



AGENDA

PLANNING AND ZONING COMMISSION

September 12, 2022

Regular Session 6:00 p.m.
Town Council Chambers
1614 South Bowen Road

NOTICE IS HEREBY GIVEN THAT A POTENTIAL QUORUM OF THE TOWN COUNCIL MAY BE PRESENT DURING THE PLANNING AND ZONING COMMISSION SPECIAL MEETING.

SPECIAL SESSION 6:00 P.M.
CALL TO ORDER AND GENERAL COMMENTS
INVOCATION
PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES

1. Approval of Planning and Zoning Minutes:
 - May 2, 2022

NEW BUSINESS

2. Discuss, and consider action on the appointment of the Officers to the 2022-2023 Planning and Zoning Commission.
3. Public hearing, discuss, review, and consider action on Zoning Case Z-268, a proposed Specific Use Permit renewal as requested by McKenna and Tanner Majors to for a food truck at the property located at 2304 West Park Row Drive, in the William J Barry Survey, Abstract 155, Tracts 1A3, 1A3A, 1A3B, 1A5, 1A5B and 1A5C, Pantego, Tarrant County, Texas. The property is generally located in the Lakewood Shopping Center on the south side of West Park Row Drive between South Bowen Road and Milby Road.

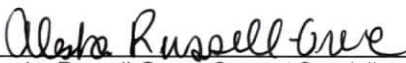
PLANNING AND ZONING COMMISSION INQUIRY

If a member of the Commission makes a spontaneous inquiry about a subject not on this agenda, then the Planning and Zoning commission or an appropriate Town official may make a statement of factual information or policy in response to such an inquiry. However, in accordance with Open Meetings Act Section 551.042, the Planning and Zoning Commission cannot discuss issues raised or make any decisions on that subject at this time. Issues raised may be referred to Town Staff for research and possible future action.

ADJOURNMENT

CERTIFICATION

Prepared and posted in accordance with Chapter 551 of the Texas Government Code. I, the undersigned authority, do hereby certify that this Notice of Meeting was posted on the outside window of a display cabinet at the Town Hall of the Town of Pantego, Texas, a place of convenience and readily accessible to the general public at all times, and said Notice was posted by the following date and time: Friday, September 9, 2022 at 5:00 p.m., and remained so posted at least 72 hours before said meeting convened.


Alesha Russell-Greve, Support Specialist



Auxiliary aids and services are available to a person when necessary to afford an equal opportunity to participate in town functions and activities. Auxiliary aids and services or accommodations should be requested forty-eight (48) hours prior to the scheduled starting time by calling the Planning and Zoning Secretary's office at (817) 617-3702.

Complete Planning & Zoning Commission Agenda and background information are available for review at the Planning and Zoning Secretary's Office or on the Town website www.townofpantego.com.



PLANNING AND ZONING COMMISSION

AGENDA BACKGROUND

AGENDA ITEM: Approval of Planning and Zoning Commission minutes from May 2, 2022 meeting.

DATE: September 6, 2022

PRESENTER:

Alesha Russell-Greve, Zoning Secretary

BACKGROUND:

Review and consider action on Planning and Zoning Commission minutes from May 2, 2022 meeting.

RECOMMENDATION:

Staff recommends approval of the Planning and Zoning Commission minutes from May 2, 2022 meeting as written.

ATTACHMENTS:

May 2, 2022 Minutes.

Director's Review: _____ City Manager's Review: _____
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**Planning and Zoning Commission
Minutes May 2, 2022**

STATE OF TEXAS §

COUNTY OF TARRANT §

TOWN OF PANTEGO §

The Planning and Zoning Commission of the Town of Pantego, Texas, met in regular session at 6:00 p.m. in the Town Council Chambers, 1614 South Bowen Road, Pantego, Texas on the 2nd day of May 2022 with the following members present:

**Victoria Roemmich
Landon Miller
Jason Bergin
Pete Shryock**

**Chairperson
Vice-Chairman
Commissioner
Commissioner- Alternate**

Constituting a quorum. The following staff members were present:

**Joe Ashton
Bob Neal
Alesha Russell-Greve
Sandra Overstreet**

**City Manager
Public Works Director
Planning & Zoning Secretary
HR Director**

(The following items were considered in accordance with the official agenda posted on the 29th day of April 2022.)

