



City of Saginaw
Planning and Zoning Commission
Meeting Agenda

Tuesday, July 8, 2025, 6:00 PM
Council Chamber
333 West McLeroy Boulevard
Saginaw, Texas 76179

1. Call to Order

- 1.A. Roll Call to Establish Quorum
- 1.B. Audience Participation

2. Business

- 2.A. Training Presentation
- 2.B. Consideration and Action Regarding the Election of a Chairman and/or Vice-Chairman
- 2.C. Consideration and Action Regarding Approval of Minutes

3. Public Hearings

- 3.A. Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Special Event Venue at 620 S. Saginaw Blvd.
- 3.B. Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Carport at 1004 Greenbriar Ct.

4. Staff Report

- 4.A. Project Updates for June 2025

5. Executive Session

6. Adjournment

Date Posted: _____ Time: _____ By: _____

Date Retrieved: _____ Time: _____ By: _____

Date Posted: July 2, 2025

Planning & Zoning Commission

Vivian Anderson	Place No. 1	Term Expires July 1, 2027
Benjamin Guttery	Place No. 2	Term Expires July 1, 2026
Peter Drolet	Place No. 3	Term Expires July 1, 2027
Malinda Julien	Place No. 4	Term Expires July 1, 2026
Val Visas	Place No. 5	Term Expires July 1, 2027
John Hardy	1st Alternate	Term Expires July 1, 2027
Daniela Fernandez	2nd Alternate	Term Expires July 1, 2026

AUDIENCE PARTICIPATION

Anyone in the audience who would like to speak on an agenda item and is not listed as a representative for that item; please proceed by filling out an audience participation form to speak on that item. Audience participation forms are located at the front entrance of the chambers. Please turn in your filled out form to the Planning Manager whom will pass it on to the Chairman. The Chairman will call on you at the appropriate time.



Planning & Zoning Commission Memorandum

B. Consideration and Action Regarding the Election of a Chairman and/or Vice-Chairman

Meeting	Agenda Group
Tuesday, July 8, 2025, 6:00 PM	Business Item: 2B.
Reference File	
Community Goals	

BACKGROUND/DISCUSSION:

Following the Chairman's retirement and the appointment of new Commission members, an election for a new Chairman and/or Vice-Chairman is required. Members are as follows:

Member Name	Place Number	Member Type
Vivian Anderson	Place No. 1	Ongoing Member
Benjamin Guttery	Place No. 2	Ongoing Member, Current Vice-Chairman
Peter Drolet	Place No. 3	New Member
Malinda Julien	Place No. 4	Ongoing Member
Val Visas	Place No. 5	Ongoing Member
John Hardy	1st Alternate	New Member
Daniela Fernandez	2nd Alternate	New Member

FINANCIAL IMPACT:

N/A

RECOMMENDATION:

Staff advises that the election of a Chairman and/or Vice-Chairman occur.

Attachments

[P&Z Commission \(Member List_Packet, 07.01.25\).pdf](#)

Planning & Zoning Commission

Vivian Anderson	Place No. 1	Term Expires July 1, 2027
Benjamin Guttery	Place No. 2	Term Expires July 1, 2026
Peter Drolet	Place No. 3	Term Expires July 1, 2027
Malinda Julien	Place No. 4	Term Expires July 1, 2026
Val Visas	Place No. 5	Term Expires July 1, 2027
John Hardy	1st Alternate	Term Expires July 1, 2027
Daniela Fernandez	2nd Alternate	Term Expires July 1, 2026



Planning & Zoning Commission Memorandum

C. Consideration and Action Regarding Approval of Minutes

Meeting	Agenda Group
Tuesday, July 8, 2025, 6:00 PM	Business Item: 2C.
Reference File	
Community Goals	

BACKGROUND/DISCUSSION:

The minutes of June 10, 2025 are being presented for approval.

FINANCIAL IMPACT:

N/A

RECOMMENDATION:

Staff recommends approval.

Attachments

[PZ Minutes \(06.10.25\).pdf](#)

**** The following document is a draft of the minutes and the not the official approved minutes**

Minutes for the Planning & Zoning Commission

333 West McLeroy Boulevard, Saginaw, Texas 76179

June 10, 2025, 6:16 PM - June 10, 2025, 7:39 PM

Present at the Meeting:

- Vice-Chairman, No. 2, Benjamin Guttery
- Member, Place No. 3, Philip Allen
- Member, Place No. 4, Malinda Julien
- Planning Tech, Maria Hernandez
- Assist. Director of Economic Development/Recording Secretary, Susana Victor
- PW Admin. Coordinator/Luisa Pina
- Deputy Building Official, Chris Dyer
- City Attorney, Bessie Bronstein

Absent at the Meeting:

- Member, Place No. 1, David Kraus
- Chairman, Place No. 5, Jason LaBruyere
- Member, First Alternate, Vivian Anderson
- Member, Second Alternate, Val Visas

Visitors at the Meeting:

- Aaron Tapper
- Nancy Young
- January Tsai

1. Call to Order

1.A. Roll Call to Establish Quorum

Vice-Chairman Guttery called the meeting to order at 6:16 P.M. The quorum will consist of Vice-Chairman Guttery, and Members Allen and Julien.

1.B. Audience Participation

Vice-Chairman Guttery explained the protocol for audience participation.

1.C. Consideration and Action Regarding Approval of Minutes

The minutes of the Regular Called Meeting on April 8, 2025, were presented for approval. A motion was made by Member Julien to approve the minutes as presented with a second by Member Allen. Motion carried unanimously.

2. Public Hearings

2.A. Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Massage Therapy Establishment at 730 S. Saginaw Blvd

Luisa Pina, Public Works Administrative Coordinator, briefed the Commission on a request for a Specific Use Permit to allow a massage therapy establishment at 730 S. Saginaw Boulevard. She provided an overview of the packet, which included the redacted application, published notices, site plans, and reference photos of the proposed business.

Vice-Chairman Guttery opened the Public Hearing at 6:18 P.M.

The applicant, Yuxia Zhang, along with her interpreter, January Tsai, addressed the Commission. Through her interpreter, Ms. Zhang stated that the proposed establishment would focus on therapeutic massage treatments, specifically targeting the back and neck areas, and noted that she has 16 years of experience in the industry. Vice-Chairman Guttery asked whether the business would receive clients through medical referrals or operate on a walk-in and appointment basis. The applicant stated that the focus would be on therapeutic and maintenance services. Initially, she would be the sole provider, with plans to hire additional therapists in the future as the floor plan includes a couple's massage room. Ms. Zhang clarified that there were no plans to expand services beyond massage therapy. Member Allen asked whether Ms. Zhang had owned a massage therapy establishment before and about the intended hours of operation. She explained that she had previously owned a massage therapy business in Korea and has continued working in the industry in the United States. The proposed hours of operation are 10:00 a.m. to 8:30 p.m., Monday through Saturday, and 11:00 a.m. to 7:00 p.m. on Sundays. City Attorney Bessie Bronstein requested clarification on one of the responses in the application regarding whether the benefits of the proposed use would outweigh any potential loss or damage to the city. The applicant had initially answered "No," but after further explanation and interpretation, corrected the response to "Yes," confirming that she believes the establishment would benefit the city by providing valuable therapeutic services.

Vice-Chairman Guttery also inquired about signage regulations. Attorney Bronstein clarified that the City's restrictions on signage are limited to prohibiting obscene content.

The following reply form was presented to be on the record:

- Charlotte Hill, in opposition to the item stated, "Right behind my back fence!".

Audience participation consisted of the following individuals:

- Aaron Tapper
- Nancy Young
- January Tsai

Aaron Tapper addressed the Commission first, stating that he was in favor of the request. He explained that he is the leasing agent for the property and assured the Commission that the property management company would not allow any business that could be detrimental to their property. He further noted that the applicant is a licensed massage therapist. Nancy Young expressed concern regarding the nature of the services to be provided, noting that the term “massage” often raises questions about the type of clientele an establishment might attract. City Attorney Bronstein addressed the concern, explaining that the City has authority under Chapter 54 of the Texas Local Government Code to work with the District Attorney’s Office to prosecute any illicit activity should it occur. She also noted that the massage therapy industry is now subject to stricter regulations through the Texas Department of Licensing and Regulation, which has comprehensive guidelines for obtaining and maintaining licensure.

The applicant addressed the Commission one final time, reaffirming her qualifications. She emphasized her 16 years of professional experience in massage therapy, noting that she has received positive feedback from past customers who credit her with helping relieve chronic neck and back pain, among other issues. She also confirmed that she is currently licensed to practice massage therapy in the State of Texas.

Vice-Chairman Guttery closed the Public Hearing at 6:47 P.M.

A motion was made by Member Julien with a second by Member Allen to recommend approval to the City Council for a request of a specific use permit to allow a massage therapy establishment on the property located at 730 S. Saginaw Boulevard. Motion carried unanimously.

2.B. Consideration and Action Regarding an Ordinance Amending the Zoning Ordinance of the City of Saginaw, Texas, Regarding the Regulation of Carports

Asst. Director Victor introduced the item and provided background information to the Commission. She stated that in 2022, carport permits were transitioned to a new process which required a specific use permit to be obtained in addition to a carport permit. She explained that the purpose of this new process was to help regulate carport aesthetics while expanding eligibility to residents beyond the original carport overlay district to apply if desired, which previously was the only area permitted to apply for a carport. Since implementation, a variety of implications have been observed and challenged by residents and staff which have led staff to propose an amendment to the carport permitting process.

Mrs. Victor explained that the proposal before the Commission recommends the withdraw of requiring a specific use permit for residentially zoned properties and returning the carport permitting process to the jurisdiction of the Building Division. Additionally, the proposed amendment outlines clearer construction standards for carport permits, as previous language was more ambiguous.

She stated that the reason the item was being presented for modification was that they have received many ill sentiments from residents about the extraneous process as well as having their team also experience some challenges implementing the process. Specifically, since 2022 the Planning and Zoning Division and Building Division have received several inquiries regarding carports but have only received a hand-full of applications. Staff has found that the reasoning behind this was due to the fact that many of the inquiries were appalled at the extraneous process to obtain a carport permit that many times residents implied that they would build their structures without going through the city or they did not think it was worth it. Additionally, several residents have shared their concern with have two separate fees associated with each application. On top of the city fees, residents have to hire their contractor to attend their corresponding public hearings and apply for the carport permit through two separate entities which leads to additional fees on their end. From the City's perspective, the carport fee for the specific use permit is not enough to cover notices, staff time, and other elements of the specific use permit process. The \$375 SUP fee, for example, does not fully cover the cost of the required newspaper notice, which averages \$415 depending on length and publication date. Furthermore, it does not account for engineering services for obtaining a 200 ft. radius, mail outs for property owners, nor staff time for producing the various required items for an SUP. Staff believes that modifying requirements may alleviate some of the frustration from residents and the financial losses of the process. Mrs. Victor opened the floor for any questions the Commission had. City Attorney Bronstein further explained the proposal of the item.

Vice-Chairman Guttery opened the public hearing at 6:54 P.M. There was no audience participation. Vice-Chairman Guttery closed the public hearing at 6:54 P.M.

The Commission had several questions regarding the proposed changes and City Attorney Bronstein, Asst. Director Victor, and Deputy Building Official Dyer answered their questions. Some the questions the members had were regarding applications specifics, previous carport overlay district, and consistency with aesthetics, the procedural voting process.

Vice-Chairman Guttery inquired about why the carport overlay district was only in a set geographical area and the history behind it. Mr. Dyer explained that although he was not present at the time of its adoption, he believed it was related to the transition from country roads to city streets in combination with the increasing prevalence of newer homes having attached garages.

Vice-Chairman Guttery and Member Allen inquired about the procedural voting process regarding their recommendation. Mrs. Bronstein stated that if the Commission were to recommend approval of the item, then City Council will only need a majority to approve it. Conversely, if the Commission recommended denial, the City Council would need a supermajority vote to override the denial.

Overall the Commission was divided on their stance on this item. Member Julien shared that she was confident that the Building Division would be able to ensure that all carports would maintain the integrity of an adequate build out having experienced their inspection process herself. She stated that staff was very capable of ensuring that all requirements are met to the city's standards. Vice-Chairman Guttery acknowledged that while the permitting process was not the most efficient and he understood why applicants believed it to be extraneous, he also believed that language of the carport requirements needed to be stronger and more defined to prevent a carport from not blending in within its enclave. Member Allen was also concerned that removing the SUP requirement would allow some permits from not having the additional element of review from the Planning and Zoning Commission and City Council opening up the possibility of non-aesthetically compatible carports. Both Vice-Chairman Guttery and Member Allen believed that the language needed stronger and more defined language.

Member Julien made a motion to recommend approval of amending the Zoning Ordinance regarding the regulation of carports as presented. There was no second causing the motion to fail and withdrawn. After further discussion regarding motion requirements and options, Vice-Chairman Guttery made a motion to deny amending the Zoning Ordinance regarding the regulation of carports as presented with a second from Member Allen. Motion passed 2-1 with Member Julien not in favor.

3. Business

4. Staff Report

4.A. Project Updates for May 2025
Planning Manager, Susy Victor-Trevino presented updates on city improvement projects for the month of May.

5. Executive Session

Item bypassed.

6. Adjournment

A motion was made by Vice-Chairman Guttery with a second by Member Julien to adjourn the meeting. Motion carried unanimously.

