



ZC Case 25-189

PRESENTED TO CITY COUNCIL – 9.2.25

TONY MCILWAIN, DEVELOPMENT SERVICES DIRECTOR

ZC – 880 W CR 714

Location:

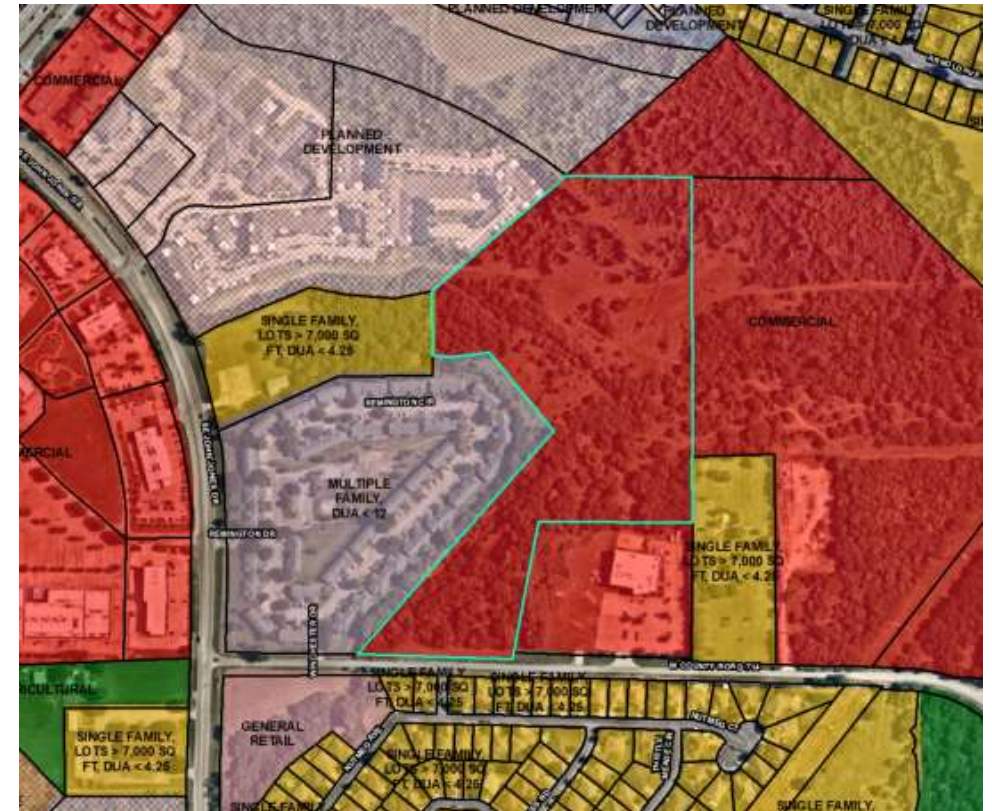
- 880 W CR 714

Applicant:

- Jonathan Hill (Applicant)
- Grace Temple Church of Fort Worth (Owners)

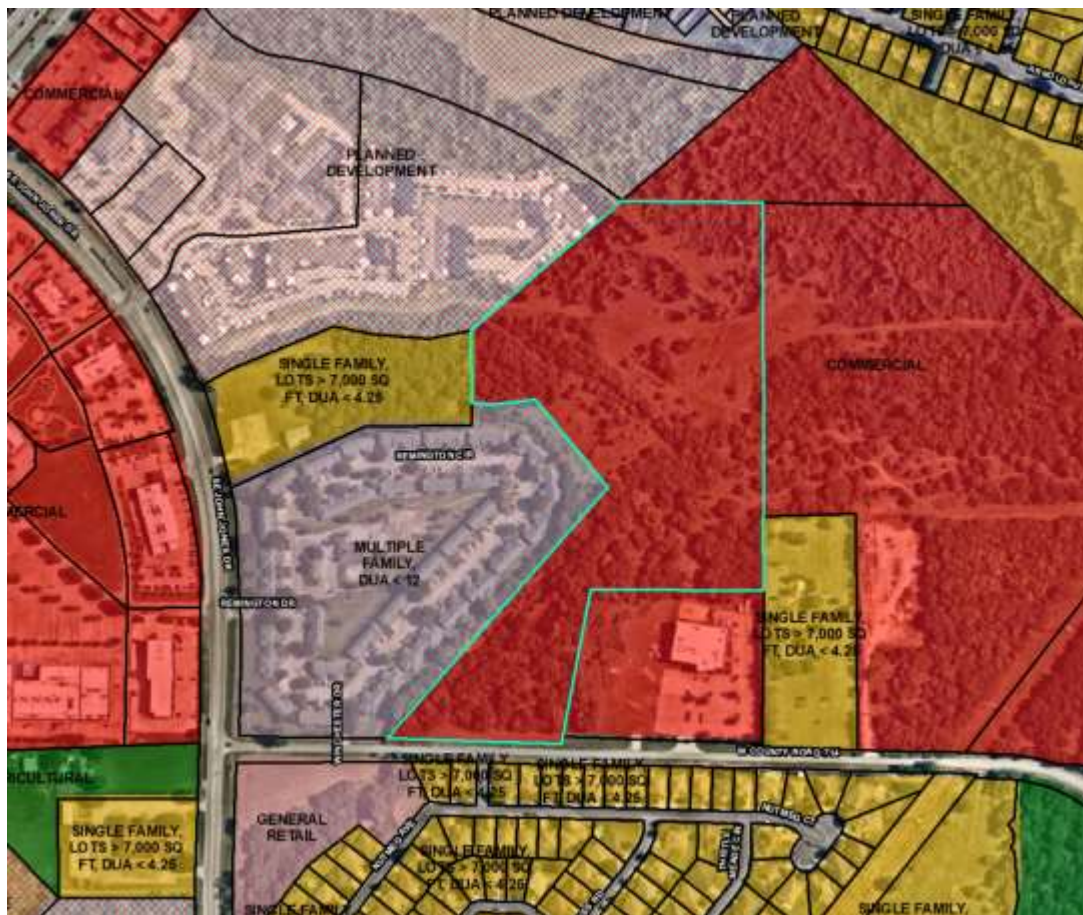
Item for approval:

Zoning change from “C” Commercial to “SFE” Single-family estate district for a residential development (Case 25-189)



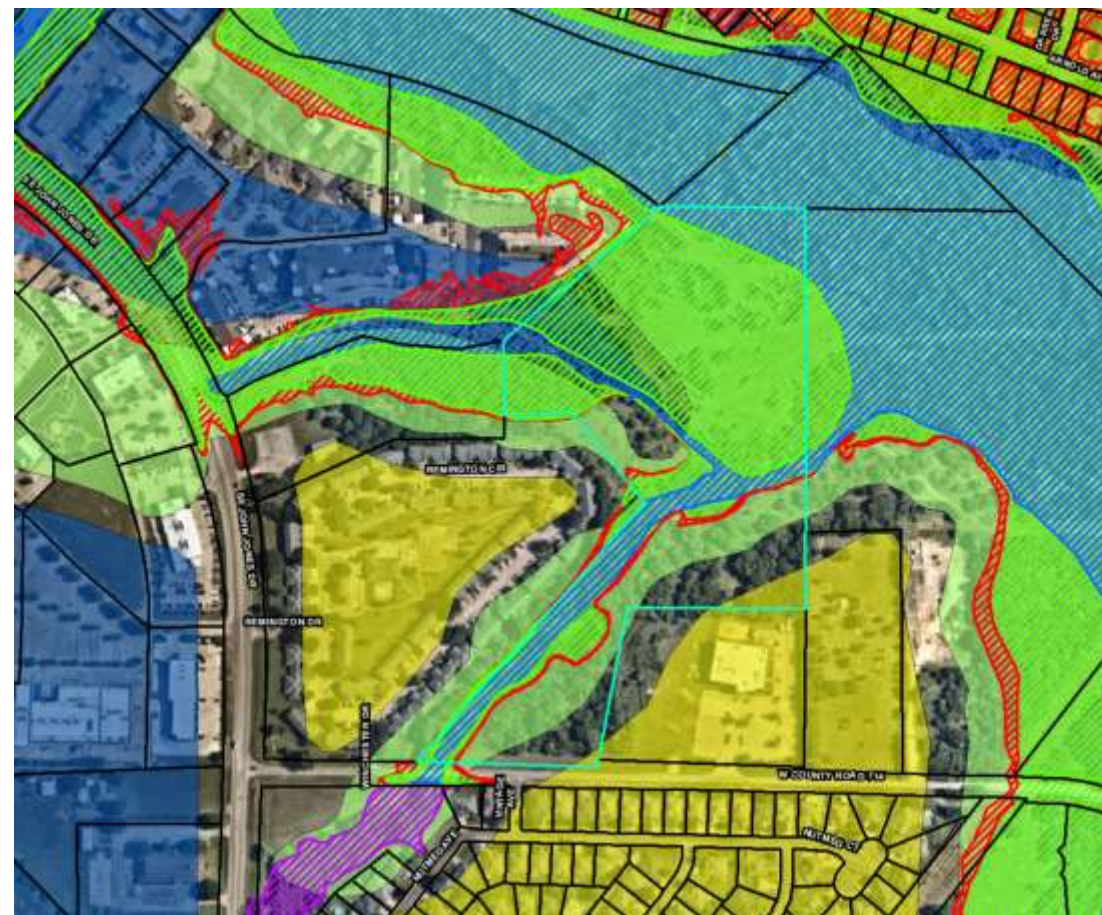
Zoning

C, Commercial

