



November 30, 2023

Melissa Kingston, Chair  
and Members of the Thoroughfare Committee

**The City Plan Commission Thoroughfare Committee will meet**

**December 7, 2023 at 8:00a.m.**

**VIDEOCONFERENCE/ CITY HALL (5ES)**

The following videoconference link is available to join the meeting virtually on WebEx:

<http://bit.ly/CPCTC1207>

### **City Plan Commission Thoroughfare Committee Meeting Agenda**

1. Approve prior Meeting Minutes, July 6, 2023
2. Harwood Street Thoroughfare Plan Amendments  
Amendments to the City of Dallas Thoroughfare Plan to remove:  
(1) Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard; and (2) Harwood Street between Martin Luther King Jr. Boulevard and Al Lipscomb Way.
3. Crown Road Thoroughfare Plan Amendment  
Amendment to the City of Dallas Thoroughfare Plan to remove Crown Road between Newkirk Street and Farmers Branch City Limits.
4. Elam Road Thoroughfare Plan Amendment  
Amendment to the City of Dallas Thoroughfare Plan to change the designation of Elam Road between Pemberton Hill Road and Jim Miller Road from a minor six-lane divided roadway in 100 feet of right-of-way (M-6-Da) to a special two-lane undivided roadway with a shared-use path on the north side of the roadway in 75 feet of right-of-way (SPCL 2U).
5. Other Matters
6. Adjournment

If you have any questions, please contact me at 214.671.8172 or [Kimberly.Smith@dallas.gov](mailto:Kimberly.Smith@dallas.gov).

*Kimberly Smith*

Kimberly Smith  
Thoroughfare Plan Manager – Department of Transportation, Transportation Planning

**SUPPLEMENTAL NOTICE  
FOR  
AGENDA POSTING**

**Handgun Prohibition Notice for Meetings  
of Governmental Entities**

**"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."**

**"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."**

**"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."**

**"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."**

**LOCATION:** (1) Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard; (2) Harwood Street between Martin Luther King Jr. Boulevard and Al Lipscomb Way

**COUNCIL DISTRICT:** 7

**PLANNER:** Kimberly Smith

1. **APPLICANT:** Forest Forward
1. **REPRESENTATIVE:** Rob Baldwin
  
2. **APPLICANT:** City of Dallas Department of Transportation
2. **REPRESENTATIVE:** Kimberly Smith

### **REQUEST**

Amendments to the City of Dallas Thoroughfare Plan to remove (1) Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard; and (2) Harwood Street between Martin Luther King Jr. Boulevard and Al Lipscomb Way.

### **BACKGROUND**

Forest Forward requested an amendment to the City of Dallas Thoroughfare Plan to remove Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard from the Thoroughfare Plan. This section of Harwood Street is on the Thoroughfare Plan as a community collector in existing right-of-way. Currently, Harwood Street does not connect to Martin Luther King Jr. due to the Texas Department of Transportation (TxDOT) modification of IH-45 and South-Central Expressway/S.M. Wright. The developer is requesting this proposed removal of Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard from the Thoroughfare Plan to facilitate the redevelopment of the Forest Theater and foster the revitalization of the area around the theater.

The City of Dallas Department of Transportation staff has requested to extend the limits of this Harwood Street amendment from Martin Luther King Jr. to Al Lipscomb Way. This section of Harwood Street is on the Thoroughfare Plan as a minor arterial in existing right-of-way. As Harwood Street south of Al Lipscomb Way is no longer a through street serving moderate length trips, carrying significant through traffic volume, or collecting and distributing traffic between local road and arterial roads, it no longer meets the definition of a collector or arterial road – the classes of streets the Thoroughfare Plan is intended to identify and preserve. For these reasons and to ensure the Thoroughfare Plan accurately represents the role that streets serve in the roadway network, Department of Transportation staff are recommending that this section of Harwood be removed from the Thoroughfare Plan.

The removal of Harwood Street between Pennsylvania Avenue and Al Lipscomb Way

from the Thoroughfare Plan will not remove the roadway from the local roadway network or abandon the existing public right-of-way. The sections north and south of IH-45 will be considered local roads and would be regulated by the City of Dallas Street Design Manual local roadway standards.

The removal from the Thoroughfare Plan will also not impact the City of Dallas Bike Plan. These sections of Harwood do not connect today, and alternative route will be proposed in the revised draft Dallas Bike Plan to connect recommended bike lanes on Harwood Street north of Al Lipscomb Way to the recommended bike lanes on Martin Luther King Jr. Boulevard. The revised draft is expected to be released for public input in 2024.