Vice-Chairman Guttery declared the meeting of June 10, 2025, closed at 7:39 P.M.

APPROVED:

Chairman

ATTEST:

Susy Victor-Trevino,

Assist. Director of Economic Development/Recording Secretary



Planning & Zoning Commission Memorandum

A. Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Special Event Venue at 620 S. Saginaw Blvd.

Meeting	Agenda Group
Tuesday, July 8, 2025, 6:00 PM	Public Hearings Item: 3A.
Reference File	
Community Goals	



SUP to Allow a Special Event Venue at 620 S. Saginaw Blvd

Date: July 8, 2025

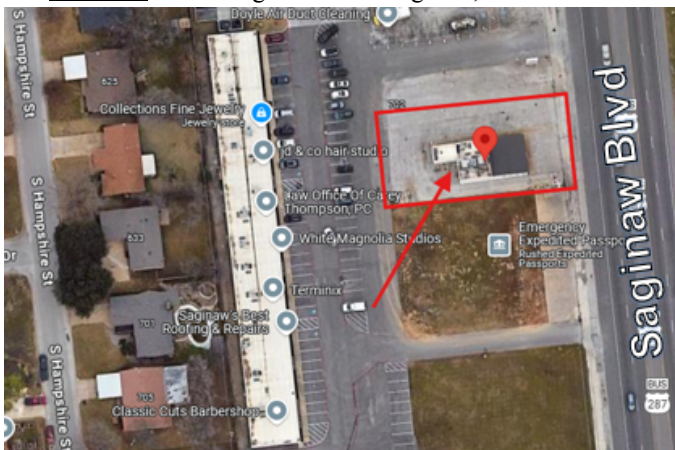
To: Chairman and Members of the Planning and Zoning Commission

From: Susy Victor-Trevino, Asst. Director of Economic and Community Engagement

Subject: Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Special Event Venue at 620 S. Saginaw Boulevard, Saginaw, Texas 76179

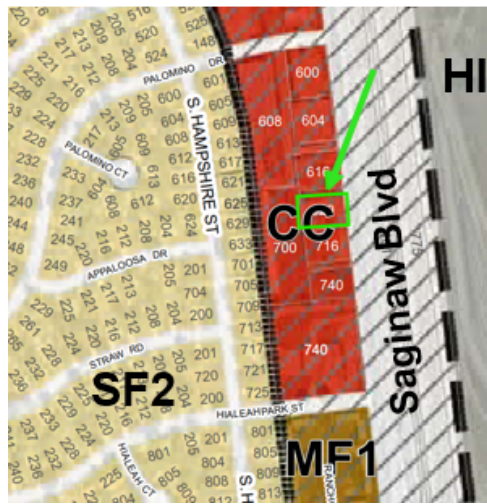
The Planning & Zoning Division has received an application for a specific use permit as follows:

- **Request:** Specific Use Permit (*SUP*) to allow a special event venue at this address. The special event venue will operate in conjunction to the restaurant portion of the business as a secondary use.
- **Applicant:** Arjoon KC
- **Address:** 620 S. Saginaw Blvd. Saginaw, Texas 76179



(Ex. 1: Location of Property)

- **Legal Description:** Rancho North Addition Block 16, Lot 2R
- **Zoning:** [Community Commercial](#) "CC" and within the [Saginaw Boulevard Overlay District](#)



(Ex. 2: Zoning Map)

- **Land Use:** Special event venues require the approval of a specific use permit (*SUP*).

P	Permitted Use	AG	Agriculture	MF2	Multi-Family
		SF-1	Single Family	MH	HUD Code Manufactured Housing
S	Specific Use Permit	SF-2	Single Family	OP	Office Professional
		SF-3	Single Family	NC	Neighborhood Commercial
	Prohibited Use	SF-4	Single Family (Inactive)	NMU	Neighborhood Mixed-use
		ZLL	Zero Lot Line	CC	Community Commercial
		DX	Duplex	CF	Community Facilities
		MF1	Multi-Family	LI	Light Industrial
				HI	Heavy Industrial

P = Permitted Use, S = Specific Use Permit, Blank = Prohibited Use

City of Saginaw Land Use Table																			
Residential										Land Use Designation	Nonresidential					Supplemental Conditions			
A G	S F 1	S F 2	S F 3	S F 4	S F A	D X	Z L L	M H	M F 1	M F 2		O P	N C	N M U	C C	C F	L I	H I	
COMMERCIAL, RETAIL, AND SERVICE USES																			
											Special Event Venue		S	S	S		S		1

(Ex. 3: Permitted Use Table)

Attachments:

SUP Application, Exhibits, Newspaper Notice, Owner Notice, Map

Attachments

[620 S. Saginaw Blvd. \(SUP-Event, Notices\).pdf](#)

[620 S. Saginaw Blvd. \(SUP-Event, Application Redacted\).pdf](#)

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Legals

Legals & Public Notices

ORDINANCE NO. 2229
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, approving A Specific Use Permit (SUP) for a 1,195 square-foot addition to an existing 1,800 square-foot accessory structure, on five acres, located on the west side of Keller Smithfield Road South, approximately 300 feet south from the intersection of Keller Smithfield Road and Bear Creek Parkway, legally described as Lot 1, Block 1 of the Kidd subdivision, zoned Single-Family 36,000 square-foot lot size or greater (SF-36) and addressed 460 Keller Smithfield Road.. IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.
THAT, any person, firm or corporation violating any of the provisions of this Ordinance shall be guilty of a misdemeanor and upon final conviction therefor, shall be fined in a sum not to exceed two thousand dollars (\$2,000.00). Each and every day any such violation continues shall constitute a separate offense and shall be punishable as such hereunder.
AND IT IS SO ORDAINED.
Passed and approved by a vote of 7 to 0 on this the 17th day of June, 2025.
Signed By:
Armin R. Mizani, Mayor
Kelly Ballard, City Secretary
IPL0248140
Jun 25 2025

ORDINANCE NO. 2228
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, approving a Planned Development Zoning Change for ARMSTRONG HILLS, A PLANNED DEVELOPMENT ZONING CHANGE FROM SINGLE-FAMILY RESIDENTIAL - 36,000 SQUARE-FOOT LOTS TO PLANNED DEVELOPMENT - SINGLE-FAMILY RESIDENTIAL - 25,000 SQUARE-FOOT LOTS, CONSISTING OF 49 RESIDENTIAL LOTS AND 10 OPEN SPACE LOTS, ON APPROXIMATELY 49 ACRES OF LAND, LEGALLY DESCRIBED AS A TRACT 2 HS, ABSTRACT 1501 AND TRACT 2, ABSTRACT 791 OF THE THOMAS J. THOMPSON SURVEY, LOCATED 120 FEET SOUTHEAST OF THE DAVIS BOULEVARD AND CREEK ROAD INTERSECTION, AND ADDRESSED 8740 DAVIS BOULEVARD, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.
THAT, any person, firm or corporation violating any of the provisions of this Ordinance shall be guilty of a misdemeanor and upon final conviction therefor, shall be fined in a sum not to exceed two thousand dollars (\$2,000.00). Each and every day any such violation continues shall constitute a separate offense and shall be punishable as such hereunder.
AND IT IS SO ORDAINED.
Passed and approved by a vote of 6 to 0 on this the 3rd day of June, 2025.
Signed By:
Armin R. Mizani, Mayor
Kelly Ballard, City Secretary
IPL0248141
Jun 25 2025

ORDINANCE NO. 2230
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, approving A SPECIFIC USE PERMIT (SUP) for Elements Massage, a spa in an existing 12,000 square foot building on 1.69 acres, located on the north side of Keller Parkway, approximately 668 feet northwest of the intersection of Keller Parkway and Keller Smithfield Road, legally described as Lot 5, Block G of the Keller Town Center Addition, zoned Town Center (TC) and addressed 1411 Keller Parkway, Suite 700, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.
THAT, any person, firm or corporation violating any of the provisions of this Ordinance shall be guilty of a misdemeanor and upon final conviction therefor, shall be fined in a sum not to exceed two thousand dollars (\$2,000.00). Each and every day any such violation continues shall constitute a separate offense and shall be punishable as such hereunder.
Passed and approved by a vote of 7 to 0 on this the 17th day of June, 2025.
Signed By:
Armin R. Mizani, Mayor
Kelly Ballard, City Secretary
IPL0248142
Jun 25 2025

NOTICE OF APPLICATION FOR OPERATING PERMIT SUBMITTED TO THE NORTHERN TRINITY GROUNDWATER CONSERVATION DISTRICT
Lifestyle Christianity of 2700 Denton Highway, Watauga, TX applied on June 3, 2025, to the Northern Trinity Groundwater Conservation District for an Operating Permit to authorize the operation of a water well that is to be screened to the Glen Rose Layer, located at 2700 Denton Highway, Watauga, TX to produce 4,000,000 gallons of groundwater per year for irrigation purpose of use. For additional information about the application or the permitting process, please call the District's office at (817) 249-2062. The Applicant may be contacted at the above address.
IPL0248390
Jun 25 2025

NOTICE TO BIDDERS
Proposals received by the City of Arlington at the Office of the Purchasing Manager, 500 E. Border Street, 7th Floor, Arlington, Texas 76010 until 2:00 p.m. on the 24th of July 2025 for:
RFP NUMBER: 25-0304
Request for Proposals for Electrical Services for Water Treatment Plants and Remote Sites
PRE-PROPOSAL MEETING:
Tuesday, July 8, 2025 at 10:30 AM
John Kubala Water Treatment Plant Lab/Maintenance Conference Room Laboratory Services and Maintenance Facility
6920 Russell Curry Road
Arlington, Texas 76001
Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <https://arlington-tx.ionwave.net/Login.aspx>, or by contacting the office of the Purchasing Manager, Chase Bank Business Office, 500 E. Border Street, 7th Floor, P.O. Box 90231, Arlington, Texas 76010. The City of Arlington reserves the right to reject any or all bids and waive any and all informalities.
s/s Jim Ross
Mayor
s/s Alex Busken
City Secretary
IPL0248454
Jun 25, Jul 2 2025

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Legals & Public Notices

**SECTION 00 11 13
INVITATION TO BIDDERS**
RECEIPT OF BIDS
Electronic bids for the construction of Mcleland Tennis Center Outdoor Court CPN 105168 ("Project") will be received by the City of Fort Worth via the Procurement Portal <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>, under the respective Project until 2:00 P.M. CST, Thursday, July 24, 2025.

Bids will then be opened publicly and read aloud beginning at 2:00 PM CST in the City Council Chambers.

Your submissions must be uploaded, finalized and submitted prior to the Project's posted due date. The City strongly recommends allowing sufficient time to complete this process (ideally a week prior to the deadline) to begin the uploading process and to finalize your submission. Uploading large documents may take time, depending on the size of the file(s) and your Internet connection speed. The Bonfire portal can be accessed using Microsoft Edge, Google Chrome, or Mozilla Firefox. Javascript must be enabled. Browser cookies must be enabled.

Electronic submission is subject to electronic interface latency, which can result in transmission delays. All bidders or proposers assume the risk of late transmission/ submission. The City shall not be held liable if an interested bidder or proposer is unable to submit a complete bid/response before the published deadline due to transmission delays or any other technical issues or obstructions. The City strongly recommends allowing sufficient time to complete the submission process (ideally a week before the deadline) to begin the uploading process and to finalize your submission to give adequate time in the event an issue arises.

All submissions must be submitted electronically prior to the close date and time under the respective Project via the Procurement Portal: <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>

Failure to submit all completed required information listed in the respective Solicitation will be grounds for rejection of a bid as non-responsive. No late bids/ proposals shall be accepted. Bids delivered in any other manner than using the Bonfire Platform (Procurement Portal) will not be accepted or considered.

If, upon being opened, a submission is unreadable to the degree that material conformance to the requirements of the procurement specifications cannot be ascertained, such submission will be rejected without liability to the City, unless such bidder provides clear and convincing evidence (a) of the content of the submission as originally submitted and (b) that the unreadable condition of the Electronic Bid was caused solely by error or malfunction of the Bonfire Platform (Procurement Portal). Failure to scan a clear or readable copy of a bid into the system does not constitute and shall not be considered an error or malfunction of the Bonfire Platform (Procurement Portal). Bidders are encouraged to fully review each page of every document within their submission prior to submitting to ensure all documents are clear, legible, and complete.

SUPPORT For technical questions, visit Bonfire's help forum at <https://vendor-support.gobonfire.com/hc/enus>
Contact the Bonfire support team at Support@GoBonfire.com or by calling 1-800-354-8010. 00 11 13 INVITATION TO BIDDERS Page 2 of 2 CITY OF FORT WORTH Mcleland Tennis Center Outdoor Court Improvements STANDARD CONSTRUCTION SPECIFICATION DOCUMENT City Project Number 105168 Revised 2/08/24 To get started with Bonfire, watch this five-minute training video: Vendor Registration and Submission [VIDEO] – Bonfire Vendor Support (gobonfire.com)

GENERAL DESCRIPTION OF WORK
The major work will consist of the (approximate) following: Installation of new fencing, installation of 24 guy wires to stabilize existing leaning light poles as well as placing 2,400 SY Reinforced Topping Slab Concrete at the McLeland Tennis Center.