REGULAR SESSION 6:00 P.M.

CALL TO ORDER AND GENERAL COMMENTS

Chairperson Roemmich welcomed everyone to the meeting and called the Regular Session to order at 6:00 p.m.

INVOCATION

PLEDGE OF ALLEGIANCE

Commissioner Cassell gave the invocation, which was immediately followed by the Pledge of Allegiance.

APPROVAL OF MINUTES

1. Approval of Planning and Zoning April 4, 2022, Minutes.

Vice-Chairman Miller made a motion to approve the April 4, 2022, minutes as submitted. Commissioner Shryock seconded the motion.

The vote was as follows:

Ayes: Roemmich, Miller, Bergin, and Shryock.

Nays: None.

Abstentions: None.

Chairperson Roemmich declared the motion passed unanimously.

NEW BUSINESS

2. Discuss, direct, and consider action to amend the Planning and Zoning Commission Regular Session start time

Vice-Chairman Miller made a motion to change the start time of the Planning & Zoning meetings to 6:00 pm. Commissioner Shryock seconded the motion.

The vote was as follows:

**Planning and Zoning Commission
Minutes May 2, 2022**

Ayes: Roemmich, Miller, Bergin, and Shryock.
Nays: None.
Abstentions: None.

Chairperson Roemmich declared the motion passed unanimously.

- 3. Public hearing, discuss, review, and consider action on Zoning Case Z-264, a proposed Specific Use Permit as requested by Mr. B's Burger Pub for the permission to sell alcohol (beer & wine) for on-premise consumption at an existing restaurant (Mr. B's Burger Pub) located at 2578 West Pioneer Parkway, Minyard Properties Inc Addition, Pantego, Tarrant County, Texas. The property is generally located on the south side of West Pioneer Parkway between South Bowen Road and Corzine Drive.**

Chairperson Roemmich read the caption for the record. City Manager Joe Ashton explained the need for the specific use permit.

Chairperson Roemmich opened the public hearing at 6:04 p.m.

Present to speak in support of this zoning case was Vicki Serenil, 2578 West Pioneer Parkway, Pantego, Texas 76013.

No one spoke in opposition of Zoning Case Z-264. Chairperson Roemmich closed the public hearing at 6:05 p.m. Chairperson Roemmich inquired if any calls or written communications were received. Ms. Russell-Greve stated that no calls or written communications had been received.

Commissioner Shryock made a motion to approve Zoning Case Z-264 as submitted until change of ownership or upon expiration of the current three-year lease. Vice-Chairman Miller seconded the motion.

The vote was as follows:

Ayes: Roemmich, Miller, Bergin, and Shryock.
Nays: None.
Abstentions: None.

Chairperson Roemmich declared the motion passed unanimously.

- 4. Public hearing, discuss, review, and consider action on Zoning Case Z-265, a proposed Specific Use Permit as requested by My Boba Shop for the permission to sell alcohol (beer & wine) for on-premise and off-premise consumption at My Boba Shop located at 1509 South Bowen Road, Abstract 155, Tract 1A01A, 1A1A, 1A1B & 1A5A of the William J Barry Survey, Pantego, Tarrant County, Texas. The property is generally located on the south side of West Park Row Drive between South Bowen Road and Milby Road.**

Chairperson Roemmich read the caption for the record. City Manager Joe Ashton explained the need for the specific use permit.

Chairperson Roemmich opened the public hearing at 6:13 p.m.

Present to speak in support of this zoning case was Vivian Tran, 1509 South Bowen Road, Pantego, Texas 76013.