### **STAFF RECOMMENDATION**

Staff recommends approval to amend the City of Dallas Thoroughfare Plan to remove (1) Harwood Street between Pennsylvania Avenue and Martin Luther King, Jr. Boulevard; and (2) Harwood Street between Martin Luther King, Jr. Boulevard and Al Lipscomb Way.

### **CONTACT PERSON:**

Kimberly Smith, Thoroughfare Plan Manager, [Kimberly.Smith@dallas.gov](mailto:Kimberly.Smith@dallas.gov)  
Logan Cimino, Thoroughfare Planner, [Logan.Cimino@dallas.gov](mailto:Logan.Cimino@dallas.gov)  
Kathryn Rush, Chief Planner, [Kathryn.Rush@dallas.gov](mailto:Kathryn.Rush@dallas.gov)

### **MAP**

Attached

## FACT SHEET

**PROPOSED CPC AGENDA:** January 18, 2024

**PROPOSED COUNCIL AGENDA:** February 14, 2024

1. **APPLICANT:** Forest Forward
1. **REPRESENTATIVE:** Rob Baldwin
  
2. **APPLICANT:** City of Dallas Department of Transportation
2. **REPRESENTATIVE:** Kimberly Smith

**REQUEST:** Amendments to the City of Dallas Thoroughfare Plan to remove (1) Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard; and (2) Harwood Street between Martin Luther King Jr. Boulevard and Al Lipscomb Way.

### **BACKGROUND:**

- Harwood Street between Pennsylvania Avenue and Martin Luther King Jr. Boulevard is on the Thoroughfare Plan as an existing community collector.
- Harwood Street Pennsylvania Avenue and Martin Luther King Jr. Boulevard currently is closed at Martin Luther King Jr. and there are no plans to reopen this roadway. Based on the TxDOT highway project plans, the closure stops at Peabody Street.
- Harwood Street between Martin Luther King Jr. Boulevard and Al Lipscomb Way is on the Thoroughfare Plan as an existing minor arterial.
- Harwood Street between Martin Luther King Jr. Boulevard and Al Lipscomb Way currently is closed at Park Row Avenue, south of Al Lipscomb Way and there are no plans to reopen this roadway.
- Harwood Street is on the 2011 Bike Plan, the City of Dallas retained the right-of-way and could coordinate with TxDOT to add a bicycle facility from where Harwood Street terminates at Park Row Avenue south under IH-45 to connect to Martin Luther King Jr.
- 77 property owners are in the notification area.

