

**To the Mayor and Members of the City Council****August 27, 2019**

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**SUBJECT: PROPOSED COUNCIL-INITIATED ZONING CHANGES FOR
CERTAIN PROPERTIES LOCATED IN THE JOHN T. WHITE
AREA IN COUNCIL DISTRICT 5**

The September 10th City Council agenda will contain a resolution to initiate the rezoning process for approximately 465 properties in the John T. White area in the Eastside sector of Fort Worth. The purpose of the proposed zoning changes is to rezone developed property and vacant land to reflect existing land uses and desired lower density land uses, consistent with the Comprehensive Plan and the character of the area. The zoning changes will help to reduce future infrastructure demands, given the FEMA floodplain and local floodplain in this area. For your reference, the attached PowerPoint presentation shows the current zoning, the proposed zoning, and the Comprehensive Plan future land use.

Councilmember Bivens held a meeting for affected property owners on August 15, 2019. Four property owners have expressed opposition to date. Public hearings for the rezoning of these properties would be held by the Zoning Commission on October 9, 2019, and by the City Council on November 12, 2019.

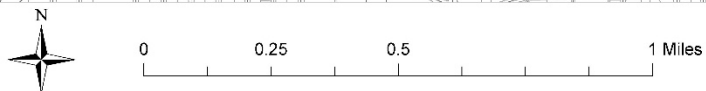
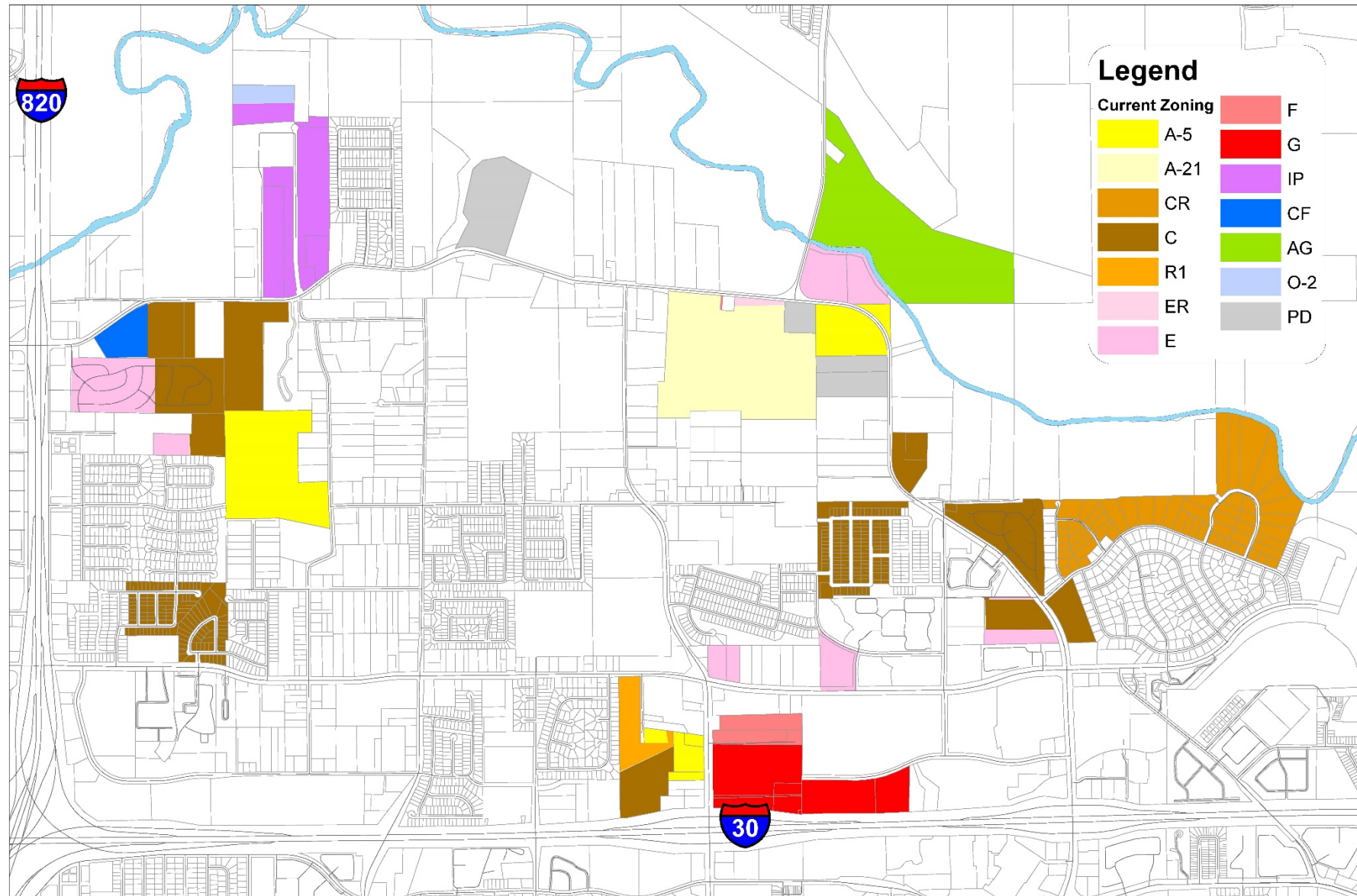
If you have any questions, please contact Arty Wheaton-Rodriguez, Zoning Manager, at 817-392-6226.