No one spoke in opposition of Zoning Case Z-265. Chairperson Roemmich closed the public hearing at 6:22 p.m. Chairperson Roemmich inquired if any calls or written communications were received. Ms. Russell-Greve stated the Town received one opposition letter from William Kelly Horn Assistant Superintendent of Facility Services for Arlington Independent School District and read it out loud for the Commission.

Commissioner Bergin made a motion to approve Zoning Case Z-265 as submitted until change of ownership or upon expiration of the current five-year lease. Vice-Chairman Miller seconded the motion.

The vote was as follows:

**Planning and Zoning Commission
Minutes May 2, 2022**

Ayes: Roemmich, Miller, and Bergin.
Nays: Shryock.
Abstentions: None.

Chairperson Roemmich declared the motion passed 3-1.

- 5. Public hearing, discuss, review, and consider action on Zoning Case Z-266, a proposed Specific Use Permit as requested by As Castillo Enterprise, LLC for the change of ownership of a coin operated laundromat (Quick Wash) at the property located at 1515 South Bowen Road, Abstract 155, Tract 1A01A, 1A1A, 1A1B & 1A5A of the William J Barry Survey, Pantego, Tarrant County, Texas. The property is generally located on the south side of West Park Row Drive between South Bowen Road and Milby Road.**

Chairperson Roemmich read the caption for the record. City Manager Joe Ashton explained the need for the specific use permit.

Chairperson Roemmich opened the public hearing at 6:30 p.m.

Present to speak in support of this zoning case was Armando Castillo, 1515 South Bowen Road, Pantego, Texas 76013.

No one spoke in opposition of Zoning Case Z-266. Chairperson Roemmich closed the public hearing at 6:31 p.m. Chairperson Roemmich inquired if any calls or written communications were received. Ms. Russell-Greve stated that no calls or written communications had been received.

Vice-Chairman Miller made a motion to approve Zoning Case Z-266 as submitted until change of ownership or upon expiration of the current five-year lease. Commissioner Shryock seconded the motion.

The vote was as follows:
Ayes: Roemmich, Miller, Bergin, and Shryock.
Nays: None.
Abstentions: None.

- 6. Public hearing, discuss, review, and consider action on Zoning Case Z-267, a proposed Specific Use Permit as requested by Gospel City Church for the establishment of an office at the property located at 2214 West Park Row Drive, Lot 1A, Block A, of the Southern Flair Addition, Pantego, Tarrant County, Texas. The property is generally located on the south side of West Park Row Drive between South Bowen Road and Ravenwood Drive.**

Chairperson Roemmich read the caption for the record. City Manager Joe Ashton explained the need for the specific use permit.

Chairperson Roemmich opened the public hearing at 6:33 p.m.

Present to speak in support of this zoning case was Mark Mangrem, 2214 West Park Row Drive, Pantego, Texas 76013.

No one spoke in opposition of Zoning Case Z-267. Chairperson Roemmich closed the public hearing at 6:35 p.m. Chairperson Roemmich inquired if any calls or written communications were received. Ms. Russell-Greve stated that no calls or written communications had been received.

Commissioner Shryock made a motion to approve Zoning Case Z-267 as submitted until change of ownership. Vice-Chairman Miller seconded the motion.

The vote was as follows:
Ayes: Roemmich, Miller, Bergin, and Shryock.
Nays: None.
Abstentions: None.

**Planning and Zoning Commission
Minutes May 2, 2022**

GENERAL COMMENTS

Chairperson Roemmich thanked everyone for coming.

ADJOURNMENT

Chairperson Roemmich declared the meeting adjourned at 6:37 p.m.

ATTEST:

**Alesha Russell-Greve,
Planning & Zoning Secretary**

**Landon Miller,
Vice-Chairman**



PLANNING AND ZONING COMMISSION

AGENDA BACKGROUND

AGENDA ITEM: Discuss and consider action on the appointment of Officers to the 2022-2023 P&Z Commission.