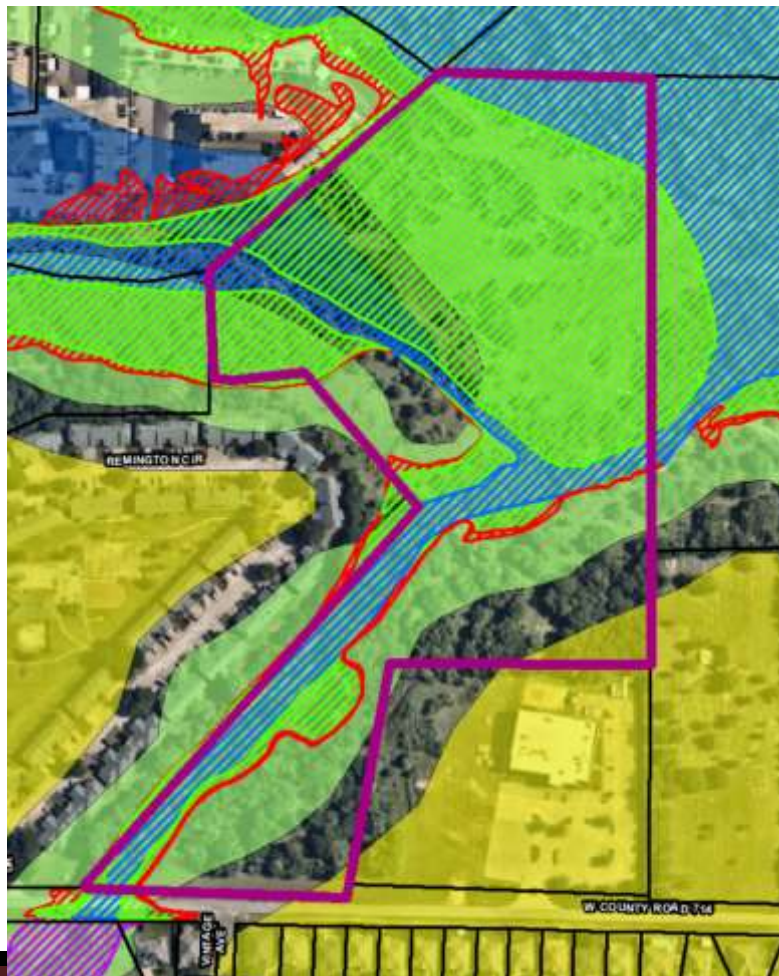


Comprehensive Plan

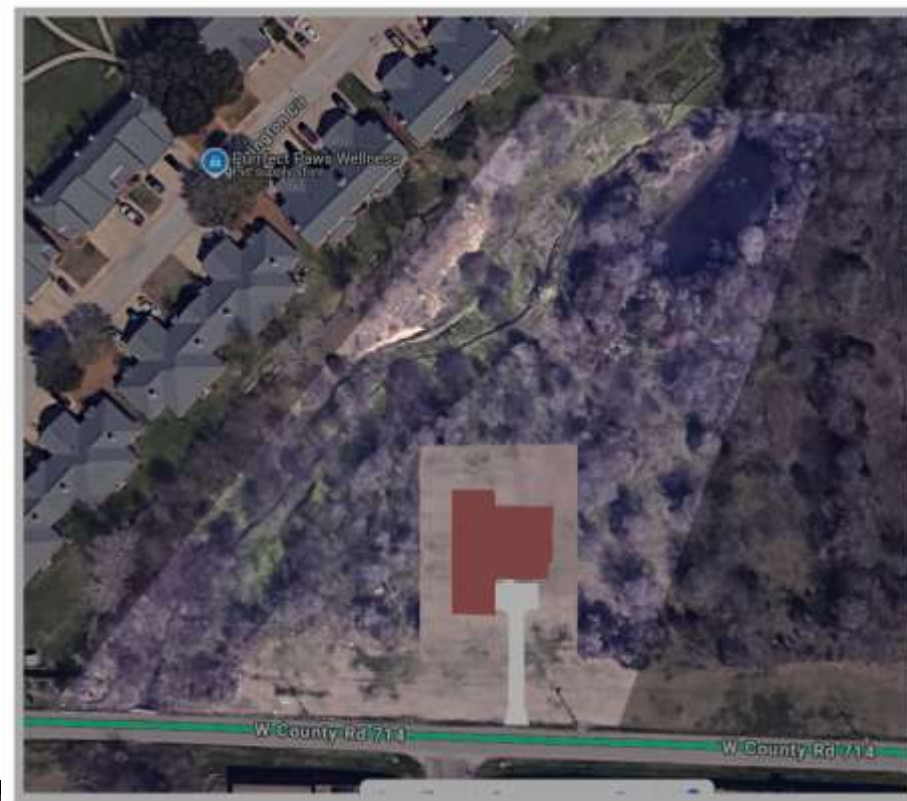
Flood Plain/Open Space



ZC – 880 W CR 714



CONCEPTUAL SITE PLAN



ZC – 880 W CR 714

SFE Zoning Regulations:

- Lot size: 1 acre minimum.
- Floor area: 1,800 square feet minimum.
- Depth of front yard: 25 feet minimum.
- Depth of rear yard: ten feet minimum.
- Width of side yard: six feet minimum each side (see section 132, general yard requirements).
- Width of side yard adjacent to side street: 15 feet minimum.
- Width of lot: 100 feet minimum.
- Depth of lot: 100 feet minimum.
- Schools or churches side yard on either side of the main building: 25 feet minimum.

ZC – 880 W CR 714

Public Hearing Notice:

- Public notices were mailed to property owners (based on current JCAD records) within 300 feet of subject property.
- Published in the newspaper.
- Sign Posted on the property.
- At this time staff has received no formal opposition

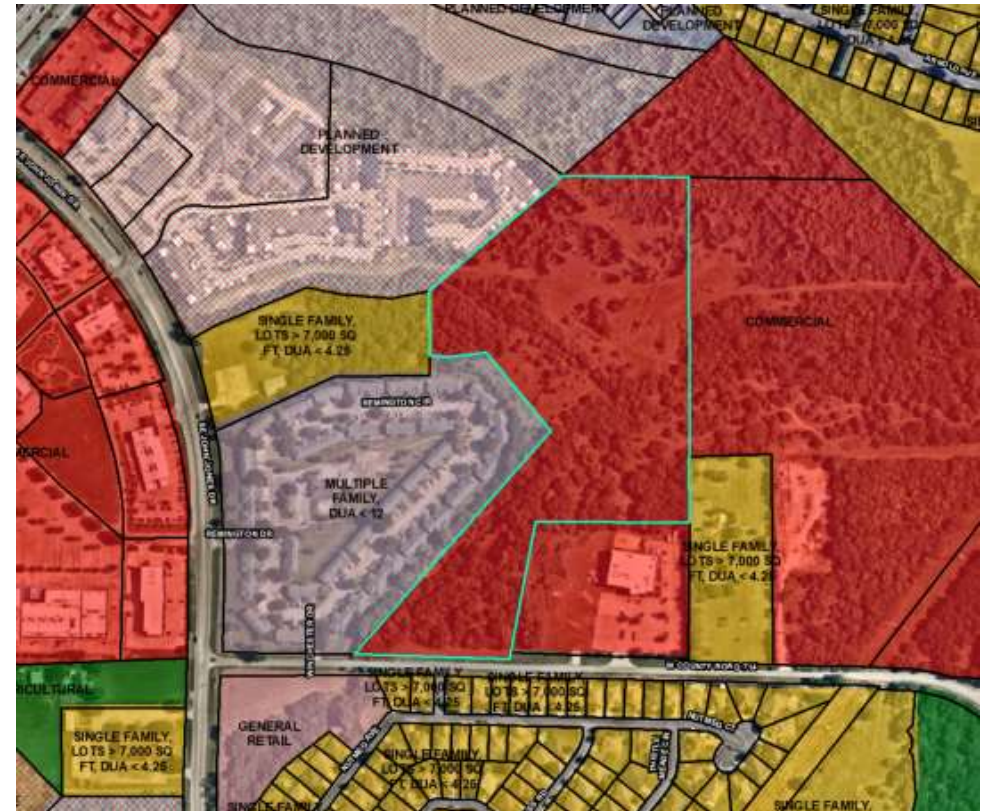


Legend

-  300 ft. Buffer
-  Subject Property
-  Properties within 300 ft
-  Burleson

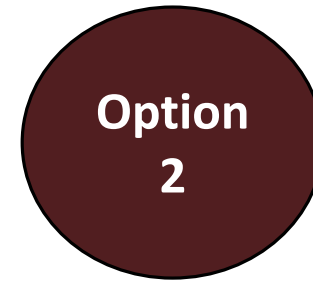
- Recommended approval 9-0
- No discussion
- No speakers

- Staff has determined that the requested zoning and use align with the Comprehensive Plan.
- Staff recommends approval of the ordinance for a zoning change.





Approve



Deny



Questions / Comments

Tony McIlwain
Development Services Director
tmcilwain@burlesontx.com
817.426.9684