DOCUMENT EXAMINATION AND PROCUREMENTS
The Bidding and Contract Documents may be examined or obtained via the Procurement Portal <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>, under the respective Project. Contract Documents may be downloaded, viewed, and printed by interested contractors and/or suppliers.

EXPRESSION OF INTEREST
To ensure potential bidders are kept up to date of any new information pertinent to this project, all interested parties should indicate their intent to bid in the Procurement Portal by selecting "yes" under the Intent to Bid section. All Addenda will be posted in the Procurement Portal <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>, under the respective Project.

PREBID CONFERENCE – In-person and Web Conference
A prebid conference will be held as discussed in Section 00 21 13 - INSTRUCTIONS TO BIDDERS at the following date and time **via a web conferencing application:**

DATE: July 9, 2025
TIME: 10:00 AM
Invitations with links to the web conferencing application will be distributed directly to those who have submitted an Expression of Interest.

If a prebid conference is held, the presentation and any questions and answers provided at the prebid conference will be issued as an Addendum to the call for bids. If a prebid conference is not being held, prospective bidders should direct all questions about the meaning and intent of the Bidding Documents electronically through the Vendors discussions section under the respective Project via the Procurement Portal. If necessary, Addenda will be issued pursuant to the Instructions to Bidders.

CITY'S RIGHT TO ACCEPT OR REJECT BIDS
City reserves the right to waive irregularities and to accept or reject any or all bids.

AWARD
City will award a contract to the Bidder presenting the lowest price, qualifications and competencies considered.
IPL0247848
Jun 25, Jul 2 2025

NOTICE OF PUBLIC HEARING
The Planning and Zoning Commission of the City of Benbrook will conduct a public hearing on **Thursday, July 10, 2025**, at 7:30 p.m., in the Council Chambers of City Hall, 911 Winscott Road, Benbrook, Texas 76126. All interested persons are invited to attend.

Z-25-06 – A request to rezone approximately 80 acres of land, situated in the Thomas G. Zachary Survey, Abstract No. 1759, from "C-PD" Multiple-Family Planned Development District to "BR" One-Family Reduced District (62.4 acres) and "D" Multiple Family District (17.5 acres). The property is generally located on the east side of I.H. 820 between Veterans Pkwy and Chapin Rd (4501 W Loop 820 S).

For more information, go to <http://www.benbrook-tx.gov/AgendaCenter> or call 817-249-6060.
IPL0248455
Jun 25 2025

NOTICE TO BIDDERS
Proposals received by the City of Arlington at the Office of the Purchasing Manager, 500 E. Border Street, 7th Floor, Arlington, Texas 76010 until 2:00 p.m. on the 24th of July 2025 for:
RFP: 25-0353
Request for Proposals for Testing Services for the Arlington Fire Department
PRE-PROPOSAL MEETING:
July 9, 2025, at 10:00 AM
7th Floor, Cowboys Conference Room
500 E. Border St.
Arlington, Texas 76010
Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <https://arlington-tx.ionwave.net/Login.aspx>, or by contacting the office of the Purchasing Manager, Chase Bank Business Office, 500 E. Border Street, 7th Floor, P.O. Box 90231, Arlington, Texas 76010. The City of Arlington reserves the right to reject any or all bids and waive any and all informalities.
s/s Jim Ross
Mayor
s/s Alex Busken
City Secretary
IPL0248456
Jun 25, Jul 2 2025

NEED HELP STAFFING?

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NOTICE TO BIDDERS
Sealed bids received by the City of Arlington at the Office of the Purchasing Manager, 500 E. Border Street, 7th Floor, Arlington, Texas, 76010 until 2:00 p.m. on the 17th of July 2025 for:
RFQ NUMBER: 25-0350
Conceptual Design and Planning Services for the City of Arlington Entertainment District Pedestrian Bridges & Related Infrastructure
Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <https://arlington-tx.ionwave.net/Login.aspx>, or by contacting the office of the Purchasing Manager, Chase Bank Business Office, 500 E. Border Street, 7th Floor, P.O. Box 90231, Arlington, Texas 76010. The City of Arlington reserves the right to reject any or all bids and waive any and all informalities.
s/s Jim Ross
Mayor
s/s Alex Busken
City Secretary
IPL0244648
Jun 18, 25 2025

REQUEST FOR STATEMENTS OF QUALIFICATIONS FOR CITY OF FORT WORTH POLICE FACILITY MASTER PLAN

The City of Fort Worth invites the submittal of Statements of Qualifications (SQOs) from qualified firms interested in providing facility assessment and master plan services in connection with the City of Fort Worth Police Department.

The City of Fort Worth intends to ascertain the current condition of the police facilities. This effort will consist of developing a Comprehensive assessment of the condition of existing police facilities and include potential costs for improvements and long-range planning for police facilities.

This request for SOQ and additional information, as required, will be posted on the Bonfire and can be accessed by logging onto:
<https://fortworthtexas.bonfirehub.com/login>

The last day for questions from prospective Offerors is at 5:00 PM on Thursday, July 15, 2025. A final Addendum will be posted Monday July 18, 2025. Proposals will be received thru Bonfire until **1:30 P.M. on Thursday, July 24, 2025**, and will be opened and publicly read aloud approximately thirty minutes later in the Council Chambers

The Business Equity goal is **12.6%** for this endeavor.

Advertised: 6/18/2025
6/25/2025
IPL0244397
Jun 18, 25 2025

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A NEW
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Legals & Public Notices

CITY OF FORT WORTH
The City of Fort Worth has partnered with Bonfire Interactive to implement an online bidding platform where notification of bid opportunities and submission of responses will be handled digitally. For more information on the bids advertised below, including pre-bid/pre-proposal conferences and site visits, please make sure to check the City's Bonfire portal frequently.

Sealed bids/proposals will be received until 2:00 PM on the dates listed below via the City's Bonfire platform <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities> and will be opened and read aloud publicly at 2:00 PM on the dates listed below at 100 Fort Worth Trail, Mezzanine Floor, Room MZ10, Fort Worth TX 76102, unless otherwise specified.

ITB 25-0155 TECHNICAL RESCUE EQUIPMENT
OPENS 6/26/25

ITB 25-0150 DEODORIZING DISPENSER SERVICES
OPENS 06/26/2025

RFP 25-0151 GLOBAL CUSTODY SERVICES AND SECURITIES LENDING
OPENS 06/26/25

RFP 25-0165 CARE CONCIERGE SERVICE
OPENS 7/03/2025

RFP 25-0168 SECURITY GUARD SERVICES
OPENS 07/03/25

RFP 25-0138 RFP SHORING AND TRENCHING EQUIPMENT RENTAL
OPENS 07/03/2025

ITB 25-0186 ORAL REHYDRATION SOLUTION PACKAGES
OPENS 7/10/2025

RFP 25-0141 DEVELOPMENT PROCESS SOFTWARE SOLUTION
OPENS 07/10/2025

RFP 25-0145 WEAPON RANGE CLEANING SERVICES
OPENS 07/10/2025

RFP 25-0181 ADDITIONAL VENDORS FOR EMERGENCY RESPONSE AND NON-EMERGENCY CLEANING SERVICES A Pre-Proposal Meeting is scheduled in-person on Wednesday, July 2, 2025, from 11:00 AM to 12:00 PM (CST), for details please check the City's Bonfire website for this solicitation.
OPENS 07/17/2025

RFP 25-0182 REPAIR, REFURBISHMENT, AND MAINTENANCE OF HONEYWELL-BRANDED EQUIPMENT A Pre-Proposal Meeting is scheduled in-person on Wednesday, July 2, 2025, from 11:00 AM to 12:00 PM (CST), for details please check the City's Bonfire website for this solicitation.
OPENS 07/17/2025

Unless otherwise noted, specifications may be obtained online at: <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>
IPL0248469
Jun 25 2025

Legal Notice
The Planning and Zoning Commission of the City of White Settlement will hold a public hearing on July 8, 2025 at 6:30 PM and the City Council of the City of White Settlement will hold a public hearing on August 5, 2025 at 6:30 PM to consider an ordinance amending Article X "Nonconforming Uses" of the Zoning Ordinance by amending regulations regarding the restoration of nonconforming uses and structures destroyed after fire, the elements, or other natural catastrophic event. The hearings will be held at City Hall in the Council Chambers, 214 Meadow Park Drive, White Settlement, Texas. All interested persons are encouraged to attend.
IPL0248258
Jun 25 2025

TOWN OF WESTLAKE, TEXAS
REQUEST FOR QUALIFICATIONS

The Town of Westlake and entities, Westlake Academy, Westlake Academy Foundation, and the Texas Student Housing Authority, are accepting proposals for independent auditing services for the fiscal years (FY) ending September 30, 2025, June 30, 2025, June 30, 2026, and August 31, 2025, respectively, and continue through FY 2027, with a 2-year possible extension. The deadline for submitting proposals is July 2, 2025, at 4:00 p.m. Those interested may pick up a copy of the proposal requirements at the receptionist desk of Westlake Town Hall, 1500 Solana Blvd., Bldg. 7, Ste. 7200, Westlake, TX, 76262 or download from the website at <https://westlaketx.gov/256/Bids-Proposals>. The Town of Westlake reserves the right to reject any and all RFQ responses and act in the best interest of the Town of Westlake and its entities.
IPL0242342
Jun 18, 25 2025

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Legals & Public Notices

**CITY OF BURLESON, TEXAS
NOTICE OF INTENTION TO ISSUE
COMBINATION TAX AND
REVENUE CERTIFICATES OF
OBLIGATION**

NOTICE IS HEREBY GIVEN that the City Council of the City of Burleson, Texas, at its meeting to commence at 5:30 P.M. on August 4, 2025, at its regular meeting place at City Hall, 141 W. Renfro Street, Burleson, Texas, tentatively proposes to adopt one or more ordinances authorizing the issuance of interest bearing certificates of obligation, in one or more series, in an amount not to exceed \$45,260,000 for paying all or a portion of the City's contractual obligations incurred in connection with: (i) acquiring, constructing, renovating, installing and equipping additions, extensions and improvements for the City's waterworks and sewer system; (ii) acquiring, constructing, renovating and equipping public safety improvements for the police and fire departments, including police station and fire station improvements, the acquisition of fire engines and storm sirens, and related infrastructure and equipment; (iii) acquiring, constructing, renovating and equipping municipal park and recreational improvements, including open space, ball fields, and related infrastructure; (iv) acquiring, constructing, improving, and equipping streets, including related sidewalks, landscaping, streetscaping, drainage, utility line relocations, drainage, public mobility infrastructure improvements, including traffic lighting and signalization, parking, and median improvements; (v) acquiring, constructing, renovating, and equipping administrative offices for the City; (vi) acquiring land and interests in land necessary for such projects; and (vii) paying legal, fiscal, engineering and architectural fees in connection with these projects. The City proposes to provide for the payment of such certificates of obligation from the levy and collection of ad valorem taxes in the City as provided by law and from a pledge of limited surplus revenues of the City's waterworks and sewer system, remaining after payment of all operation and maintenance expenses thereof, and all debt service, reserve, and other requirements in connection with all of the City's revenue bonds or other obligations (now or hereafter outstanding), which are payable from all or any part of the net revenues of the City's waterworks and sewer system. The certificates of obligation are to be issued, and this notice is given, under and pursuant to the provisions of Texas Local Government Code, Subchapter C of Chapter 271, as amended ("Chapter 271"). In accordance with the provisions of Chapter 271, the following information has been provided by the City:

(a) The principal amount of all outstanding debt obligations of the City is \$176,415,000;

(b) The current combined principal and interest required to pay all outstanding debt obligations of the City on time and in full is \$239,344,311;

(c) The maximum principal amount of the certificates of obligation to be authorized is \$45,260,000;

(d) The estimated combined principal and interest required to pay the certificates of obligation to be authorized on time and in full is \$67,125,810;

(e) The maximum interest rate for the certificates of obligation to be authorized may not exceed the maximum legal interest rate;

(f) The maximum maturity date of the certificates of obligation to be authorized is March 1, 2045;

The City has not designated any of its outstanding debt listed above as self-supporting for purposes of Chapter 271.

CITY OF BURLESON, TEXAS
IPL0244689
Jun 18, 25 2025

CITY OF SAGINAW PUBLIC NOTICE

The City of Saginaw Planning and Zoning Commission will conduct a Public Hearing at 6:00 p.m. on July 8, 2025 to consider a request for a specific use permit (SUP) to allow a residential carport on the property located on 1004 Greenbriar Ct, Saginaw, Texas as 76179. The Saginaw City Council will conduct a Public Hearing at 6:00 p.m. on July 15, 2025 to consider the above-mentioned request, contingent upon the receipt of a report from the Planning and Zoning Commission. Both meetings will be at the City of Saginaw City Hall located at 333 W. McLeroy Boulevard, Saginaw, Texas 76179.
FINAL ACTION IS TAKEN BY CITY COUNCIL ON PUBLIC HEARING CASES. Please direct any question regarding this matter to Susy Victor-Trevino, Planning Manager, 817- 230-0440.
IPL0248588
Jun 25 2025

Newspaper Ad - 2025

The City of River Oaks accepts sealed requests for proposal on group medical insurance until 10:00 am CST Monday, July 14, 2025 via email, at which time they will be publicly opened. Detailed bid specifications may be obtained from the Analyst, 214-379-5189. The title of the email should include "Bid: Group Medical Insurance – RFP #10-1-2025. Any bids received after the time and date stated above, regardless of the mode of delivery, will not be considered. The City reserves the right to reject any & all bids, in whole or in part, to waive any informality in any bid, and to negotiate and accept any bid, which, in its discretion, is in the best interest of the City.