DATE: September 6, 2022

PRESENTER:

Alesha Russell-Greve, Planning and Zoning Secretary

BACKGROUND:

Each year in June, Council appoints the new and/or returning members to the Planning & Zoning Commission. According to Section 1.05.072 Conduct of Business; Officers; Bylaws of the Town of Pantego Code of Ordinances, the Planning and Zoning Commission shall elect a chairman and vice chairman from its memberships each year by July following the appointment of its new members. The Commissioners need to elect their chairman and vice chairman for the 2022-2023 Fiscal Year.

RECOMMENDATION:

Staff is at the discretion on the Commission.

ATTACHMENTS:

None.

Director's Review: _____ City Manager's Review: _____
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PLANNING AND ZONING COMMISSION

AGENDA BACKGROUND

AGENDA ITEM: Public hearing, discuss, review, and consider action on Zoning Case 268, a proposed Specific Use Permit renewal as requested by McKenna and Tanner Majors to for a food truck at the property located at 2304 West Park Row Drive, in the William J Barry Survey, Abstract 155, Tracts 1A3, 1A3A, 1A3B, 1A5, 1A5B and 1A5C, Pantego, Tarrant County, Texas. The property is generally located in the Lakewood Shopping Center on the south side of West Park Row Drive between South Bowen Road and Milby Road.

DATE: September 6, 2022

PRESENTER:

Bob Neal, Public Works Director

BACKGROUND:

The Notice of Public Hearing was published on August 29, 2022 in the Fort Worth Commercial Recorder, the Town's official newspaper. This notice was also posted on the Town's bulletin board and the Town's website. Owners of property within two hundred (200) feet of the applicant property were given notice via U.S. mail.

RECOMMENDATION:

Staff recommends approval of this Zoning Case Z-268.

ATTACHMENTS:

Community Development Staff Report
Application Zoning Case Z-268
Additional Information
Notification Map
Notification List



COMMUNITY DEVELOPMENT STAFF REPORT

MEETING DATE: September 12, 2022

ACTION

REQUESTED: Consider approval and recommendation for Zoning case Z-268 a proposed Specific Use Permit renewal as requested by McKenna and Tanner Majors.

DESCRIPTION: 2304 West Park Row Drive, in the William J Barry Survey, Abstract 155, Tracts 1A3, 1A3A, 1A3B, 1A5, 1A5B and 1A5C, Pantego, Tarrant County, Texas.

PROPERTY

OWNER: Farrell Property Co. Ltd.

APPLICANT: McKenna & Tanner Majors

CURRENT ZONING: C-3 Commercial District

SURROUNDING

ZONING/LAND USE: North- C-2 Commercial District
C-3 Commercial District
West- C-3 Commercial Zoning District
East- C-3 Commercial Zoning District – Lakewood Shopping Center
South- C-3 Commercial Zoning District – Lakewood Shopping Center

REQUESTED

VARIANCES: None.

ANALYSIS:

SPECIAL USE PERMIT This is a specific use permit renewal for a food truck stand.

CONSIDERATIONS:

The Town of Pantego Zoning Ordinance states the following considerations that the Planning and Zoning Commission and Town Council should consider prior to approval of a specific use permit:

- (1) The proposed use complies with all the requirements of the zoning district in which the specific use permit is located;
- (2) The proposed use as located and configured will contribute to or promote the general welfare and convenience of the Town;
- (3) The benefits that the town 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;
- (4) Adequate utilities, road access, drainage and other necessary supporting facilities have been or shall be provided;
- (5) The design, location and arrangement of all public and private streets, driveways, parking spaces, entrances and exits shall provide for a safe and convenient movement of vehicular and pedestrian traffic without adversely affecting the general public or adjacent developments;
- (6) The issuance of the special use permit does not impede the normal and orderly development and improvement of neighboring vacant property;

- (7) The location, nature and height of buildings, structures, walls and fences are not out of scale with the neighborhood;
- (8) The proposed use will be compatible with and not injurious to the use and enjoyment of neighboring property, nor significantly diminish or impair property values within the vicinity;
- (9) Adequate nuisance prevention measures have been or shall be taken to prevent or control offensive odors, fumes, dust, noise, vibration and visual blight;
- (10) Sufficient on-site lighting is provided for adequate safety of patrons, employees and property and such lighting is adequately shielded or directed so as not to disturb or adversely affect neighboring properties;
- (11) There is sufficient landscaping and screening to ensure harmony and compatibility with adjacent properties;
- (12) The proposed operation is consistent with the applicant's submitted plans, master plans, projections, or where inconsistencies exist, the benefits to the community outweigh the costs;
- (13) The proposed use is in accordance with the Town's comprehensive plan.