# 1. Harwood Street

Pennsylvania Avenue to  
Martin Luther King Jr. Boulevard

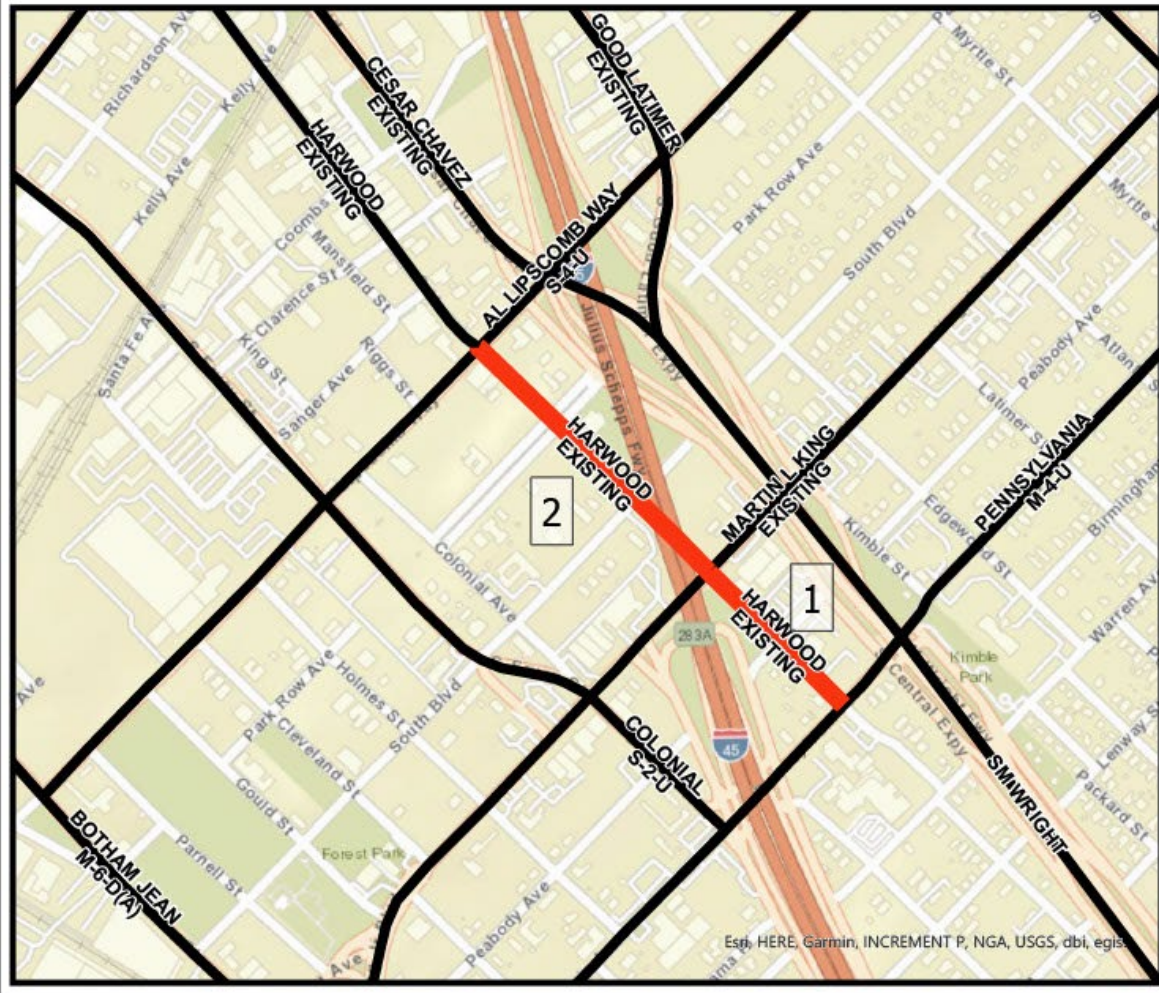
# 2. Harwood Street

Martin Luther King Jr. Boulevard  
to Al Lipscomb Way

Council District: 7

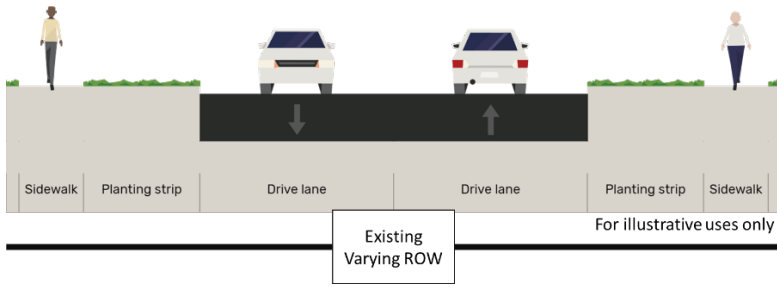


Thoroughfare Plan Amendment Map

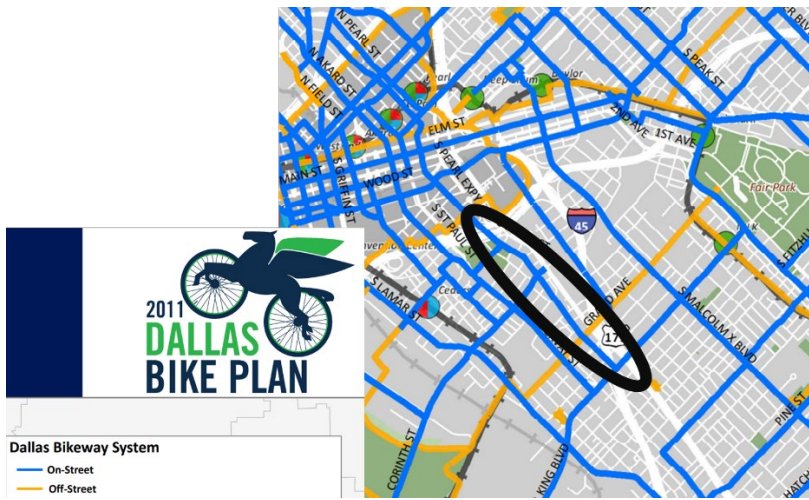


# Harwood Street

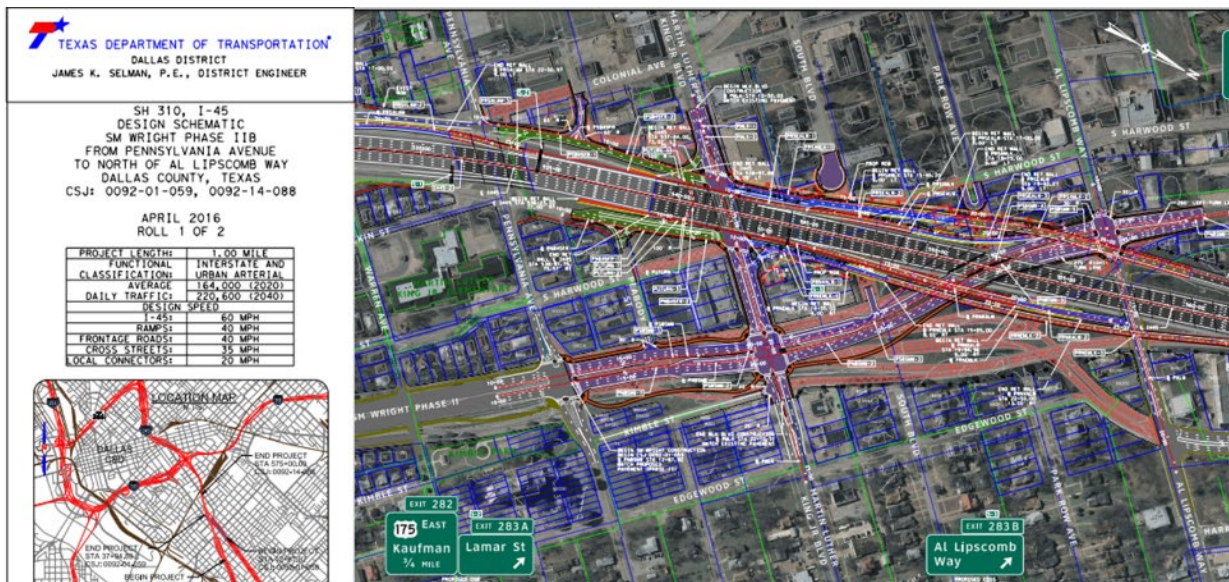
## Existing Operations in the City Right-of-Way



## 2011 Bike Plan



## TxDOT Plans



**LOCATION:** Crown Road between Newkirk Street and Farmers Branch City Limits.

**COUNCIL DISTRICT:** 6

**PLANNER:** Kimberly Smith

**APPLICANT:** Burl and Oak Property Holding Group, LLC

**REPRESENTATIVE:** Mark Molthan

### **REQUEST**

Amendment to the City of Dallas Thoroughfare Plan to remove Crown Road from Newkirk Street to Farmers Branch City Limits.

### **BACKGROUND**

Burl and Oak Property Holding Group, LLC, requested an amendment to the City of Dallas Thoroughfare Plan to delete Crown Road from Newkirk Street to Farmers Branch City Limits from the Thoroughfare Plan. This section of Crown Road is on the Thoroughfare Plan as a community collector with the designation of standard four-lane undivided roadway (S-4-U), with 60 feet of right-of-way and 44 feet of pavement. The Thoroughfare Plan proposed extension of Crown Road was to connect Reeder Road (east of IH-35E) into Farmers Branch to Luna Road; however, Farmers Branch allowed a levy which makes the proposed extension no longer viable, west of Newkirk Street.