Paula Luck
City Secretary
IPL0247967
Jun 25, Jul 9 2025

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Legals & Public Notices

**CITY OF ARLINGTON
NOTICE OF PUBLIC HEARING**

Public hearings will be held by the Planning and Zoning Commission of Arlington, Texas in the Council Chamber, 1st Floor at City Hall, 101 West Abram Street, Arlington, Texas on dates indicated below no earlier than 5:30 o'clock p.m. and by the City Council of Arlington, Texas on dates indicated below no earlier than 6:30 o'clock p.m. at which times interested parties and citizens shall have an opportunity to be heard concerning proposed amendments, supplements, changes, modifications and/or repeals to the "Zoning" Chapter of the Arlington City Code of 1987, as specified herein below:

1. Zoning Case PD25-9
Planning & Zoning: 07/16/2025
City Council: 08/05/2025

General location: 1401 South Watson Road; north of East Park Row Drive and east of South Watson Road.

Application for approval of a change in zoning from Community Commercial (CC) to Planned Development (PD) for Residential Multi-family-22 (RMF-22) uses, with a Development Plan, on approximately 6.112 acres

2. Zoning Case SUP09-20R1
Planning & Zoning: 07/16/2025
City Council: 08/05/2025

General location: 3031 East Arkansas Lane, located west of Forum Drive and north of East Arkansas Lane. Application for approval to amend a Specific Use Permit (SUP) for gas well drilling by establishing the location of a drilling zone on 3.310 acres zoned Industrial Manufacturing (IM)

3. Zoning Case SUP25-5
Planning & Zoning: 07/16/2025
City Council: 08/26/2025

General location: 2306 Park Run Dr, generally located south of W Arkansas Lane and west of Park Run Drive.

Application for approval of a Specific Use Permit (SUP) for a Secondary Living Unit on a property zoned Residential Single-Family-7.2 (RS-7.2).

4. Zoning Case PD24-28
Planning & Zoning: 07/16/2025
City Council: 08/05/2025

General location: 5920 Matlock Road.; west of Matlock Road and north of West Sublett Road.

Application for approval of a change in zoning from Office Commercial (OC) uses to Planned Development (PD) for Residential Medium-Density (RM-12) uses and Office Commercial (OC) uses, with a Development Plan, on approximately 3.165
IPL0248179
Jun 25 2025

NOTICE TO BIDDERS
Sealed bids received by the City of Arlington at the Office of the Purchasing Manager, 500 E. Border Street, 7th Floor, Arlington, Texas, 76010 until 2:00 p.m. on the 17th of July 2025 for:
BID NUMBER: 25-0314
Annual Requirements Contract for Crack Sealing Services
Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <https://arlington-tx.ionwave.net/Login.aspx>, or by contacting the office of the Purchasing Manager, Chase Bank Business Office, 500 E. Border Street, 7th Floor, P.O. Box 90231, Arlington, Texas 76010. The City of Arlington reserves the right to reject any or all bids and waive any and all informalities.
s/s Jim Ross
Mayor
s/s Alex Busken
City Secretary
IPL0244411
Jun 18, 25 2025

CITY OF SAGINAW PUBLIC NOTICE

The City of Saginaw Planning and Zoning Commission will conduct a Public Hearing at 6:00 p.m. on July 8, 2025 to consider a request for a specific use permit (SUP) to allow a residential carport on the property located on 1004 Greenbriar Ct, Saginaw, Texas as 76179. The Saginaw City Council will conduct a Public Hearing at 6:00 p.m. on July 15, 2025 to consider the above-mentioned request, contingent upon the receipt of a report from the Planning and Zoning Commission. Both meetings will be at the City of Saginaw City Hall located at 333 W. McLeroy Boulevard, Saginaw, Texas, 76179.
FINAL ACTION IS TAKEN BY CITY COUNCIL ON PUBLIC HEARING CASES. Please direct any question regarding this matter to Susy Victor-Trevino, Planning Manager, 817-230-0440.
IPL0248640
Jun 25 2025

CITY OF GRAND PRAIRIE ADVERTISEMENT FOR QUALIFICATIONS

Sealed Qualification responses will be received at 300 W. Main Street, Grand Prairie, Texas or via <https://vendors.planetbids.com/portal/53284/portal-home> until July 16, 2025 at 2:00 PM, and publicly opened and read (via teleconference) at that time for the purchase of the following:
RFQ # 25114 - Addition of a Right Turn Lane off 161 South and Arkansas Ln
Further information and specifications may be obtained at <https://vendors.planetbids.com/portal/53284/portal-home> or from the Purchasing division at (972) 237-8089.
The city reserves the right to reject any or all bids and to waive formalities. The city also reserves the right to purchase these items through state awarded contracts or other intergovernmental agreements when it is in the best interest of the city.
IPL0248734
Jun 25, Jul 2 2025

LOOKING
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PERFECT
THING?

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200 Foot Notice Recipients for 620 S. Saginaw Blvd. SUP

[REDACTED]
701 EIGHT TWENTY BLVD
FORT WORTH, TX 76106

[REDACTED]
617 S HAMPSHIRE ST
SAGINAW, TX 76179

[REDACTED]
PO BOX 961089
FORT WORTH, TX 76161

[REDACTED]
3304 ESSEX DR
RICHARDSON, TX 75082

[REDACTED]
PO BOX 961089
FORT WORTH, TX 76161

[REDACTED]
4029 REESE DR
IRVING, TX 75063

[REDACTED]
708 S SAINAW BLVD
SAGINAW, TX 76179

[REDACTED]
1313 BRAVURA DR
PLANO, TX 75074

[REDACTED]
415 LAKEVIEW TERRACE
BLVD
WACONIA, MN 55387

[REDACTED]
403 HOGANS DR
TROPHY CLUB, TX 76262

[REDACTED]
1901 W BAKER LN STE 400
AUSTIN, TX 78758

[REDACTED]
9332 HARBOUR VIEW LN
FORT WORTH, TX 76179

[REDACTED]
PO BOX 79050
FORT WORTH, TX 76179

[REDACTED]
621 S HAMPSHIRE ST
FORT WORTH, TX 76179

[REDACTED]
625 S HAMPSHIRE
SAGINAW, TX 76179

[REDACTED]
629 S HAMPSHIRE ST
SAGINAW, TX 76179

[REDACTED]
3630 PAECHTREE RD NE SUITE
150
ATLANTA, GA 30326

[REDACTED]
4713 POPPY DR E
FORT WORTH, TX 76137

[REDACTED]
7911 SOUTHFORK BEND
IRVING, TX 75063



205 Brenda Lane
P. O. Box 79070
Saginaw, Texas 76179
817-230-0440
www.saginawtx.org/pz

Notice of Public Hearing

RE: Consideration of a Request for a Specific Use Permit (SUP) to Allow a Special Event Venue on the Property Located at 620 S. Saginaw Boulevard, Saginaw, Texas 76179.

Dear Property Owner:

The City of Saginaw Planning and Zoning Division has received an application for a specific use permit for a property within 200 feet of yours. The details of the application are as follows:

Applicant Name: Arjoon KC

Application Address: 620 S. Saginaw Boulevard, Saginaw, TX 76179

Application Type: Specific Use Permit (*SUP*) to Allow a Special Event Venue at this Address

The enclosed map illustrates the area under consideration for this request; the shaded section represents the property under consideration, while the red circle delineates the 200-foot radius of all property owners who are legally required to be notified of public hearings related to this application.

A public hearing is a formal meeting in which the public has the opportunity to voice their opinions and concerns regarding the proposed request. These hearings are open to all interested individuals. Comments, objections, and/or statements concerning this matter may be submitted in writing through a reply form or presented in person during the hearing. You may also have someone else represent you at the hearing. The public hearings for this request will be conducted as follows:

Planning and Zoning Commission Meeting: July 8, 2025 at 6:00 p.m.

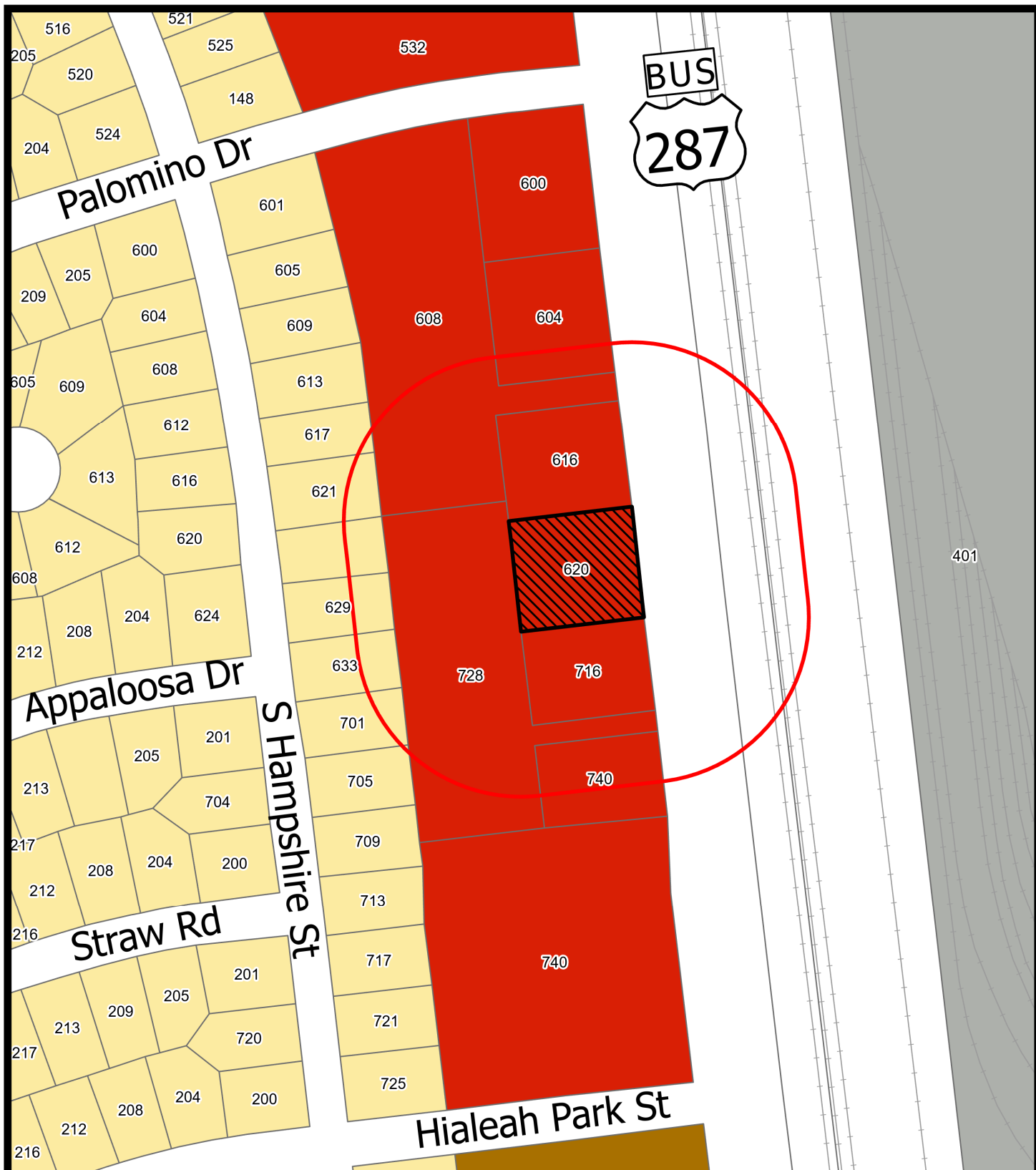
City Council Meeting: July 15, 2025 at 6:00 p.m.

Location of Meetings: Saginaw City Hall, 333 W. McLeroy Blvd. Saginaw, TX 76179

If you have any questions, please contact the Planning & Zoning Division at 817-230-0440/0550 or e-mail us at pz@saginawtx.org.

Sincerely,

City of Saginaw Planning & Zoning Division



Legend

**620 S Saginaw Blvd.
Specific Use Permit
200 ft Property Owner
Notification**



City of Saginaw

150 0 150



Reply Form

To ensure your comments are on record, this form may be completed and delivered via:

E-Mail:

pz@saginawtx.org

Mail:

Planning & Zoning Division
P.O. Box 79070
Saginaw, Texas 76179

In-Person:

Public Works Facility
205 Brenda Lane
Saginaw, Texas 76179

Request Details:

Applicant Name: Arjoon KC

Application Address: 620 S. Saginaw Boulevard, Saginaw, TX 76179

Application Type: Specific Use Permit (*SUP*) to Allow a Special Event Venue at this Address

Planning and Zoning Commission Meeting: July 8, 2025 at 6:00 p.m.

City Council Meeting: July 15, 2025 at 6:00 p.m.

