

CITY PLAN COMMISSION**THURSDAY, AUGUST 6, 2026****RECORD NUMBER:** STNAME-26-000005**PLANNER:** Sharmila Shrestha**LOCATION:** between Zang Boulevard and Young Street**DATE FILED:** March 23, 2026**COUNCIL DISTRICTS:** 1, 2**APPLICANT:** City of Dallas**REQUEST:** An application to change Houston Street Bridge (Houston Street Viaduct) between Zang Boulevard and Young Street to "Pettis Norman Bridge."**SUMMARY:**

- On March 23, 2026, the City of Dallas received a City Council memorandum requesting consideration of a name change for the Houston Street Bridge (Houston Street Viaduct), between Zang Boulevard and Young Street, to "Pettis Norman Bridge."
- The statement of reasons supporting the request is included in the attached memorandum.
- Notices for the City Plan Commission hearing were mailed on May 5, 2026, to 14 property owners notifying them of the proposed name change. Additionally, notification signs were posted along the Houston Street Viaduct on May 4, 2026, and notice of the public hearing was published in the newspaper on July 7, 2026.

BACKGROUND INFORMATION:

<u>Thoroughfare/Street</u>	<u>Roadway Status</u>
Houston Street Viaduct	Major Arterial
Riverfront Boulevard	Major Arterial
Hotel Street	Minor Arterial
Young Street	Major Arterial
Reunion Boulevard	Minor Arterial

STAFF ANALYSIS:

"Section 51A-9.304. STANDARDS FOR STREET NAMES AND STREET NAME CHANGES" are attached at the end of this report.

Street Name Change: In terms of compliance with Division 51A-9.300 of the Dallas Development Code, staff observe the following:

Section 51A-9.304(a)(5) states "A street name may not contain more than 14 characters providing; however, that the street-type designation may be abbreviated to comply with this requirement."

The proposed street name, "Pettis Norman Bridge," contains 20 characters. Therefore, approval of this request will require a waiver of Section 51A-9.304(a)(5).

Section 51A-9.504(a)(1) states "A proposed label in a street name may not duplicate any existing label."

The proposed change of the Houston Street Bridge (Houston Street Viaduct), between Zang Boulevard and Young Street, to "Pettis Norman Bridge" complies with Section 51A-9.304(a)(1), as no other street within the City has been named or renamed "Pettis Norman Bridge."

Section 51A-9.304(c)(2) states "A street name commemorating a person, or a historic site or area is prohibited until at least two years after the death of the person to be honored or the occurrence of the event to be commemorated."

The proposed change of the Houston Street Bridge (Houston Street Viaduct), between Zang Boulevard and Young Street, to "Pettis Norman Bridge" does not comply with Section 51A-9.304(c)(2), as it has not been two years since the death of the individual to be honored.

Departmental Responses: Information on this case was routed to the following entities on April 23, 2026.

Department/Entity	Date of response	Department/Entity	Date of response
AT&T	N/R	Property Management	NR
Atmos Energy	N/R	Police	NR
Building Inspection (Arborist)	NR	Department of Transportation	5/19/26
City Archivist	5/13/26	Public Works	NR
City Attorney	NR	Sanitation Services	N/R
Comprehensive Planning	N/R	School District	5/13/26
Dallas County Historical Commission	N/R	Texas DOT	NR
DART	N/R	SD&C_ENG.	NR
Fire Department	N/R	TXU Electric	N/R
Long Range Planning	NR	US Post Office	N/R
Park and Recreation	5/18/26	Street Name Coordinator	5/13/26

N/R= No written Response

- **Street Name Coordinator:** No objection if certain conditions are met
 - Waive Sections 51A-9.304(a)(5)
- **Park and Recreation:** No objection
- **City Archivist:** No objection
- **Dallas Independent School District:** No objection

- **Department of Transportation:** This name change will require an amendment to the Thoroughfare/CBD Plan. Please coordinate with Transportation and Public Works to include this change in the ordinance.

WAIVERS ARE NEEDED FOR:

- Section 51A-9.304(a)(5) “A street name may not contain more than 14 characters providing, however, that the street-type designation may be abbreviated to comply with this requirement.”
- Section 51A-9.304(c)(2) “A street name commemorating a person, or a historic site or area is prohibited until at least two years after the death of the person to be honored or the occurrence of the event to be commemorated.”

STAFF RECOMMENDATION: This request requires waivers of Section 51A-9.304(a)(5) and Section 51A-9.304(c)(2), and amendment to the Thoroughfare/CBD Plan. Staff recommends approval of the request provided that the required waivers are granted.

SUBDIVISION REVIEW COMMITTEE RECOMMENDATION:

On May 21, 2026, the Subdivision Review Committee held the case under advisement until June 25, 2026.