Crown Road west of Newkirk Street has not been constructed or dedicated as a City right-of-way, therefore it does not meet the definition of a collector or arterial road – the classes of streets the Thoroughfare Plan is intended to identify and preserve.

The removal from the Thoroughfare Plan will also not impact the City of Dallas Bike Plan. This section of Crown Road is not on the 2011 City of Dallas Bike Plan, nor is it proposed on the revised draft Dallas Bike Plan that is expected to be released for public input in 2024.

### **STAFF RECOMMENDATION**

Staff recommends approval to amend the City of Dallas Thoroughfare Plan to remove Crown Road from Newkirk Street to Farmers Branch City Limits.

### **CONTACT PERSON:**

Kimberly Smith, Thoroughfare Plan Manager, [Kimberly.Smith@dallas.gov](mailto:Kimberly.Smith@dallas.gov)

Logan Cimino, Thoroughfare Planner, [Logan.Cimino@dallas.gov](mailto:Logan.Cimino@dallas.gov)

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**MAP**

Attached

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**PROPOSED CPC AGENDA:** January 18, 2024

**PROPOSED COUNCIL AGENDA:** February 14, 2024

**APPLICANT:** Burl and Oak Property Holding Group, LLC

**REPRESENTATIVE:** Mark Molthan

**REQUEST:** Amendment to the City of Dallas Thoroughfare Plan to remove Crown Road between Newkirk Street and Farmers Branch City Limits.

