



**MINUTES  
OF THE  
MEETING OF THE  
BENBROOK CITY COUNCIL  
THURSDAY, JUNE 16, 2022**

The regular meeting of the Benbrook City Council was held on June 16, 2022 at 7:30 p.m. in the Council Chambers with the following Council members present:

Jason Ward, Mayor  
Renee Franklin  
Larry Marshall  
Dustin Phillips  
Gary Addison  
Laura Mackey  
Keith Tiner

Also Present:

Andy Wayman, City Manager  
Jim Hinderaker, Assistant City Manager  
Joanna King, City Secretary  
Beth Fischer, Deputy City Secretary

Others:

Bill Smith  
Janice Howe  
Josh Harville  
Donna Addison  
Greg Clem  
Terry Roach  
and 11 other citizens

**I. CALL TO ORDER**

Meeting called to order at 7:30 p. m. by Mayor Ward

**II. INVOCATION/PLEDGE OF ALEGIANCE**

Invocation was given by Dr. Larry Marshall.  
The Pledge of Allegiance was recited.

**III. CITIZEN COMMENTS ON ANY AGENDA ITEM**

**IV. MINUTES**

**1. Approve minutes of the regular meeting held June 2, 2022**

Motion by Dr. Marshall, seconded by Mr. Addison to approve the minutes of the regular meeting held June 2, 2022.

Vote on the Motion

Ayes: Ms. Franklin, Dr. Marshall, Mr. Phillips, Mayor Ward, Mr. Addison. Ms. Mackey, Mr. Tiner

Noes: None

Motion carried unanimously.

**V. CITIZEN PRESENTATION**

**1. Ava Missel – Girl Scout Leadership Program**

Ava Missel with Girl Scout Troop 2504 gave presentation on the Leadership Program she is working on as her Gold Project. The project is to involve our youth in becoming tomorrow's leaders.

**VI. PRESENTATION BY MAYOR AND MEMBERS OF CITY COUNCIL**

**CC-2022-04 Appointment to Regional Transportation Council (RTC)**

Motion by Ms. Mackey, seconded by Mr. Tiner that Councilmember Renee Franklin be recommended to the Cities of Mansfield, Forest Hill, Crowley, Everman and Kennedale as the alternate representative to the North Central Texas Council of Governments Regional Transportation Council.

Vote on the Motion

Ayes: Ms. Franklin, Dr. Marshall, Mr. Phillips, Mayor Ward, Mr. Addison. Ms. Mackey, Mr. Tiner

Noes: None

Motion carried unanimously.

## VII. PRESENTATION BY PLANNING AND ZONING COMMISSION

**PZ-2022-02                      Z-2022-01**

**Adopt Ordinance rezoning 0.27 acres of land, legally described as Lot 4, Block 2 Benbrook Estates Addition from "B" One-Family District to "CR" Multiple-Family Restricted District (207 San Angelo Avenue located south of the intersection of SW Loop 820 and San Angelo Avenue)**

Jim Hinderaker gave the following presentation: The applicant is requesting to rezone 207 San Angelo Ave., legally described as Lot 4, Block 2, Benbrook Estates Addition, from "B" One-Family District to "CR" Multiple-Family Restricted District.

Subject to approval, the applicant plans to raze the existing single-family dwelling and construct an attached two-family dwelling.

Lot 4, Block 2 was platted as part of the Benbrook Estates Addition in 1946 and, according to the Tarrant County Appraisal District, the existing single-family home was built in 1940.

Since adoption of the Comprehensive Plan supporting medium density within the Benbrook Estates subdivision, City Council has approved 12 rezoning requests to the "CR" District with the intent of building two-family dwellings.

The request is consistent with the City's Comprehensive Plan.

The Future Land Use Map (FLUM) designates this area for Medium-Density Residential (MDR), which provides for densities between 6.25 and 12.5 dwelling units per acre. The "CR" District is consistent with the MDR designation.

Mayor Ward opened the public hearing at 7:43 p.m. Terry Roach, speaking from the audience, voiced his support of the item. Mayor Ward closed the public hearing at 7:44 p.m.