Location of Meetings: Saginaw City Hall, 333 W. McLeroy Blvd. Saginaw, TX 76179

Response Details:

Name: _____

Address: _____

Phone Number: _____

☐ In Favor

☐ Opposed

Reasoning: _____



Planning & Zoning / Public Works Applications: #SUP-25-0005

Overview

Type: Specific Use Permit

Submitted: 06-16-25, 3:48pm CDT

Address: 620 S SAGINAW BLVD, Fort Worth, TX 76179

Form Submission

Owner:

Dilip [REDACTED]
620 S Saginaw Blvd
Saginaw TX 76179

[REDACTED] com, [REDACTED]

If the Applicant is the same as the Owner, check here and move on to the next section.: No

Applicant:

Arjoon [REDACTED]
[REDACTED]

[REDACTED]
[REDACTED] .com, [REDACTED]

Location of Property: 620 S SAGINAW BLVD, Fort Worth, TX 76179

Legal Description: RANCHO NORTH ADDITION Block 16 Lot 2R

Lot:: 2R

Block:: 16

Addition:: -

Tract:: -

Abstract:: -

Survey:: n/a

Zoning:: Saginaw Boulevard Overlay District

Subdivision: RANCHO NORTH ADDITION

Present Use and Improvements on Property:: Commercial Restaurant Space

Has a previous application or appeal been filed on the property?: No

If yes please include the date here.: -

Specific Use Requested:: Special Use Permit for Event Hall

Application Justification for Request:: Special Use Permit for Event Hall

Does the proposed use comply with all the requirements of the zoning district in which the property is located?: Yes

If no is selected, please provide further details:: -

Does the proposed use, as located and configured, contribute to or promote the general welfare and convenience of the city?:

Yes

Please provide further details::

Revitalizing and Reutilizing the Existing Old and abandoned building to create a tax-generating business.

Do the benefits that the city gains from the proposed use outweigh the loss of or damage to any homes, businesses, natural resources, agricultural lands, historical or cultural landmarks or sites, wildlife habitats, parks, or natural, scenic, or historical features of significance, and outweigh the personal and economic cost of any disruption to the lives, business, and property of individuals affected by the proposed use?:

Yes

Please provide further details::

There is no loss or damage. This development will enhance the city's appearance and hospitality.

Have adequate utilities, road access, drainage, and other necessary supporting facilities been or shall be provided?:

Yes

If no is selected, please provide further details:: -

Does the design, location, and arrangement of all public and private streets, driveways, parking spaces, entrances, and exits provide for a safe and convenient movement of vehicular and pedestrian traffic without adversely affecting the general public or adjacent developments?:

Yes

Please provide further details:: We are working closely with city officials, architects, and engineers on these items.

Does the issuance of the specific use permit not impede the normal and orderly development and improvement of Yes neighboring vacant property?:

Please provide further details::

It would not impede any. The land is currently zoned as community commercial and will remain the same with SUP for the new addition.

Is the location, nature, and height of buildings, structures, walls, and fences in scale with the surrounding neighborhood?: Yes

Please provide further details:: It is a 1 story building that is in accordance with the Zoning.

Will the proposed use be compatible with and not injurious to the use and enjoyment of neighboring property, nor Yes significantly diminish or impair property values within the vicinity?:

Please provide further details::

It will provide the neighbors with new cuisines, beverages, cultural experiences, and destination. And would not harm any neighbors.

Have adequate nuisance prevention measures been taken or shall be taken to prevent or control offensive odors, fumes, dust, noise, vibration, and visual blight?:

Yes

Please provide further details::

All appliances and utilities will be in accordance with the health and safety codes of city and county.

Has sufficient on-site lighting been provided for the adequate safety of patrons, employees, and property, and such lighting is adequately shielded or directed so as not to disturb or adversely affect the neighboring properties?:

Yes

Please provide further details:: We are working closely with city officials, architects, and engineers on these items.

Are the proposed operations consistent with the applicant's submitted plans, master plans, and projections, or, where inconsistencies exist, do the benefits to the community outweigh the costs?:

Yes

If no is selected, please provide further details::

Yes, It will serve the community with new cuisines, beverage, cultural experiences, and destinations.

Is there sufficient landscaping and screening to ensure harmony and compatibility with adjacent properties?: Yes

Please provide further details:: We are working closely with city officials, architects, and engineers on these items.

Is the proposed use in accordance with the City of Saginaw Comprehensive Land Use Plan?: Yes

If no is selected, please provide further details:: -

Yak and Yeti – Event Use Narrative

Yak and Yeti will operate a professionally managed event space alongside its restaurant as unision, offering private, reservation-only events that support community engagement while maintaining alignment with operational standards.

Types of Events:

The space will host birthday parties, showers, corporate functions, cultural events, and intimate performances. All events will be family-friendly, by reservation only, and compliant with local regulations.

Large-scale public parties or nightclub-style gatherings will not be permitted.

Scheduling and Oversight:

Event scheduling will be managed by an in-house Event Coordinator through a structured reservation process. Staff will handle setup, guest flow, and post-event cleanup to ensure smooth transitions with minimal disruption to daily operations.

Event Timing and Business Hours:

Events will typically be held during non-peak times but may occur during regular operations if feasible. Yak and Yeti is open **daily from 11:00 AM to 12:00 AM**, and events may be scheduled within this window, with prior approval.

Use When Not Reserved:

When unbooked, the space will be used for overflow dining, staff training, community meetups, and internal promotions.

Yak and Yeti is committed to hosting well-managed, respectful events that enhance the customer experience and contribute positively to the surrounding community.



06/17/2025

Dilip Rai

Solti LLC

620 S Saginaw Blvd

Saginaw, TX, 76179





INDEX

- NEW BUILDING
1 - STORY
GROSS AREA : 2,000 SF
- EXISTING BUILDING
1 - STORY
GROSS AREA : 2,100 SF
- COVERED PATIO



1 CONCEPT PLAN
SCALE: 3/32" = 1'-0"



GENERAL NOTES

**YAK & YETI
RESTAURANT**
620 S SAGINAW BLVD, SAGINAW
TX 76179, USA

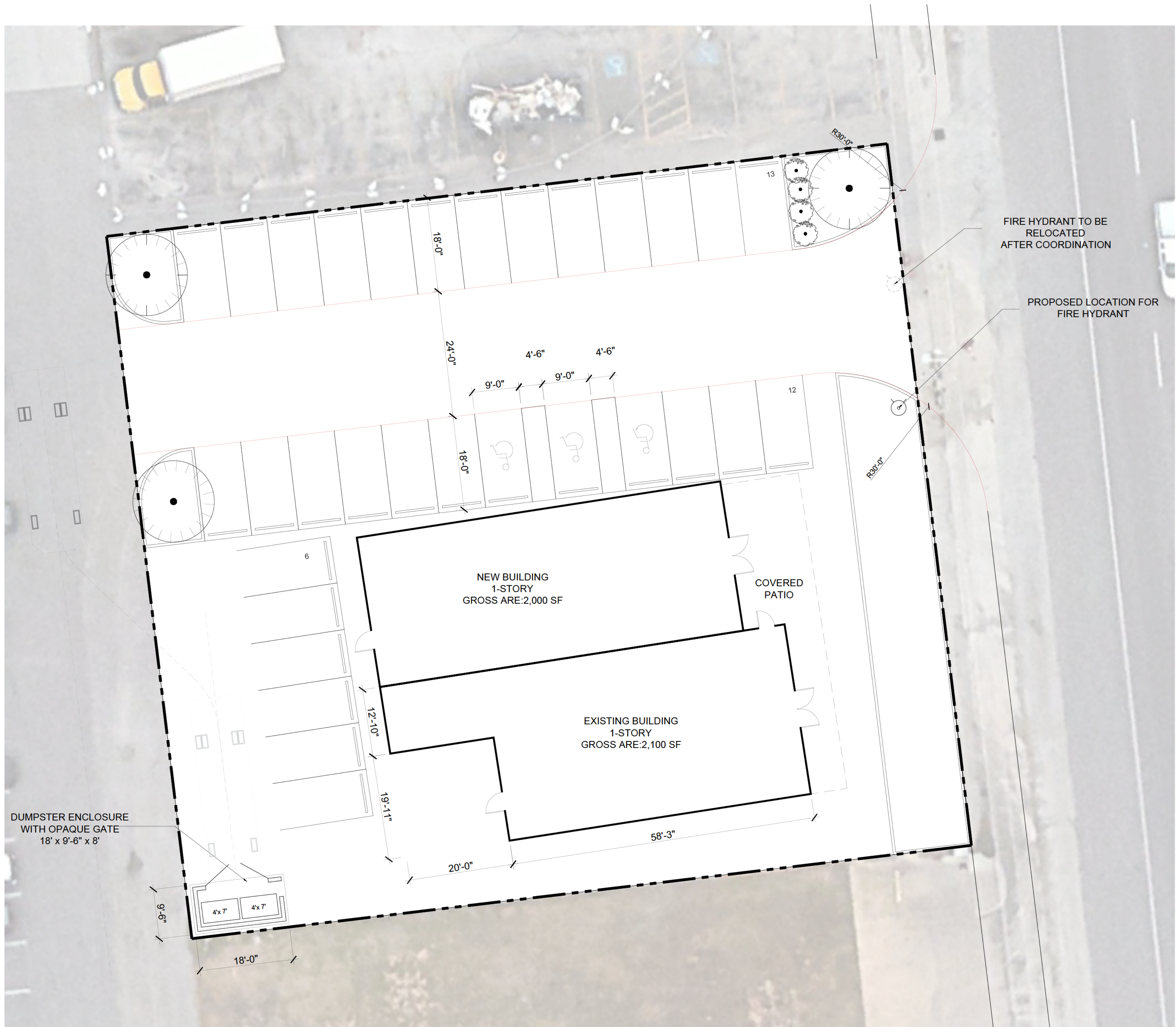
REVISIONS

SHEET TITLE:

CONCEPT PLAN

SHEET NO.

A_1.0



1 SITE PLAN

SCALE: 3/32" = 1'-0"



GENERAL NOTES

**YAK & YETI
RESTAURANT**
620 S SAGINAW BLVD, SAGINAW
TX 76179, USA

REVISIONS

SHEET TITLE

SITE PLAN

SHEET NO.

A_1.1



GENERAL NOTES

**YAK & YETI
RESTAURANT**
620 S SAGINAW BLVD, SAGINAW
TX 76179, USA

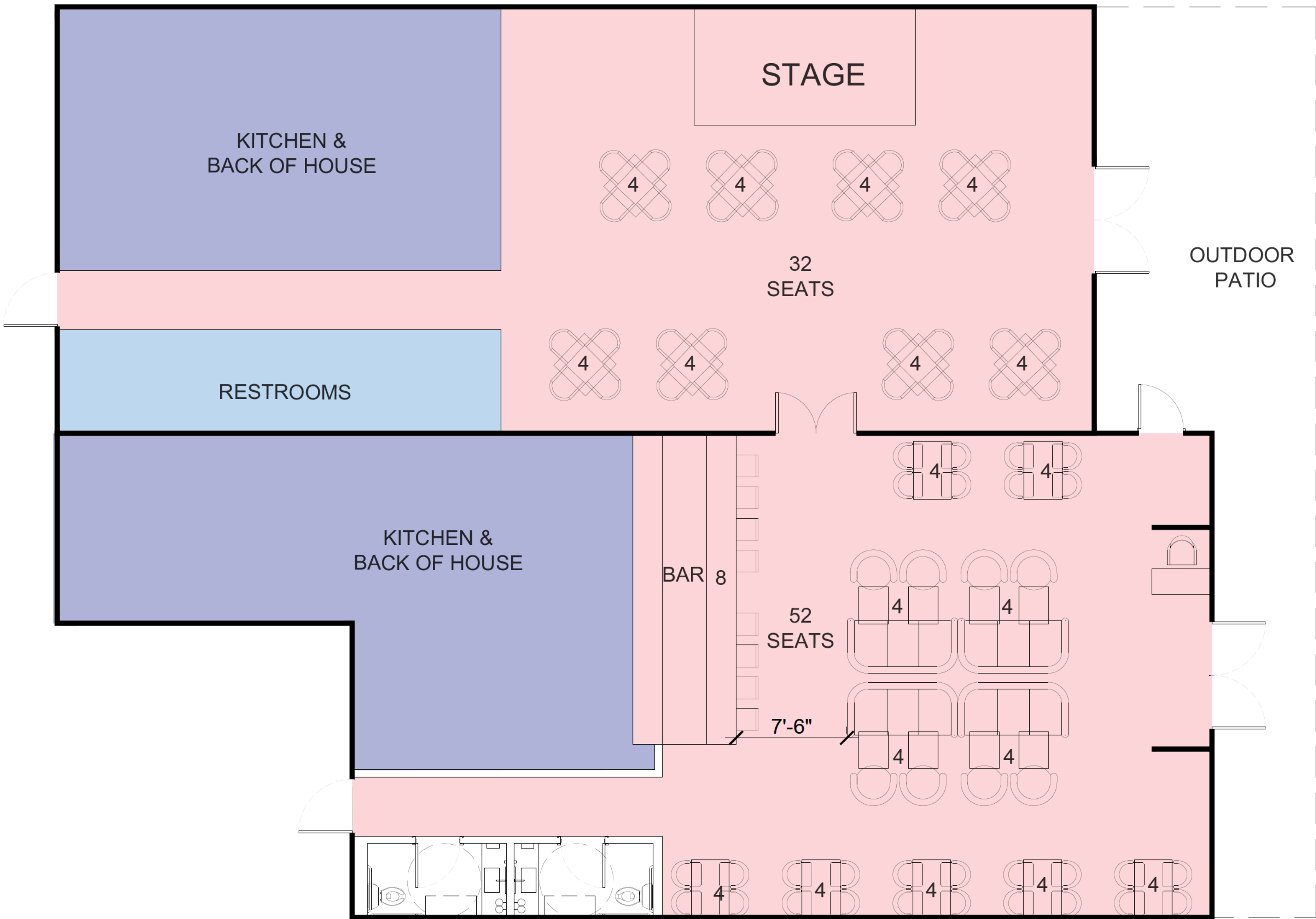
REVISIONS

SHEET TITLE

FLOOR PLAN

SHEET NO.

