



Legislation Text

---

File #: 24-1175, Version: 1

---

**AGENDA DATE:** April 4, 2024  
**COUNCIL DISTRICT(S):** 7  
**DEPARTMENT:** Department of Planning and Urban Design

---

**SUBJECT**

An application for 1) a new subdistrict for FWMU-5 Walkable Urban Mixed Use Form Subdistrict uses on property zoned a D(A) Duplex Subdistrict, a CC Community Commercial Subdistrict, and a P(A) Parking Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, in an area generally along the southwest line of South Central Expressway, northwest of Pennsylvania Avenue, and east of Julius Schepps Freeway; 2) a Specific Use Permit for a commercial parking lot or garage on property zoned a CC Subdistrict and a D(A) Subdistrict within Planned Development District No. 595, on the southwest line of South Central Expressway, between Pennsylvania Avenue and Peabody Avenue; and 3) a Specific Use Permit for a commercial parking lot or garage on property zoned a CC Subdistrict within Planned Development District No. 595, on the west corner of South Central Expressway and Martin Luther King, Jr. Boulevard.

Staff Recommendation: 1) **Approval** of a new subdistrict for FWMU-5 Subdistrict uses, subject to a subarea map exhibit and staff's recommended conditions; 2) **approval** of a Specific Use Permit for a commercial parking lot or garage for a two-year period, subject to a site plan and conditions; and 3) **approval** of a Specific Use Permit for a commercial parking lot or garage for a two-year period, subject to a site plan and conditions.

Applicant: Forest Forward

Representative: Rob Baldwin, Baldwin Associates

Planner: Liliana Garza

Council District: 7

**Z223-268(LG)**