On June 25, 2026, Subdivision Review Committee, by unanimous vote, recommended denial of the request to change Houston Street Bridge (Houston Street Viaduct) between Zang Boulevard and Young Street to “Pettis Norman Bridge.”

Memorandum



City of Dallas

DATE March 23, 2026
TO Kimberly Bizer Tolbert, City Manager
FROM Zarin D. Gracey, Councilmember, District 3
SUBJECT **Street Name Change for the Houston Street Bridge to Pettis Norman Bridge**

In accordance with the provisions of Section 51A-9.302(b) of the Dallas Development Code, please proceed with the process for the consideration of a street name change of the Houston Street Bridge, from Ceremonial to E. Greenbriar Ln to Hotel Street, to Pettis Norman Bridge.

Professional and Community Impact

Pettis Norman has made major contributions to the City of Dallas, such as community leadership, civil rights, business, and economic empowerment impacts. Pettis Norman was a Dallas Cowboys tight end (1962-1970), including helping the team reach Super Bowl V, and remained a beloved figure in the Dallas sports community long after his playing career; and

Civil Rights Advocacy

Mr. Norman was an active civil rights advocate in Dallas in the 1960s, participating in protests and marches aimed at ending segregation and inequality in the city during a pivotal time in its history. He worked to address racial segregation within professional football and in the community, including pushing for integrated hotel accommodations and joining local marches; and

Economic Leadership and Business Achievement

After retiring from football, Mr. Norman became a successful businessman in Dallas, including ventures in banking, real estate, franchising, and transportation. He was one of the first Black banking executives in Dallas, serving as an assistant vice president in business development early in his post-NFL career; and

Civic and Economic Inclusion

Mr. Norman founded the Dallas Together Forum, a coalition of corporate leaders focused on expanding minority hiring and business contracting opportunities for women and minority-owned firms – a pioneering effort for inclusive economic development in the region. His work helped shape corporate engagement with issues of diversity and economic opportunity locally; and

Recognition and Honors

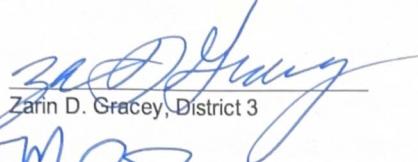
Mr. Norman received repeated congressional recognition for his community efforts and contributions, including acknowledgments in the Congressional Record for leadership and civic service to Dallas and beyond. He was inducted into multiple halls of fame and received numerous civic awards, reflecting his impact both on and off the field.

"Our Product is Service"
Empathy | Ethics | Excellence | Equity

Bridge Name Change – Pettis Norman

March 23, 2026

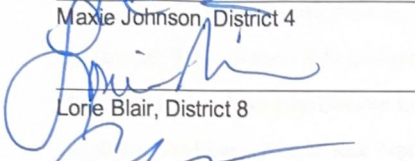
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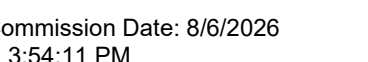
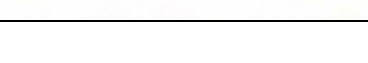
Zarin D. Gracey, District 3



Maxie Johnson, District 4



Lone Blair, District 8



"Our Product is Service"
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Ms. Arcilia Acosta – CEO CARCON Industries & Construction & Immediate Past Chairwoman, Dallas Citizens Council

Mr. Joe Alcantar – Co-Chair Dallas Together Forum & Former Chairman Dallas City Plan Commission

Ms. Linda S. Baker – Market President for Argent Trust Company/Dallas, TX

Mr. Victor Burke – Former Executive Vice President of Operations for DART

Ms. Mary Coane – SVP & Wealth Advisor, Argent Trust Company/Dallas, TX

Ms. Lora Davis – Founding Member of Davis Stephenson, PLLC

Mr. Tom Dunning – Chairman Emeritus Lockton Dunning & Former Chair Dallas Citizens Council

Mr. Rodney Ellis – Senator & Commissioner Harris County, Houston

Mr. John Garda – Managing Director, Longford Capital Management, LP

Ms. Helen Giddings – Former State Representative Texas House District 109

Mr. Zarin Gracey – Councilman District 3

Mr. Calvin Hill – Former Teammate Dallas Cowboys & Cowboys Consultant

Mr. Peter Johnson – Prominent Civil Rights Leader

Mr. Ronald Kirk – US Trade Representative Obama Administration, Former Dallas Mayor & Sr. Counsel Gibson, Dunn & Crutcher

Mr. Tom Landry, Jr. – Son of Dallas Cowboys Coach & President of Landry Investment Group, Inc