A_1.2



1

FLOOR PLAN LEVEL -1

SCALE: 3/16" = 1'-0"

TOTAL SEATING COUNT: 84
PARKING COUNT FACTOR: 2.5

CALCULATION






NO. OF PARKING REQUIRED
= TOTAL SEATING COUNT / PARKING COUNT FACTOR
= 84/2.5
= 33.6 = 34



4 RENDER VIEWS
SCALE: NTS



3 RENDER VIEWS
SCALE: NTS

EXTERIOR MATERIAL SCHEDULE					
MATERIAL	DESCRIPTION	AREA	MATERIAL	DESCRIPTION	AREA
	STONE WALL	EXTERIOR OF EVENT HALL		BLACK METAL SEAM ROOF	ROOFING FOR EVENT HALL, AND SIDE WALL
	WHITE PAINTED BRICKS	EXTERIOR OF EXISTING BUILDING		RED METAL SEAM ROOF	ROOFING FOR VESTIBULE
	WOOD	PATIO ROOF, COLUMNS AND ROOFS			



2 RENDER VIEWS
SCALE: NTS



1 RENDER VIEWS
SCALE: NTS



GENERAL NOTES

**YAK & YETI
RESTAURANT**
620 S SAGINAW BLVD, SAGINAW
TX 76179, USA

REVISIONS

SHEET TITLE:

RENDERS

SHEET NO.

A_1.4



City of
Saginaw
Planning and Zoning

Project Number: _____

Project Name: Yak & Yeti

Letter of Acknowledgement

I acknowledge that the application is not considered complete until all requirements are met. Failure to submit the appropriate signed applications, required information, or payment of the required fees will result in refusal of the application.

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.

I hereby certify that I have read and examined the submitted application and supporting documents and know the information I have provided to be true and correct. 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 online through [Municode \(Database for City Ordinances\)](#).

CHECK ONE OF THE FOLLOWING:

☒ As the owner, I will represent the application myself; or

☒ I hereby designate Arjoon KC (Name of Applicant) to act in the capacity as my agent for submittal, processing, representation, and/or presentation of this development application. The designated agent shall be the principal contact person for responding to all requests for information and for resolving all issues of concern relative to this application.

Applicant: Arjoon KC

Company: ConstructionPRO USA LLC

Applicant's Signature: _____ Date: 06/15/2025

Owner: Dilip Rai

Company: Solti LLC

Owner's Signature: _____ Date: _____



Planning & Zoning Commission Memorandum

B. Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Carport at 1004 Greenbriar Ct.

Meeting	Agenda Group
Tuesday, July 8, 2025, 6:00 PM	Public Hearings Item: 3B.
Reference File	
Community Goals	



SUP to Allow a Carport at 1004 Greenbriar Ct.

Date: July 8, 2025

To: Chairman and Members of the Planning and Zoning Commission

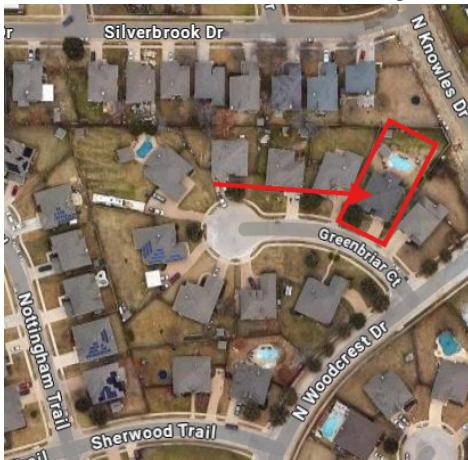
From: Susy Victor-Trevino, Planning Manager

Subject: Consideration and Action Regarding a Request for a Specific Use Permit to Allow a Carport at 1004 Greenbriar Ct.
Saginaw, TX 76179

Background/Discussion:

The Planning & Zoning Division has received an application for a specific use permit as follows:

- **Request:** Specific Use Permit (*SUP*) to Allow a Residential Carport on the Applicant's Property
- **Applicant:** Carey Dulle (*Owner*)
- **Address:** 1004 Greenbriar Ct, Saginaw, Texas 76179



(Ex. 1: Location of Property)

- **Legal Description:** Dominion Addition Block 10, Lot 2
- **Zoning:** Single Family (6,600 sq. Ft.) "SF3"

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Legals

Legals & Public Notices

ORDINANCE NO. 2229

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, approving A Specific Use Permit (SUP) for a 1,195 square-foot addition to an existing 1,800 square-foot accessory structure, on five acres, located on the west side of Keller Smithfield Road South, approximately 300 feet south from the intersection of Keller Smithfield Road and Bear Creek Parkway, legally described as Lot 1, Block 1 of the Kidd subdivision, zoned Single-Family 36,000 square-foot lot size or greater (SF-36) and addressed 460 Keller Smithfield Road. IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.

THAT, any person, firm or corporation violating any of the provisions of this Ordinance shall be guilty of a misdemeanor and upon final conviction therefor, shall be fined in a sum not to exceed two thousand dollars (\$2,000.00). Each and every day any such violation continues shall constitute a separate offense and shall be punishable as such hereunder. AND IT IS SO ORDAINED.

Passed and approved by a vote of 7 to 0 on this the 17th day of June, 2025.

Signed By:

Armin R. Mizani, Mayor

Kelly Ballard, City Secretary

IPLO248140

Jun 25 2025

ORDINANCE NO. 2228

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, approving a Planned Development Zoning Change for ARMSTRONG HILLS, A PLANNED DEVELOPMENT ZONING CHANGE FROM SINGLE-FAMILY RESIDENTIAL - 36,000 SQUARE-FOOT LOTS TO PLANNED DEVELOPMENT - SINGLE-FAMILY RESIDENTIAL - 25,000 SQUARE-FOOT LOTS, CONSISTING OF 49 RESIDENTIAL LOTS AND 10 OPEN SPACE LOTS, ON APPROXIMATELY 49 ACRES OF LAND, LEGALLY DESCRIBED AS A TRACT 2 HS, ABSTRACT 1501 AND TRACT 2, ABSTRACT 791 OF THE THOMAS J. THOMPSON SURVEY, LOCATED 120 FEET SOUTHEAST OF THE DAVIS BOULEVARD AND CREEK ROAD INTERSECTION, AND ADDRESSED 8740 DAVIS BOULEVARD, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.

THAT, any person, firm or corporation violating any of the provisions of this Ordinance shall be guilty of a misdemeanor and upon final conviction therefor, shall be fined in a sum not to exceed two thousand dollars (\$2,000.00). Each and every day any such violation continues shall constitute a separate offense and shall be punishable as such hereunder. AND IT IS SO ORDAINED.

Passed and approved by a vote of 6 to 0 on this the 3rd day of June, 2025.

Signed By:

Armin R. Mizani, Mayor

Kelly Ballard, City Secretary

IPLO248141

Jun 25 2025

ORDINANCE NO. 2230

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, approving A SPECIFIC USE PERMIT (SUP) for Elements Massage, a spa in an existing 12,000 square foot building on 1.69 acres, located on the north side of Keller Parkway, approximately 668 feet northwest of the intersection of Keller Parkway and Keller Smithfield Road, legally described as Lot 5, Block G of the Keller Town Center Addition, zoned Town Center (TC) and addressed 1411 Keller Parkway, Suite 700, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.

THAT, any person, firm or corporation violating any of the provisions of this Ordinance shall be guilty of a misdemeanor and upon final conviction therefor, shall be fined in a sum not to exceed two thousand dollars (\$2,000.00). Each and every day any such violation continues shall constitute a separate offense and shall be punishable as such hereunder. Passed and approved by a vote of 7 to 0 on this the 17th day of June, 2025.

Signed By:

Armin R. Mizani, Mayor

Kelly Ballard, City Secretary

IPLO248142

Jun 25 2025

NOTICE OF APPLICATION FOR OPERATING PERMIT SUBMITTED TO THE NORTHERN TRINITY GROUNDWATER CONSERVATION DISTRICT

Lifestyle Christianity of 2700 Denton Highway, Watauga, TX applied on June 3, 2025, to the Northern Trinity Groundwater Conservation District for an Operating Permit to authorize the operation of a water well that is to be screened to the Glen Rose Layer, located at 2700 Denton Highway, Watauga, TX to produce 4,000,000 gallons of groundwater per year for irrigation purpose of use. For additional information about the application or the permitting process, please call the District's office at (817) 249-2062. The Applicant may be contacted at the above address.

IPLO248390

Jun 25 2025

NOTICE TO BIDDERS

Proposals received by the City of Arlington at the Office of the Purchasing Manager, 500 E. Border Street, 7th Floor, Arlington, Texas 76010 until 2:00 p.m. on the 24th of July 2025 for:

RFP NUMBER: 25-0304

Request for Proposals for Electrical Services for Water Treatment Plants and Remote Sites

PRE-PROPOSAL MEETING:

Tuesday, July 8, 2025 at 10:30 AM John Kubala Water Treatment Plant Lab/Maintenance Conference Room Laboratory Services and Maintenance Facility

6920 Russell Curry Road Arlington, Texas 76001

Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <https://arlington-tx.ionwave.net/Login.aspx>, or by contacting the office of the Purchasing Manager, Chase Bank Business Office, 500 E. Border Street, 7th Floor, P.O. Box 90231, Arlington, Texas 76010. The City of Arlington reserves the right to reject any or all bids and waive any and all informalities.

s/s Jim Ross

s/s Alex Busken

City Secretary

IPLO248454

Jun 25, Jul 2 2025

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Legals & Public Notices

SECTION 00 11 13 INVITATION TO BIDDERS

RECEIPT OF BIDS

Electronic bids for the construction of Mcleland Tennis Center Outdoor Court CPN 105168 ("Project") will be received by the City of Fort Worth via the Procurement Portal <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>, under the respective Project until 2:00 P.M. CST, Thursday, July 24, 2025.

Bids will then be opened publicly and read aloud beginning at 2:00 PM CST in the City Council Chambers.

Your submissions must be uploaded, finalized and submitted prior to the Project's posted due date. The City strongly recommends allowing sufficient time to complete this process (ideally a week prior to the deadline) to begin the uploading process and to finalize your submission. Uploading large documents may take time, depending on the size of the file(s) and your Internet connection speed. The Bonfire portal can be accessed using Microsoft Edge, Google Chrome, or Mozilla Firefox. Javascript must be enabled. Browser cookies must be enabled.

Electronic submission is subject to electronic interface latency, which can result in transmission delays. All bidders or proposers assume the risk of late transmission/ submission. The City shall not be held liable if an interested bidder or proposer is unable to submit a complete bid/response before the published deadline due to transmission delays or any other technical issues or obstructions. The City strongly recommends allowing sufficient time to complete the submission process (ideally a week before the deadline) to begin the uploading process and to finalize your submission to give adequate time in the event an issue arises.

All submissions must be submitted electronically prior to the close date and time under the respective Project via the Procurement Portal: <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>

Failure to submit all completed required information listed in the respective Solicitation will be grounds for rejection of a bid as non-responsive. No late bids/ proposals shall be accepted. Bids delivered in any other manner than using the Bonfire Platform (Procurement Portal) will not be accepted or considered.

If, upon being opened, a submission is unreadable to the degree that material conformance to the requirements of the procurement specifications cannot be ascertained, such submission will be rejected without liability to the City, unless such bidder provides clear and convincing evidence (a) of the content of the submission as originally submitted and (b) that the unreadable condition of the Electronic Bid was caused solely by error or malfunction of the Bonfire Platform (Procurement Portal). Failure to scan a clear or readable copy of a bid into the system does not constitute and shall not be considered an error or malfunction of the Bonfire Platform (Procurement Portal). Bidders are encouraged to fully review each page of every document within their submission prior to submitting to ensure all documents are clear, legible, and complete.

SUPPORT For technical questions, visit Bonfire's help forum at <https://vendor-support.gobonfire.com/hc/en-us>

Contact the Bonfire support team at Support@GoBonfire.com or by calling 1-800-354-8010. 00 11 13 INVITATION TO BIDDERS Page 2 of 2 CITY OF FORT WORTH Mcleland Tennis Center Outdoor Court Improvements STANDARD CONSTRUCTION SPECIFICATION DOCUMENT City Project Number 105168 Revised 2/08/24 To get started with Bonfire, watch this five-minute training video: Vendor Registration and Submission [VIDEO] – Bonfire Vendor Support (gobonfire.com)

GENERAL DESCRIPTION OF WORK

The major work will consist of the (approximate) following: Installation of new fencing, installation of 24 guy wires to stabilize existing leaning light poles as well as placing 2,400 SY Reinforced Topping Slab Concrete at the Mcleland Tennis Center.

