWAY

SUBJECT

(CD 7) Consider Adoption of an Amendment to the Master Thoroughfare Plan to Add About 1,000 Feet of Intermodal Parkway to the West of Blue Mound Road

RECOMMENDATION:

It is recommended that the City Council adopt the proposed amendment to the Master Thoroughfare Plan (MT-21-010) to add about 1,000 feet of Intermodal Parkway, west of Blue Mound Road, as a commercial connector [CCO-L3-T0-NTMS-P0-BOP (120)].

DISCUSSION:

Peloton Land Solutions is initiating a request on behalf of AIL Investment LP to add about 1,000 feet of Intermodal Parkway to the Master Thoroughfare Plan (MTP) as a commercial connector [CCO-L3-T0-NTMS-P0-BOP (120)]. Peloton Land Solutions is working with staff to design improvements along Intermodal Parkway, which currently exists as a two-lane thoroughfare. The reason for the request is to accommodate freight traffic to and from the BNSF Intermodal Facility to the regional infrastructure in North Fort Worth. Intermodal Parkway connects the BNSF Intermodal Facility with Alliance Industrial Growth Center, which includes Alliance Airport and extends to the north and east, along the IH-35W corridor.

Improvements to this thoroughfare will connect the railroad facilities with existing land uses, and will meet Comprehensive Plan policies for the Far North Sector. Existing warehouses are located on three of the four corners of the intersection of Intermodal Parkway and Blue Mound Road. Additional vacant parcels, zoned for commercial and industrial uses, will allow future growth in the general vicinity. In addition, policies in the Comprehensive Plan encourage commercial and industrial development near Alliance Airport and the BNSF rail yards that would not be adversely affected by noise.

The request is to add about 1,000 feet of right-of-way to the plan, and requires a recommendation from the City Plan Commission and approval of the City Council. The City Plan Commission held a public hearing on the proposed Master Thoroughfare Plan amendment (MT-21-010) on January 12, 2022. Property owners within 200 feet of the MTP amendment were notified of this request, along with registered community organizations within a half mile. Following the public hearing, the City Plan Commission recommended approval of the MTP amendment to City Council.

The MTP amendment is located in COUNCIL DISTRICT 7.

A Form 1295 is not required because: This M&C does not request approval of a contract with a business entity.

FISCAL INFORMATION / CERTIFICATION:

The Director of Finance certifies that this action will have no effect on City funds.

Submitted for City Manager's Office by: Dana Burghdoff 8018

Originating Business Unit Head: William Johnson 7801

Additional Information Contact: Kelly Porter 7259

Mary Elliott 7844

Expedited