**RECOMMENDED
ACTIONS:**

The Planning and Zoning Commission has the following options when considering this Zoning Case;

- Recommend approval as submitted;
- Recommend approval with conditions;
- Table to specific date with clarification of intent and purpose; or
- Recommend denial of application.

STAFF

RECOMMENDATION:

Staff recommends approval of this specific use permit renewal as submitted.



Town of Pantego
1614 S. Bowen Rd., Pantego, TX 76013
(817)617-3700 or (817)617-3726 Fax
info@townofpantego.com

APPLICATION FOR A SPECIFIC USE PERMIT JUL 15 '22 10:44

APPLICANT

If applicant is NOT owner of property, Agent Authorization Form must be completed.

Name: Tanner Majors Date: 7/14/22

Address: 518 Biggs Terrace
Street Address

Arlington, TX TX 76010
City State Zip

Phone: [REDACTED] Email: [REDACTED]

Applicant Status: ☒ Owner ☒ Tenant ☐ Purchaser ☐ Other

PROPERTY DEVELOPMENT INFORMATION

Address: 2380 W. Parkrow Pantego, TX 76013

Legal Description:

☐ Property is subdivided: Addition: _____

Lot: _____ Block: _____

☒ Property is not subdivided: Survey: _____

Abstract#: _____ Tract: _____

Existing Classification: Food Trailer

Developer: _____	Agent: _____
Address: _____	Address: _____
City/State/Zip: _____	City/State/Zip: _____
Phone/Fax: _____	Phone/Fax: _____
Surveyor: _____	Engineer: _____
Address: _____	Address: _____
City/State/Zip: _____	City/State/Zip: _____
Phone/Fax: _____	Phone/Fax: _____

Present use of the property: Smalls Acai Bowls Food Trailer

Proposed use of the property: Same as above

Status of development plans: ☐ None ☒ Site Plans Complete ☒ Building Plans Complete



ACKNOWLEDGMENTS

I certify that the above information is correct and complete to the best of my knowledge and ability and that I am now or will be fully prepared to present the above proposal at the Planning and Zoning Commission hearing thereon. I understand that if any of the above information is found to be wrong or inaccurate that my application may be removed from consideration prior to the time the application is voted upon by the governing body of the Town. I further acknowledge that attesting to inaccurate or false information on this zoning application can result in conviction of a misdemeanor and fine not to exceed \$2,000.

I understand that in the event the undersigned is not present or represented at the public hearing the Planning and Zoning Commission shall have the power to dismiss this proposal either at the call of the case or after hearing, and such dismissal shall constitute a denial by both the Planning and Zoning Commission and the Town Council.

I reserve the right to withdraw this proposal at any time, except during notice periods, upon written request filed with the Town Secretary, and such withdrawal shall immediately stop all proceedings thereon; provided, however, withdrawal filed at any time after the giving of notice of the Planning and Zoning Commission hearing shall constitute a denial by the Commission and the Town Council. I understand that the filing fee is not refundable upon withdrawal of the proposal.