DOCUMENT EXAMINATION AND PROCUREMENT

The Bidding and Contract Documents may be examined or obtained via the Procurement Portal <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>, under the respective Project. Contract Documents may be downloaded, viewed, and printed by interested contractors and/or suppliers.

EXPRESSION OF INTEREST

To ensure potential bidders are kept up to date of any new information pertinent to this project, all interested parties should indicate their intent to bid in the Procurement Portal by selecting "yes" under the Intent to Bid section. All Addenda will be posted in the Procurement Portal <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>, under the respective Project.

PREBID CONFERENCE – In-person and Web Conference

A prebid conference will be held as discussed in Section 00 21 13 - INSTRUCTIONS TO BIDDERS at the following date and time **via a web conferencing application:**

DATE: July 9, 2025

TIME: 10:00 AM

Invitations with links to the web conferencing application will be distributed directly to those who have submitted an Expression of Interest.

If a prebid conference is held, the presentation and any questions and answers provided at the prebid conference will be issued as an Addendum to the call for bids. If a prebid conference is not being held, prospective bidders should direct all questions about the meaning and intent of the Bidding Documents electronically through the Vendors discussions section under the respective Project via the Procurement Portal. If necessary, Addenda will be issued pursuant to the Instructions to Bidders.

CITY'S RIGHT TO ACCEPT OR REJECT BIDS

City reserves the right to waive irregularities and to accept or reject any or all bids.

AWARD

City will award a contract to the Bidder presenting the lowest price, qualifications and competencies considered.

IPLO247848

Jun 25, Jul 2 2025

NOTICE OF PUBLIC HEARING

The Planning and Zoning Commission of the City of Benbrook will conduct a public hearing on **Thursday, July 10, 2025**, at 7:30 p.m., in the Council Chambers of City Hall, 911 Winscott Road, Benbrook, Texas 76126. All interested persons are invited to attend.

Z-25-06 – A request to rezone approximately 80 acres of land, situated in the Thomas G. Zachary Survey, Abstract No. 1759, from "C-PD" Multiple-Family Planned Development District to "BR" One-Family Reduced District (62.4 acres) and "D" Multiple Family District (17.5 acres). The property is generally located on the east side of I.H. 820 between Veterans Pkwy and Chapin Rd (4501 W Loop 820 S).

For more information, go to <http://www.benbrook-tx.gov/AgendaCenter> or call 817-249-6060.

IPLO248455

Jun 25 2025

NOTICE TO BIDDERS

Proposals received by the City of Arlington at the Office of the Purchasing Manager, 500 E. Border Street, 7th Floor, Arlington, Texas 76010 until 2:00 p.m. on the 24th of July 2025 for:

RFP: 25-0353

Request for Proposals for Testing Services for the Arlington Fire Department

PRE-PROPOSAL MEETING:

July 9, 2025, at 10:00 AM 7th Floor, Cowboys Conference Room 500 E. Border St. Arlington, Texas 76010

Official bid or proposal document(s) are available to any supplier registered on the City's Procurement Portal at <https://arlington-tx.ionwave.net/Login.aspx>, or by contacting the office of the Purchasing Manager, Chase Bank Business Office, 500 E. Border Street, 7th Floor, P.O. Box 90231, Arlington, Texas 76010. The City of Arlington reserves the right to reject any or all bids and waive any and all informalities.

s/s Jim Ross

s/s Alex Busken

City Secretary

IPLO248456

Jun 25, Jul 2 2025

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Legals & Public Notices

CITY OF FORT WORTH

The City of Fort Worth has partnered with Bonfire Interactive to implement an online bidding platform where notification of bid opportunities and submission of responses will be handled digitally. For more information on the bids advertised below, including pre-bid/pre-proposal conferences and site visits, please make sure to check the City's Bonfire portal frequently.

Sealed bids/proposals will be received until 2:00 PM on the dates listed below via the City's Bonfire platform <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities> and will be opened and read aloud publicly at 2:00 PM on the dates listed below at 100 Fort Worth Trail, Mezzanine Floor, Room MZ10, Fort Worth TX 76102, unless otherwise specified.

ITB 25-0155 TECHNICAL RESCUE EQUIPMENT
OPENS 6/26/25

ITB 25-0150 DEODORIZING DISPENSER SERVICES
OPENS 06/26/2025

RFP 25-0151 GLOBAL CUSTODY SERVICES AND SECURITIES LENDING
OPENS 06/26/25

RFP 25-0165 CARE CONCIERGE SERVICE
OPENS 7/03/2025

RFP 25-0168 SECURITY GUARD SERVICES
OPENS 07/03/25

RFP 25-0138 RFP SHORING AND TRENCHING EQUIPMENT RENTAL
OPENS 07/03/2025

ITB 25-0186 ORAL REHYDRATION SOLUTION PACKAGES
OPENS 7/10/2025

RFP 25-0141 DEVELOPMENT PROCESS SOFTWARE SOLUTION
OPENS 07/10/2025

RFP 25-0145 WEAPON RANGE CLEANING SERVICES
OPENS 07/10/2025

RFP 25-0181 ADDITIONAL VENDORS FOR EMERGENCY RESPONSE AND NON-EMERGENCY CLEANING SERVICES A Pre-Proposal Meeting is scheduled in-person on Tuesday, July 1, 2025, from 3:00 PM to 4:00 PM (CST), for details please check the City's Bonfire website for this solicitation.

OPENS 07/17/2025

RFP 25-0182 REPAIR, REFURBISHMENT, AND MAINTENANCE OF HONEYWELL-BRANDED EQUIPMENT A Pre-Proposal Meeting is scheduled in-person on Wednesday, July 2, 2025, from 11:00 AM to 12:00 PM (CST), for details please check the City's Bonfire website for this solicitation.

OPENS 07/17/2025

Unless otherwise noted, specifications may be obtained online at: <https://fortworthtexas.bonfirehub.com/portal/?tab=openOpportunities>

IPLO248469

Jun 25 2025

Legal Notice

The Planning and Zoning Commission of the City of White Settlement will hold a public hearing on July 8, 2025 at 6:30 PM and the City Council of the City of White Settlement will hold a public hearing on August 5, 2025 at 6:30 PM to consider an ordinance amending Article X "Nonconforming Uses" of the Zoning Ordinance by amending regulations regarding the restoration of nonconforming uses and structures destroyed after fire, the elements, or other natural catastrophic event. The hearings will be held at City Hall in the Council Chambers, 214 Meadow Park Drive, White Settlement, Texas. All interested persons are encouraged to attend.

IPLO248258

Jun 25 2025

TOWN OF WESTLAKE, TEXAS REQUEST FOR QUALIFICATIONS

The Town of Westlake and entities, Westlake Academy, Westlake Academy Foundation, and the Texas Student Housing Authority, are accepting proposals for independent auditing services for the fiscal years (FY) ending September 30, 2025, June 30, 2025, June 30, 2026, and August 31, 2025, respectively, and continue through FY 2027, with a 2-year possible extension. The deadline for submitting proposals is July 2, 2025, at 4:00 p.m. Those interested may pick up a copy of the proposal requirements at the receptionist desk of Westlake Town Hall, 1500 Solana Blvd., Bldg. 7, Ste. 7200, Westlake, TX, 76262 or download from the website at <https://westlaketx.gov/256/Bids-Proposals>. The Town of Westlake reserves the right to reject any and all RFQ responses and act in the best interest of the Town of Westlake and its entities.

IPLO242342

Jun 18, 25 2025

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REQUEST FOR STATEMENTS OF QUALIFICATIONS FOR CITY OF FORT WORTH POLICE FACILITY MASTER PLAN

The City of Fort Worth invites the submittal of Statements of Qualifications (SQOs) from qualified firms interested in providing facility assessment and master plan services in connection with the City of Fort Worth Police Department.

The City of Fort Worth intends to ascertain the current condition of the police facilities. This effort will consist of developing a Comprehensive assessment of the condition of existing police facilities and include potential costs for improvements and long-range planning for police facilities.

This request for SOQ and additional information, as required, will be posted on the Bonfire and can be accessed by logging onto:

<https://fortworthtexas.bonfirehub.com/login>

The last day for questions from prospective Offerors is at 5:00 PM on Thursday, July 15, 2025. A final Addendum will be posted Monday July 18, 2025. Proposals will be received thru Bonfire until **1:30 P.M. on Thursday, July 24, 2025**, and will be opened and publicly read aloud approximately thirty minutes later in the Council Chambers

The Business Equity goal is **12.6%** for this endeavor.

Advertised: 6/18/2025
6/25/2025

IPLO244397

Jun 18, 25 2025

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Legals & Public Notices

CITY OF BURLESON, TEXAS NOTICE OF INTENTION TO ISSUE COMBINATION TAX AND REVENUE CERTIFICATES OF OBLIGATION

NOTICE IS HEREBY GIVEN that the City Council of the City of Burleson, Texas, at its meeting to commence at 5:30 P.M. on August 4, 2025, at its regular meeting place at City Hall, 141 W. Renfro Street, Burleson, Texas, tentatively proposes to adopt one or more ordinances authorizing the issuance of interest bearing certificates of obligation, in one or more series, in an amount not to exceed \$45,260,000 for paying all or a portion of the City's contractual obligations incurred in connection with: (i) acquiring, constructing, renovating, installing and equipping additions, extensions and improvements for the City's waterworks and sewer system; (ii) acquiring, constructing, renovating and equipping public safety improvements for the police and fire departments, including police station and fire station improvements, the acquisition of fire engines and storm sirens, and related infrastructure and equipment; (iii) acquiring, constructing, renovating and equipping municipal park and recreational improvements, including open space, ball fields, and related infrastructure; (iv) acquiring, constructing, improving, and equipping streets, including related sidewalks, landscaping, streetscaping, drainage, utility line relocations, drainage, public mobility infrastructure improvements, including traffic lighting and signalization, parking, and median improvements; (v) acquiring, constructing, renovating, and equipping administrative offices for the City; (vi) acquiring land and interests in land necessary for such projects; and (vii) paying legal, fiscal, engineering and architectural fees in connection with these projects. The City proposes to provide for the payment of such certificates of obligation from the levy and collection of ad valorem taxes in the City as provided by law and from a pledge of limited surplus revenues of the City's waterworks and sewer system, remaining after payment of all operation and maintenance expenses thereof, and all debt service, reserve, and other requirements in connection with all of the City's revenue bonds or other obligations (now or hereafter outstanding), which are payable from all or any part of the net revenues of the City's waterworks and sewer system. The certificates of obligation are to be issued, and this notice is given, under and pursuant to the provisions of Texas Local Government Code, Subchapter C of Chapter 271, as amended ("Chapter 271"). In accordance with the provisions of Chapter 271, the following information has been provided by the City:

(a) The principal amount of all outstanding debt obligations of the City is \$176,415,000;

(b) The current combined principal and interest required to pay all outstanding debt obligations of the City on time and in full is \$239,344,311;

(c) The maximum principal amount of the certificates of obligation to be authorized is \$45,260,000;

(d) The estimated combined principal and interest required to pay the certificates of obligation to be authorized on time and in full is \$67,125,810;

(e) The maximum interest rate for the certificates of obligation to be authorized may not exceed the maximum legal interest rate;

(f) The maximum maturity date of the certificates of obligation to be authorized is March 1, 2045;

The City has not designated any of its outstanding debt listed above as self-supporting for purposes of Chapter 271.

CITY OF BURLESON, TEXAS
IPLO244689
Jun 18, 25 2025

CITY OF SAGINAW PUBLIC NOTICE

The City of Saginaw Planning and Zoning Commission will conduct a Public Hearing at 6:00 p.m. on July 8, 2025 to consider a request for a specific use permit (SUP) to allow a residential carport on the property located on 1004 Greenbriar Ct, Saginaw, Texas 76179. The Saginaw City Council will conduct a Public Hearing at 6:00 p.m. on July 15, 2025 to consider the above-mentioned request, contingent upon the receipt of a report from the Planning and Zoning Commission. Both meetings will be at the City of Saginaw City Hall located

200 FT. Notice Recipients for 1004 Greenbriar Ct. SUP

[REDACTED]
1000 GREENBRIAR CT
FORT WORTH, TX 76179

[REDACTED]
600 BABBLING BROOK DR
SAGINAW, TX 76179

[REDACTED]
617 SILVERBROOK DR
SAGINAW, TX 76179

[REDACTED]
23975 PARK SORRENTO STE 300
CALABASAS, CA 91302

[REDACTED]
609 SILVERBROOK DR
SAGINAW, TX 76179

[REDACTED]
605 SILVERBROOK DR
SAGINAW, TX 76179

[REDACTED]
513 CARRIAGE LN
SAGINAW, TX 76179

[REDACTED]
517 CARRIAGE LN
SAGINAW, TX 76179

[REDACTED]
521 CARRIAGE LN
SAGINAW, TX 76179

[REDACTED]
601 CARRIAGE LN
SAGINAW, TX 76179

[REDACTED]
605 CARRIAGE LN
SAGINAW, TX 76179

[REDACTED]
609 CARRIAGE LN
SAGINAW, TX 76179

[REDACTED]
1004 GREENBRIAR CT
FORT WORTH, TX 76179

[REDACTED]
1008 GREENBRIAR CT
SAGINAW, TX 76179

[REDACTED]
4125 RANCHO MILAGRO DR
FORT WORTH, TX 76179

[REDACTED]
1016 GREENBRIAR CT
SAGINAW, TX 76179

[REDACTED]
1020 GREENBRIAR CT
SAGINAW, TX 76179

[REDACTED]
1017 GREENBRIAR CT
FORT WORTH, TX 76179

[REDACTED]
1013 GREENBRIAR CT
SAGINAW, TX 76179

[REDACTED]
1001 GREENBRIAR CT
SAGINAW, TX 76179

[REDACTED]
1000 SHERWOOD TR
SAGINAW, TX 76179

[REDACTED]
424 LOCKSLEY CT
SAGINAW, TX 76179

[REDACTED]
425 LOCKSLEY CT
FORT WORTH, TX 76179



205 Brenda Lane
P. O. Box 79070
Saginaw, Texas 76179
817-230-0440
www.saginawtx.org/pz

Notice of Public Hearing

RE: Consideration of a Request for a Specific Use Permit (SUP) to Allow the Construction of a Residential Carport on the Property Located at 1004 Greenbriar Ct, Saginaw, Texas 76179.