Mr. Terrence G. Maiden – CEO Russell Glen Company

Mr. Rene Martinez – Special Assistant to President East Texas A & M University

Dr. Lee Monroe – Former President Paul Quinn College & Consultant

Mr. Erle Nye – Chairman Emeritus TXU Corporation

Mr. John Wiley Price – Dallas County Commissioner District 3

Mr. Mike Rawlings – Former Mayor Dallas & Vice Chairman of CIC Partners

Ms. Melanie Saxton – Autobiography collaborator on the Pettis B. Norman book

Mr. Brad Sham – Voice & Announcer for Dallas Cowboys

Mr. William T. Solomon – Chairman Emeritus Austin Industries, Chairman of O'Donnell Foundation & Co-Chair Dallas Together Forum

Mr. Roger Staubach – Cowboys Quarterback & CEO Staubach Corporation

Mr. Vernell Sturns – Former Executive Director of the DFW Airport & Asst City Manager Fort Worth

Mr. Casey Thomas – Former Councilman District 3 & Consultant

Mr. Royce West – Texas State Senator District 23

Mr. J. McDonald (Don) Williams – Chairman Emeritus Trammell Crow Company, Chairman FCE

Mr. Mark H. Wittow – Partner K & L Gates

05/15/2026

Notification List of Property Owners

STNAME-26-000005

14 Property Owners Notified

Label #	Address	Owner
1	501 HOUSTON ST	HUNT REUNION HOLDINGS INC
2	508 YOUNG ST	CHARTER DMN HOLDINGS LP
3	611 S HOUSTON ST	HUNT REUNION HOLDINGS INC
4	600 S RIVERFRONT BLVD	PNYX LIMITED PARTNERSHIP
5	1100 N LANCASTER AVE	CITY & COUNTY LEVEE
6	4401 LINFIELD RD	ST LOUIS S W RAILWAY CO
7	4401 LINFIELD RD	ST LOUIS S W RAILWAY CO
8	1114 N LANCASTER AVE	C I OPPORTUNITY FUND IV LP
9	437 TRINITY RIVER CIR	BRAKEY BUD ARVIN JR
10	441 TRINITY RIVER CIR	TAFT JAMES III
11	445 TRINITY RIVER CIR	MEYER PHILIPP W &
12	555 2ND AVE	DART
13	555 2ND AVE	DART
14	403 REUNION BLVD	DALLAS AREA RAPID TRANSIT

SECTION 51A-9.304. STANDARDS FOR STREET NAMES AND STREET NAME CHANGES:

(a) In general.

- (1) A proposed label in a street name may not duplicate any existing label.
- (2) A proposed street name may not be similar to an existing street name so that it creates confusion or an obstacle to the provision of emergency services.
- (3) If all of the standards in this section are met, a roadway that extends into the city of Dallas from a contiguous municipality must adopt the street name given the street by the contiguous municipality.
- (4) A street name that uniquely identifies a particular tract, tenant, or product name is prohibited.
- (5) A street name may not contain more than 14 characters providing, however, that the street-type designation may be abbreviated to comply with this requirement.
- (6) Hyphenated and apostrophied street names are prohibited.

(b) Number of names for a roadway.

- (1) Except as provided in Paragraph (2), a roadway must have only one name.
- (2) Different names must be given to the same roadway under the following conditions:
 - (A) If a minor roadway deviates from its predominant course at a 90-degree angle for a distance of more than 300 feet, a different name must be used for the predominant course and for each portion of the roadway deviating from the predominant course.
 - (B) If two segments of a minor roadway are separated by an intervening land use that prohibits vehicular passage, and if future connections of the street segments through the use is unlikely, the segments of roadway on each side of the intervening use must have different names.
 - (C) If a street is interrupted and offsets more than 150 feet at a cross street, different names must be given to the offset street segments.

(c) Historic street names.

- (1) A historic street name may not be changed.
- (2) A street name commemorating a person, or a historic site or area is prohibited until at least two years after the death of the person to be honored or the occurrence of the event to be commemorated.

(d) Street type and label designation.

- (1) A street name may not contain more than one street-type designation. For example, the street name "John Doe Place Road" is not permitted.
- (2) The designation of the street type must be based upon the features of the roadway, such as the traffic volumes carried by the roadway, its physical design and construction characteristics, and its role in the surrounding street network.

(3) No street name may have more than two labels before the street-type designation.

(e) Directional prefix and suffix.

(1) A directional prefix is permitted only when the roadway intersects one of the official baselines used by the city.

(2) A directional suffix is permitted as an indicator for address location.

(f) Guidelines.

(1) A street name may be based upon physical, political, or historic features of the area.

(2) The name of a subdivision and names thematically related to the name of a subdivision may be given to a street within the subdivision.

(g) Waiver.

The city council, by a three-fourth vote of its members, may waive any of the standards contained in this section when waivers would be in public interest and would not impair the public health, safety, or welfare. (Ord. Nos. 19832; 23407)