Motion by Ms. Franklin, seconded by Mr. Phillips to adopt Ordinance No. 1480 rezoning 0.27 acres of land, legally described as Lot 4, Block 2 Benbrook Estates Addition from "B" One-Family District to "CR" Multiple-Family Restricted District.

Vote on the Motion

Ayes: Ms. Franklin, Dr. Marshall, Mr. Phillips, Mayor Ward, Ms. Mackey, Mr. Tiner

Noes: None

Abstain: Mr. Addison

Motion carried unanimously.

**Ordinance No. 1480 being "AN ORDINANCE AMENDING TITLE 17 - ZONING OF THE BENBROOK MUNICIPAL CODE (1985), AS AMENDED, BY REZONING 0.27 ACRES LEGALLY DESCRIBED AS LOT 4, BLOCK 2, BENBROOK ESTATES ADDITION, TARRANT COUNTY, BENBROOK,**

TEXAS, FROM “B” ONE-FAMILY DISTRICT TO “CR” MULTIPLE-FAMILY RESTRICTED DISTRICT, AND BY AMENDING THE OFFICIAL ZONING USE MAP TO REFLECT THE CHANGE; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN PAMPHLET FORM; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.”

**SECTION 5  
PENALTY CLAUSE**

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 all violations involving zoning, fire safety or public health and sanitation, including dumping of refuse, and shall be fined not more than Five Hundred Dollars (\$500.00) for all other violations of this ordinance. Each day that a violation is permitted to exist shall constitute a separate offense.

**SECTION 10  
EFFECTIVE DATE**

This ordinance shall be in full force and effect from and after its passage and it is so ordained

**VIII. REPORTS FROM CITY MANAGER**

**A. GENERAL**

**G-2563      Recommend contractor for 47<sup>th</sup> Year Community Development Block Grant Program (CDBG)**

Jim Hinderaker gave the following report: As part of the 2022 Five-Year Capital Improvement Program (CIP) approved by City Council in December 2021, the 47<sup>th</sup> Year Community Development Block Grant (CDBG) Project is designated for the installation of sidewalks along the north side of the 5600 and 5700 blocks of Bellaire Drive and the east side of the 3900 block of Crosslands Road in northeast Benbrook in the Country Day Meadows Addition in Benbrook’s CDBG target area. The portion of sidewalk along Crosslands Road will complete the sidewalk between Bellaire Drive and SH-183 that was not completed during the 45<sup>th</sup> Year CDBG project due to funding deficiencies.

Tarrant County opened bids on April 27, 2022. Two bids were received:

Blackrock Construction	\$231,717.00
Excel 4 Construction, L.L.C.	\$350,962.00

The CDBG budget allocation for this project is \$172,617. Per the approved CIP, the City had estimated a cost share of \$65,000, sufficient to cover the actual cost share of \$59,100.

Motion by Dr. Marshall, seconded by Mr. Addison to recommend that Tarrant County award the 47<sup>th</sup> year Community Development Block Grant Project to Blackrock Construction in the amount of \$231,717 and allocate \$59,100 from the Capital Projects Fund to cover the City's cost share.

Vote on the Motion

Ayes: Ms. Franklin, Dr. Marshall, Mr. Phillips, Mayor Ward, Mr. Addison. Ms. Mackey, Mr. Tiner

Noes: None

Motion carried unanimously.

**IX. INFORMAL CITIZEN COMMENTS**

Greg Clem, Terry Roach and Carolina Rodriguez address City Council.

**X. COUNCIL MEMBER AND STAFF COMMENTS**

Ms. Franklin recognized Benbrook resident Vincent Hancock, Olympic Gold Medalist in Men's Skeet Shooting for winner for his recent gold medal in the World Cup.

Ms. Mackey wished all Fathers a Happy Father's Day.

**XI. ADJOURNMENT**

Meeting adjourned at 7:58 p.m. followed by a Worksession to receive Municipal Complex Update.

**ATTEST:**

  
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Joanna King, City Secretary

**APPROVED:**

  
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Jason Ward, Mayor