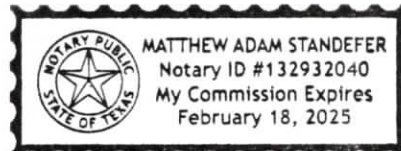
Applicant: Tanner Majors Date: 7-14-22

State of Texas)
County of Tarrant

Sworn and subscribed before me the undersigned notary public this the 14th day of July 20 22

[Signature]
Notary Public

Commission Expires: 02/18/2025
Seal:



OFFICE USE ONLY

Application Checklist:

- | | |
|---|---|
| <input checked="" type="checkbox"/> Complete application form | <input checked="" type="checkbox"/> Site Plan |
| <input checked="" type="checkbox"/> Agent Authorization Form (if necessary) | <input checked="" type="checkbox"/> Additional Submittals Information |
| <input type="checkbox"/> Application Fee | |

Application accepted by: Alexa Russell-Gore Date: 7/15/22

Checked for completeness: ✓ Fee Paid: _____ Receipt No.: _____

Remarks: 2-208


Set for P&Z: 9/12/22 Set for Council: 9/12/22

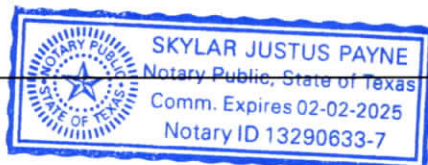


Agent Authorization Form – to be used if Owner is not Applicant

Date: 7-14-22

This letter shall serve as authorization for Tanner Majors to file this application
for the property described herein. (Smalls Acad Bowl)

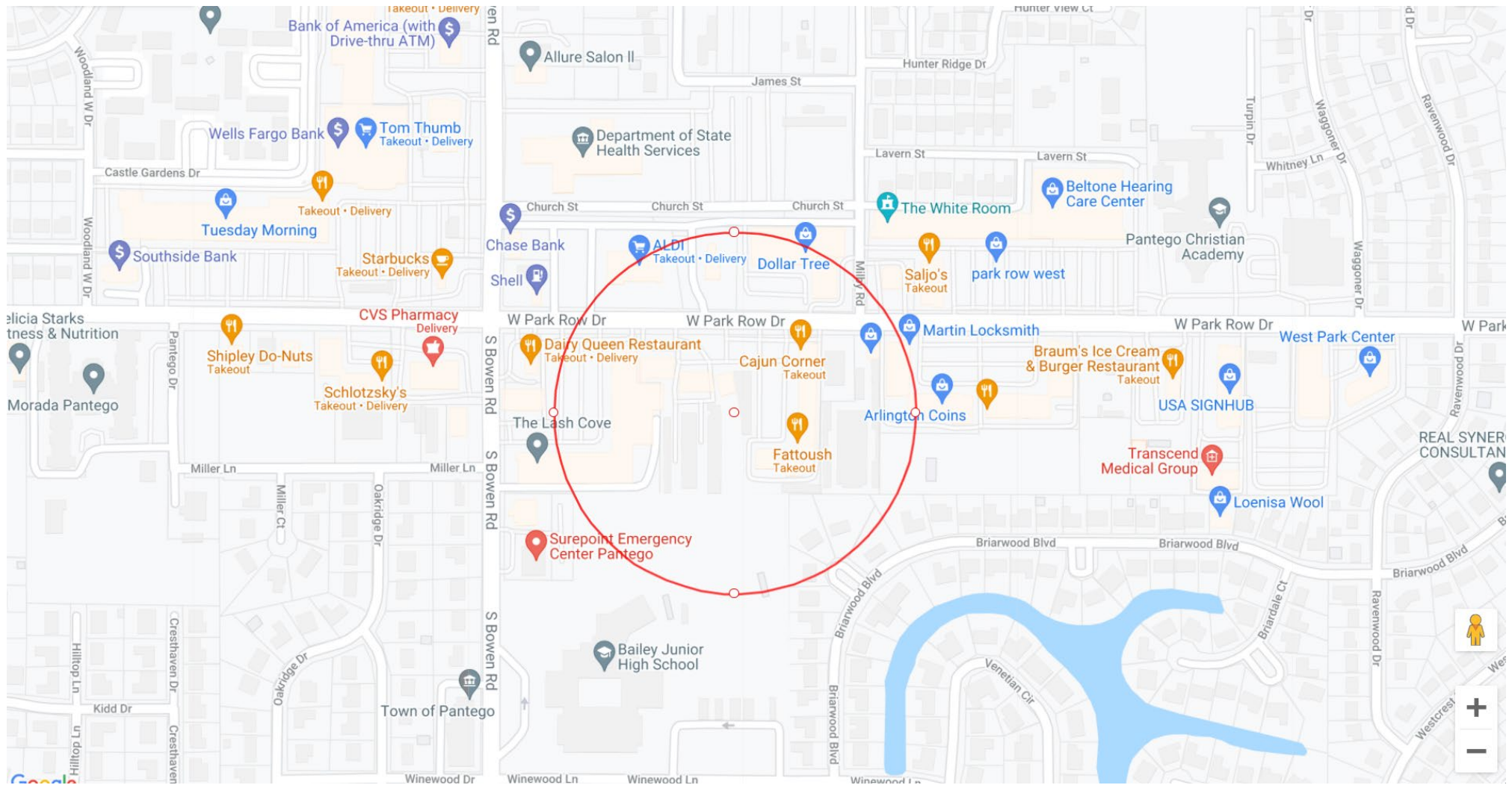
Owner: <u>Tanner Majors</u>	<u>Ann Farnell</u> <u>LAKWOOD COTEL</u> <u>2304 W PARK ROW #9</u> <u>Pantego, TX</u> <u>76013</u> <u>817 233 5277</u> 
Address: <u>518 Diego Terrace</u>	
City / State / Zip: <u>ARI, TX 76010</u>	
Phone / Fax: <u>808 333 1792</u>	
Recorded in Volume _____, Page _____, Tarrant County Deed Records	
<u>Ann Farnell</u> Owner's Signature	
State of Texas) County of) <u>Tarrant</u>	
Sworn and subscribed before me the undersigned notary public this the <u>15th</u> day of <u>July</u> 20 <u>22</u> .	
<u>[Signature]</u> Notary Public	
Commission Expires: <u>2-2-2025</u>	
Seal:	