David Cooke
City Manager

attachment: PowerPoint presentation

John T. White Area: Current Zoning

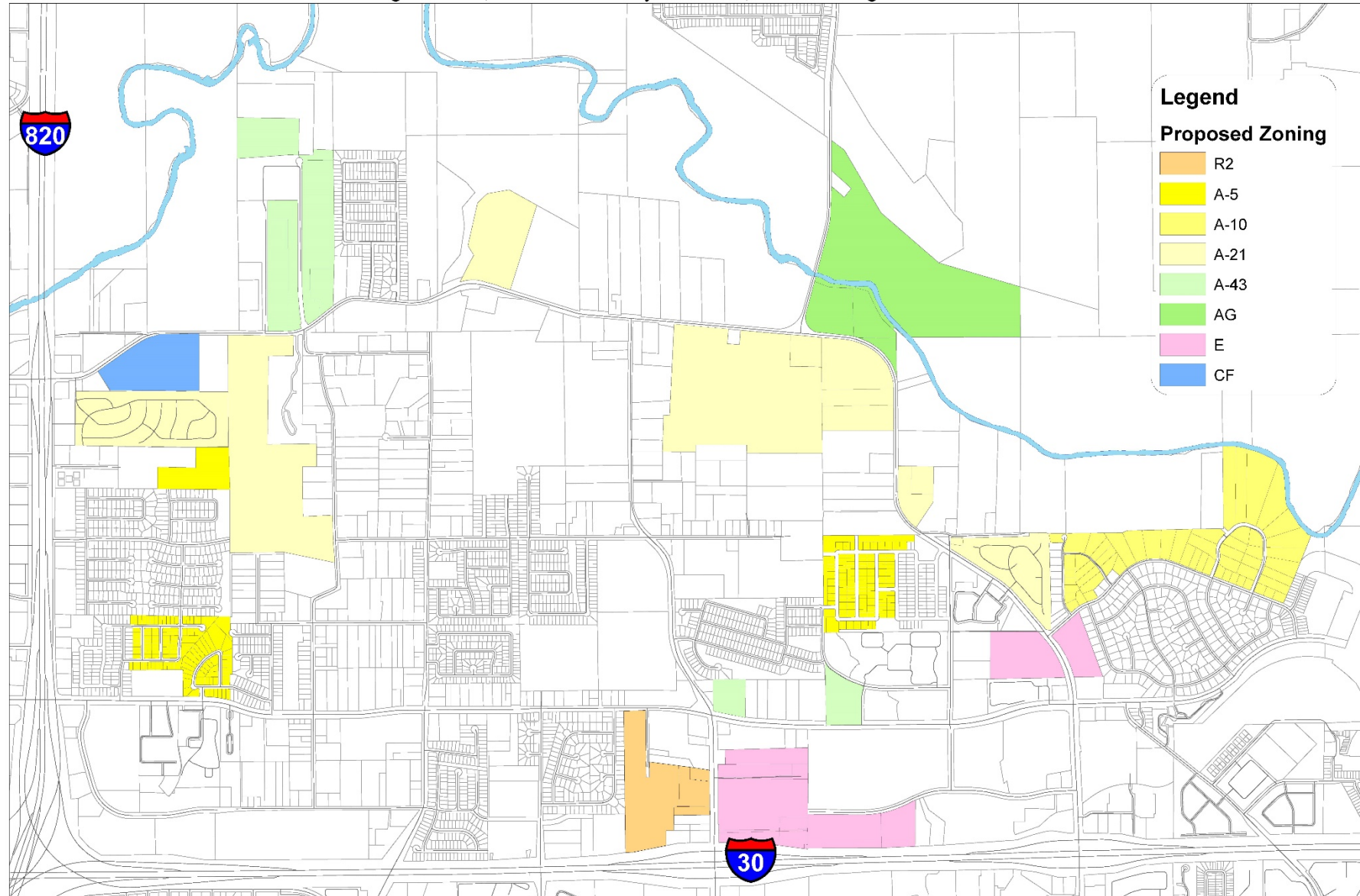
Currently: "A-5" One Family, "A-21" One Family, "CR" Low Density Multifamily, "C" Medium Density Multifamily, "R1" Zero Lot line/Cluster, "AG" Agricultural, "E" Neighborhood Commercial, "F" General Commercial, "G" Intensive Commercial, "IP" Industrial Park, "O-2" Floodplain, PD