Dear Property Owner:

The City of Saginaw Planning and Zoning Division has received an application for a specific use permit for a property within 200 feet of yours. The details for the application are as follows:

Applicant Name: Carey Dulle

Application Address: 1004 Greenbriar Ct, Saginaw, TX 76179

Application Type: Specific Use Permit (*SUP*) to Allow a Carport at this Address

The enclosed map illustrates the area under consideration for this request; the shaded section represents the property under consideration, while the red circle delineates the 200-foot radius of all property owners who are legally required to be notified of public hearings related to this application.

A public hearing is a formal meeting in which the public has the opportunity to voice their opinions and concerns regarding the proposed request. These hearings are open to all interested individuals. Comments, objections, and/or statements concerning this matter may be submitted in writing through a reply form or presented in person during the hearing. You may also have someone else represent you at the hearing. The public hearings for this request will be conducted as follows:

Planning and Zoning Commission Meeting: July 8, 2025 at 6:00 p.m.

City Council Meeting: July 15, 2025 at 6:00 p.m.

Location of Meetings: Saginaw City Hall, 333 W. McLeroy Blvd. Saginaw, TX 76179

If you have any questions, please contact the Planning & Zoning Division at 817-230-0440/0444 or e-mail us at pz@saginawtx.org.

Sincerely,

City of Saginaw Planning & Zoning Division



Reply Form

To ensure your comments are on record, this form may be completed and delivered via:

E-Mail:

pz@saginawtx.org

Mail:

Planning & Zoning Division
P.O. Box 79070
Saginaw, Texas 76179

In-Person:

Public Works Facility
205 Brenda Lane
Saginaw, Texas 76179

Request Details:

Applicant Name: Carey Dulle

Application Address: 1004 Greenbriar Ct, Saginaw, TX 76179

Application Type: Specific Use Permit (*SUP*) to Allow a Carport at this Address

Planning and Zoning Commission Meeting: July 8, 2025 at 6:00 p.m.

City Council Meeting: July 15, 2025 at 6:00 p.m.

Location of Meetings: Saginaw City Hall, 333 W. McLeroy Blvd. Saginaw, TX 76179

Response Details:

Name: _____

Address: _____

Phone Number: _____

☐ In Favor

☐ Opposed

Reasoning: _____

205 Brenda Lane
Saginaw, TX 76179



City of Saginaw
817-230-0440

Planning & Zoning / Public Works Applications: #SUP-25-0003

Overview

Type: Specific Use Permit

Submitted: 04-22-25, 9:45am CDT

Address: 1004 GREENBRIAR CT, Fort Worth, TX 76179

Form Submission

Owner:

Carey Dulle
1004 Greenbriar Ct
Saginaw TX 76179

[REDACTED].com, [REDACTED]

If the Applicant is the same as the Owner, check here and move on to the next section.: Yes

Applicant:

Carey Dulle
1004 Greenbriar Ct
Saginaw TX 76179

[REDACTED].com, [REDACTED]

Location of Property: 1004 GREENBRIAR CT, Saginaw, TX 76179

Legal Description: 1004 Greenbriar Ct

Lot:: 2

Block:: 10

Addition:: -

Tract::

Abstract:: -

Survey:: n/a

Zoning:: SF-3 (Single Family)

Subdivision:

Present Use and Improvements on Property:: -

Has a previous application or appeal been filed on the property?: No

If yes please include the date here.: -

Specific Use Requested:: Carport

Application Justification for Request:: Carport

Does the proposed use comply with all the requirements of the zoning district in which the property is located?: Yes

If no is selected, please provide further details:: -

Does the proposed use, as located and configured, contribute to or promote the general welfare and convenience of the city?:

Yes

Please provide further details:: Will comply with guidelines

Do the benefits that the city gains from the proposed use outweigh the loss of or damage to any homes, businesses, natural resources, agricultural lands, historical or cultural landmarks or sites, wildlife habitats, parks, or natural, scenic, or historical features of significance, and outweigh the personal and economic cost of any disruption to the lives, business, and property of individuals affected by the proposed use?:

No

Please provide further details:: For personal use

Have adequate utilities, road access, drainage, and other necessary supporting facilities been or shall be provided?:

Yes

If no is selected, please provide further details:: -

Does the design, location, and arrangement of all public and private streets, driveways, parking spaces, entrances, and exits provide for a safe and convenient movement of vehicular and pedestrian traffic without adversely affecting the general public or adjacent developments?:

Yes

Please provide further details:: Clearance for sidewalk will be observed

Does the issuance of the specific use permit not impede the normal and orderly development and improvement of neighboring vacant property?: Yes

Please provide further details:: Carport guidelines will be followed

Is the location, nature, and height of buildings, structures, walls, and fences in scale with the surrounding neighborhood?: Yes

Please provide further details:: Guidelines for carport will be followed

Will the proposed use be compatible with and not injurious to the use and enjoyment of neighboring property, nor significantly diminish or impair property values within the vicinity?: Yes

Please provide further details:: Carport guidelines will be followed

Have adequate nuisance prevention measures been taken or shall be taken to prevent or control offensive odors, fumes, dust, noise, vibration, and visual blight?:

Yes

Please provide further details:: Carport guidelines will be followed

Has sufficient on-site lighting been provided for the adequate safety of patrons, employees, and property, and such lighting is adequately shielded or directed so as not to disturb or adversely affect the neighboring properties?:

Yes

Please provide further details:: Carport guidelines will be followed

Are the proposed operations consistent with the applicant's submitted plans, master plans, and projections, or, where inconsistencies exist, do the benefits to the community outweigh the costs?:

Yes

If no is selected, please provide further details:: Carport guidelines will be followed

Is there sufficient landscaping and screening to ensure harmony and compatibility with adjacent properties?: Yes

Please provide further details:: Carport guidelines will be followed

Is the proposed use in accordance with the City of Saginaw Comprehensive Land Use Plan?: Yes

If no is selected, please provide further details:: -

1004 Greenbriar Ct. (Current Structure)



Inspiration





City of
Saginaw
Planning and Zoning

Project Number: _____
Project Name: _____

Letter of Acknowledgement

I acknowledge that the application is not considered complete until all requirements are met. Failure to submit the appropriate signed applications, required information, or payment of the required fees will result in refusal of the application.

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.

I hereby certify that I have read and examined the submitted application and supporting documents and know the information I have provided to be true and correct. 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 online through Municode (Database for City Ordinances).

CHECK ONE OF THE FOLLOWING:

- ☒ As the owner, I will represent the application myself; or
☐ I hereby designate _____ (Name of Applicant) to act in the capacity as my agent for submittal, processing, representation, and/or presentation of this development application. The designated agent shall be the principal contact person for responding to all requests for information and for resolving all issues of concern relative to this application.

Applicant: Carey A. Dulle

Company: _____

Address: 1004 Greenbriar Ct.

Phone #: _____ E-Mail: _____@_____com

Applicant's Signature: Carey A. Dulle Date: 04-22-25

Owner: (same)

Company: _____

Address: _____

Phone #: _____ E-Mail: _____

Owner's Signature: _____ Date: _____



Planning & Zoning Commission Memorandum

A. Project Updates for June 2025

Meeting	Agenda Group
Tuesday, July 8, 2025, 6:00 PM	Staff Report Item: 4A.
Reference File	
Community Goals	

Staff will update the Commission on project updates received from Senior Inspections Manager, Bill Hurst, for the month of June 2025.

Attachments

[Project Updates \(07.08.25\).pdf](#)



Project Updates

Date: July 08, 2025

To: Chairman and Members of the Planning and Zoning Commission

From: Maria Hernandez, Planning Tech

Subject: June 2025 Project Updates in the City of Saginaw, Texas

Background/Discussion:

Please see below the latest updates for current projects in the City, please note dates are subject to change:

1. **Alpine at the Square**
 - a. *Complete:* Phase 9 of 9
 - b. Awaiting requested documents before closing out the project.
 - c. *Scheduled Completion Date:* TBD
2. **Basswood Pedestrian Crossing**
 - a. *Open to Traffic:* 08/06/24
 - b. *In Progress:* Awaiting requested documents before closing the project.
 - c. *Scheduled Completion Date:* TBD
3. **Beltmill Villas**
 - a. *Complete:* Phase 8 of 8
Awaiting requested documents before closing out the project.
 - b. *Scheduled Completion Date:* TBD
4. **Blazing Hospitality**
 - a. *Complete:* Ready for the City's Acceptance letter.
 - b. *Scheduled Completion Date:* June 2025
5. **Falcon Distribution**
 - a. *Complete:* Sanitary Sewer, water, and parking lots.
 - b. *90% Complete:* Storm drain
 - c. *In Progress:* Water testing. The contractor is working on the added 12" sanitary sewer line. Contractor started lime stabilization on fire lanes.
 - d. *Scheduled Completion Date:* TBD
6. **Knowles Reconstruction (Phase II & III)**
 - a. Phase II & III
 - i. *Notice to Proceed:* September 20, 2023
 - ii. *Original Contract Duration:* 720 Calendar Days
 - iii. *Days Used to Date:* 645 days
 - iv. *Days Remaining:* 75 days
 - v. *Percentage of Days Used:* 90 %

Project Updates (Continued)

Knowles Reconstruction (Phase II & III) Continued

- b. Phase 1 of Phase II
 - i. *Location:* Knowles Drive from McLeroy to Woodcrest
 - ii. *In Progress:* Landscaping contractor is working on installing trees.
 - c. Phase 2 & 3 of Phase II
 - i. *Location:* Knowles Drive from McLeroy to Longhorn
 - ii. *In Progress:* Landscaping contractor is working on installing irrigation.
 - d. Phase 4 of Phase II
 - i. *In Progress:*
 - 1. The contractor is now working on installing the headwalls across the face of the culvert box.
 - 2. Excavation and embankment in progress from roundabout to the West toward Woodcrest.
 - 3. Starting to set forms and rebar for concrete paving at the roundabout.
 - 4. Roundabout will be poured in 4 phases, starting the first pour on July 2nd.
 - ii. *Closing:* All traffic to the West of Knowles and McLeroy intersection will be closed on 2-18-25 for approximately 3 months.
 - iii. *Complete:* Lime Stabilization and the new box culvert crossing.
 - e. Phase 4 & 5 of Phase II
 - iv. *Scheduled To be Closed:* 02/18/25 through 08/31/25; All traffic to the West of Knowles and McLeroy intersection will be closed on 2-18-25 for approximately 3 months.
 - f. Phase 5 of Phase II
 - iii. *Closing:* Knowles and McLeroy intersection (4-way traffic) to be closed on 4/7/2025 through August
 - iv. *Scheduled:* Water line, storm drain, and paving improvements
7. **Longhorn Traffic Signals**
- a. *In Progress:* Contractor has completed the sidewalks and ADA ramps. New striping is scheduled to accommodate the new signals. The traffic signal will be activated once the striping is complete.
 - b. *Scheduled Completion Date:* TBD
8. **Miller Milling**
- a. *In progress:* Contractor is working on the final punch list.

Project Updates (Continued)

9. **Old Decatur Turn Lane**

- a. *Complete:* City Acceptance Letter has been sent to contractor.

10. **Opal Jo Jennings and Brian Schwengler Parks**

- a. *Contract Duration:* 75 Calendar Days
- b. *Days Used to Date:* 31 days
- c. *Days Remaining:* 44 days
- d. **Opal Jo Jennings**
 - vi. *In Progress:* Contractor is working on the new sidewalks and installing the playground hardscape.
- e. **Brian Schwengler**
 - vii. *In Progress:* All existing playground equipment has been removed. Site is being prepped to install the playground hardscape and the new parking lot.

11. **Saginaw Library and Senior Center**

- a. *Complete:* All public improvements
- b. *In Progress:* General contractor is working on the building structure.
- c. *Contact Assistant City Manager, Lee Howell, for further details*

12. **Tricon Saginaw**

- a. *Complete:* Phase 4 of 15
- b. *In Progress:* Contractor is working on infrastructure, no new updates.
- c. *Scheduled Completion Date:* Unknown

13. **Wayside Middle School**

- a. *100 % Complete:* Sanitary Sewer
- b. *90 % Complete:* Water, Storm drain
- c. *In Progress:* Few misc. items and city required tests
Paving is behind schedule due to the recent weather
General contractor is working on the building structures
- d. *Scheduled Completion Date:* November 2025

***All information received and confirmed by Bill Hurst, Senior Inspections Manager.*