ADDITIONAL SUBMITTAL INFORMATION

- ☐ Any final environmental assessment and/or final environmental impact statement that may be required pursuant to state or federal statutes
N/A
- ☐ Have you attached copies of studies or analyses upon which have been based projections for need or demand for the proposed facility
N/A
- ☐ Have you attached copies of studies or analysis upon which alternatives have been considered and evaluated
N/A
- ☐ Description of present use, assessed value & actual value of the land affected by the proposed facility
N/A
- ☐ Description of the proposed use, anticipated assessed value and supporting documentation
N/A
- ☐ Description of any long-term plans or master plan for the future use or development of the property
N/A
- ☐ Description of the applicant's ability to obtain needed easements to serve the proposed use
N/A
- ☐ Description of the type, feasibility, and cost of any proposed mitigation necessary to make the proposed use compatible with current and future land use patterns
N/A
- ☐ Description of any special construction requirements that may be necessary for any construction or development on the subject property
N/A
- ☐ If the proposed use will result in a significant increase in traffic, has a traffic impact analysis prepared by a certified professional engineer qualified in the field of traffic engineering and forecasting been attached:
N/A
- ☐ Has a noise management plan detailing the projected noise produced by the proposed use, including, but not limited to, the projected noise volume and duration, and the noise mitigation measures proposed to be implemented been attached:
N/A