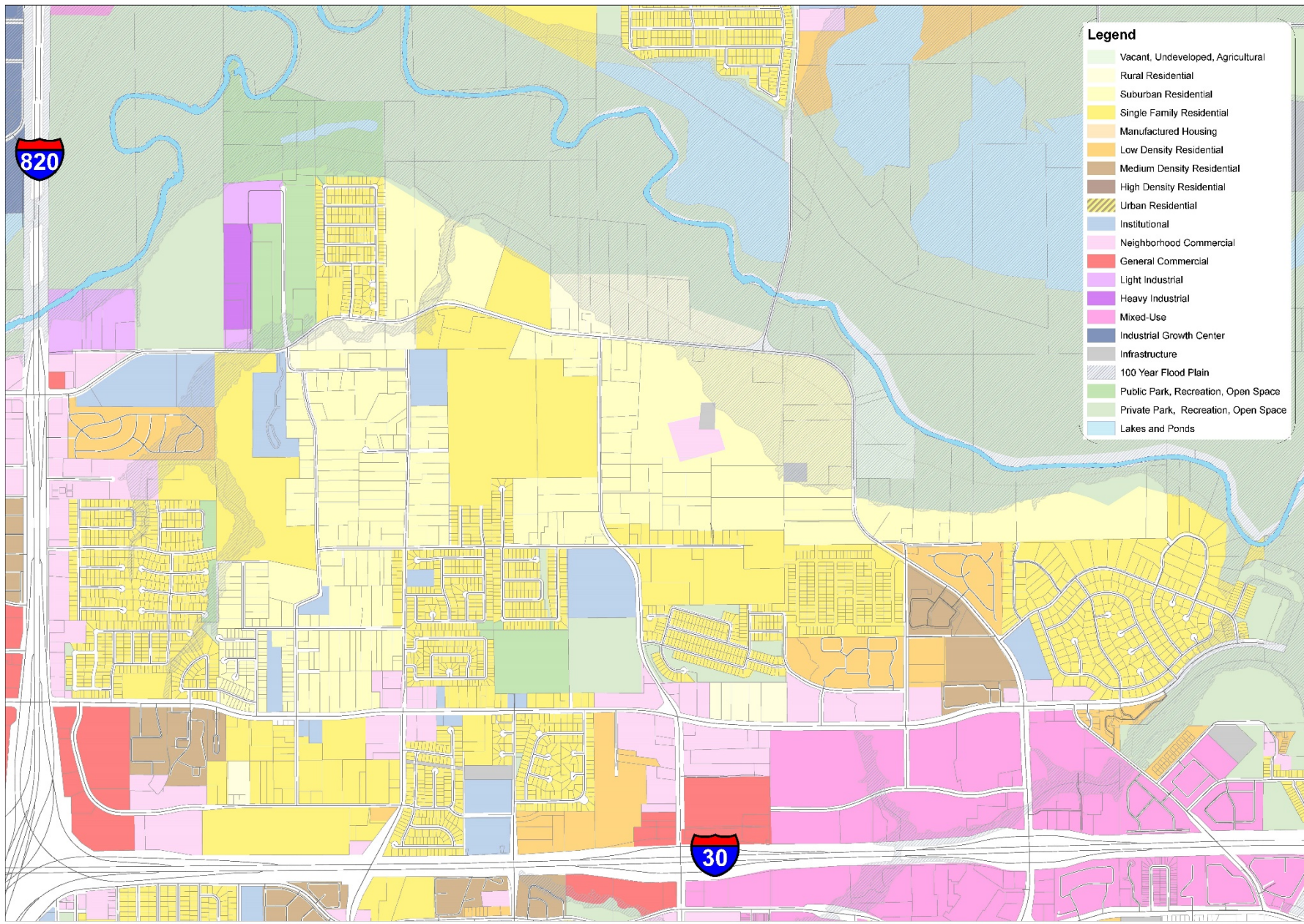
John T. White Area: Proposed Zoning

From: Various

To: "A-5" One Family, "A-10" One Family, "A-21" One Family, "A-43" One Family, "R2" Townhouse/Cluster, "AG" Agricultural, "CF" Community Facilities, and "E" Neighborhood Commercial



John T. White Area Future Land Uses



- Legend**
- Vacant, Undeveloped, Agricultural
 - Rural Residential
 - Suburban Residential
 - Single Family Residential
 - Manufactured Housing
 - Low Density Residential
 - Medium Density Residential
 - High Density Residential
 - Urban Residential
 - Institutional
 - Neighborhood Commercial
 - General Commercial
 - Light Industrial
 - Heavy Industrial
 - Mixed-Use
 - Industrial Growth Center
 - Infrastructure
 - 100 Year Flood Plain
 - Public Park, Recreation, Open Space
 - Private Park, Recreation, Open Space
 - Lakes and Ponds