Notification List for Z-268

Name	Mailing Address	City	State	Zip Code	Adtl. Address
S&D FAMILY PARTNERS LP	2227 W PARK ROW DR STE A	Pantego	TX	76013	2233 W Park Row Dr
TEXAS ST LLC TEXAS PGPNET LLC C/O WHITNEY PEARCE	9918 N Palisades Blvd	Fountain Hills	AZ	85268	W Park Row Dr
TEXMAC PROPERTIES LLC	20615 Messina	San Antonio	TX	78258	W Park Row Dr
BLONDE BUCKEYE PROPERTIES LLC ATTN: DONALD SLANKER	1825 Highland Springs	Haslet	TX	76052	W Park Row Dr
RJ VILLAGE PARK LP	3113 S University Dr #600	Ft. Worth	TX	76109	2220 W Park Row Dr
Maria Teresa Ramirez	2400 W Park Row Dr Ste A	Pantego	TX	76013	
Gregory Roe	2400 W Park Row Dr	Pantego	TX	76013	
Mercantile Bank	2401 W Park Row Dr	Pantego	TX	76013	
Big Anchor Signs Inc	2402 W Park Row Dr	Pantego	TX	76013	
OSVA Corporation	2406 W Park Row Dr	Pantego	TX	76013	
Aldi Texas LLC	2500 Westcourt Rd	Denton	TX	76207	2417 W Park Row Dr
DR JECKYLL'S BEER LAB II LLC	2420 W Park Row Dr	Pantego	TX	76013	
Arlington Scuba Center Inc	2414 W Park Row Dr	Pantego	TX	76013	
PS TEXAS HOLDINGS LTD	PO Box 25025	Glendale	CA	91221	2300 W Park Row Dr
KINDRED GLASS CO	2302 W Park Row Dr	Pantego	TX	76013	
FARRELL PROPERTY CO LTD	2304 W Park Row Dr Ste 7	Pantego	TX	76013	2304 W Park Row Dr
HOUMA SEAFODD HOUSE CORP	5404 Parliament Dr	Arlington	TX	76017	2304 W Park Row Dr Ste 11
DEMULDER MARGARET M	2304 W Park Row Dr Ste 15	Pantego	TX	76013	
MEISTER ANGELA	2304 W Park Row Dr Ste 27	Pantego	TX	76013	
JWATKINS LLC	2304 W Park Row Dr Ste 5	Pantego	TX	76013	
HOANG, THANH TAMT	2411 Laguna Ln	Arlington	TX	76012	2304 W Park Row Dr Ste 14
MAD MIKE'S ICE CREAM LLC	1204 Commercial Blvd	Arlington	TX	76001	2304 W Park Row Dr Ste 16 & 17
FATTOUSH INC	2304 W Park Row Dr Ste 25	Pantego	TX	76013	
THOMAS SAWYER JAMES	1825 Alan A Dale Rd	Arlington	TX	76013	2304 W Park Row Dr Ste 22
RUSTIC CRAFT SUPPLY LLC	PO Box 122264	Arlington	TX	76012	2304 W Park Row Dr Ste 20
2 Compas Kitchen	2304 W Park Row Dr Ste 21	Pantego	TX	76013	
Wigsplitter Barber Shop	2304 W Park Row Dr Ste 18	Pantego	TX	76013	
CEARNALCO LLC	PO BOX 13587	Arlington	TX	76094	2304 W Park Row Dr Ste 7
Dollar General Corp	100 Mission RDG	Goodlettsville	TN	37072	1527 S Bowen Rd
The Berry Group	1533 S Bowen Rd	Pantego	TX	76013	
4D-JKL Corporation Attn John Le	2500 Ludelle St	Ft. Worth	TX	76105	1543 S Bowen Rd
Love Inc	9520 Sinclair St	Keller	TX	76244	1549 S Bowen Rd
DRK PERFORMANCE ATLETICS LLC	1541 S Bowen Rd	Pantego	TX	76013	
ARLINGTON ISD	690 E Lamar Blvd	Arlington	TX	76011	2411 Winewood Ln
SLUSSER JUDITH B	2215 Briarwood Blvd	Arlington	TX	76013	
ONLEY TODD & RHONDA	2301 Briarwood Blvd	Arlington	TX	76013	
CARTER ANDRE & CAMILLA	2303 Briarwood Blvd	Arlington	TX	76013	
BALL WANDA F	2305 Briarwood Blvd	Arlington	TX	76013	
SANCHEZ DANIEL & AZUCENA	2307 Briarwood Blvd	Arlington	TX	76013	
MOORE REVOCABLE TRUST	2309 Briarwood Blvd	Arlington	TX	76013	
PS LPT PROPERTIES INVESTORS C/O PUBLIC STORAGE DEPT-PT-PS27373	PO BOX 25025	Glendale	CA	91221	2216 W Park Row Dr