### **BACKGROUND:**

- Crown Road between Newkirk Street and Farmers Branch City Limits is on the Thoroughfare Plan as a community collector standard four-lane undivided roadway (S-4-U).
- This proposed Crown Road extension has not been constructed or dedicated as City of Dallas right-of-way.
- Farmers Branch allowed a levy to be constructed at the city limits.
- This section of Crown Road is not on the 2011 Bike Plan.
- 39 property owners are in the notification area.

# Crown Road

Newkirk Street to City Limits

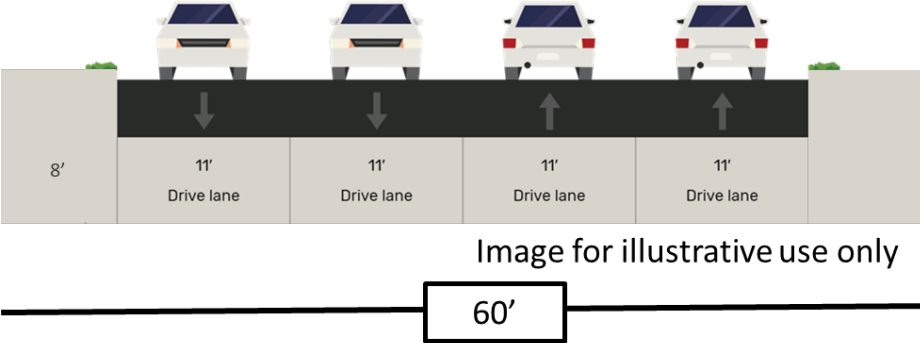
Council District: 6

Thoroughfare Plan Amendment Map



Crown Road

Existing Thoroughfare Plan Proposed Designation – S-4-U



**LOCATION:** Elam Road between Pemberton Hill Road and Jim Miller Road

**COUNCIL DISTRICT:** 5 & 8

**PLANNER:** Kimberly Smith

**APPLICANT:** City of Dallas Department of Transportation

**REPRESENTATIVE:** Kristopher Johnson

### **REQUEST**

Amendment to the City of Dallas Thoroughfare Plan to change the designation of Elam Road between Pemberton Hill Road and Jim Miller Road from a minor six-lane divided roadway in 100 feet of right-of-way (M-6-Da) to a special two-lane undivided roadway with a shared-use path on the north side of the roadway in 75 feet of right-of-way (SPCL 2U).

### **BACKGROUND**

City of Dallas Department of Transportation has requested an amendment to the City of Dallas Thoroughfare Plan on Elam Road between Pemberton Hill Road and Jim Miller Road to facilitate a Safe Routes to School project. This section of Elam Road is on the Thoroughfare Plan as a six-lane divided roadway in 100 feet of right-of-way [M-6-D(a)]. The roadway currently exists as a two-lane undivided roadway in 55 to 106 feet of right-of-way. The proposal is to change the designation on the Thoroughfare Plan to a special two-lane undivided roadway with a shared-use path on the north side of the road in 75 feet of right-of-way [SPCL 2U].

The proposed amendment to this section of Elam Road resulted from a 2020 North Central Texas Council of Government's Safe Routes to School call for projects, that was submitted in May of 2020 and was awarded to the City of Dallas in September 2020. The application was submitted with a support letter from the Pleasant Grove Unidos Neighborhood Association stating they support the application and support the proposed improvements. This project is also in compliance with the September 2017 Pemberton Hill Strategic Neighborhood Action Plan, that recommended infrastructure improvements to redesign Elam Road to incorporate bicycle facilities and traffic calming elements.

This project will improve safety and comfort of pedestrians and bicyclist by creating a shared-use path on the north side of Elam Road. This shared-use path is essentially a 10- to 12-foot sidewalk that can be used by pedestrians and bicyclists, and provide connections to Burleson Elementary School, Comstock Middle School, Pemberton Hill Park, Turner Recreation Center, Trinity Spine Trail, the shared-use path on Pemberton Hill Road, and eventually have a continuous bicycle connection to the DART Buckner Station. Additionally, this project will also be implementing traffic calming by narrowing the roadway to slow vehicle speeds, provide additional space between the shared-use path and roadway, and curb extensions with indented parking at Burleson Elementary

School.

There was a public meeting on January 26, 2023. This meeting discussed the project purpose, overview, background, proposed improvements, and the next steps. It was attended by 12 residents and seven City staff. There were three comments provided by attendees.

### **STAFF RECOMMENDATION**

Staff recommends approval to amend the City of Dallas Thoroughfare Plan to change the designation of Elam Road between Pemberton Hill Road and Jim Miller Road from a minor six-lane divided roadway in 100 feet of right-of-way (M-6-Da) to a special two-lane undivided roadway with a shared-use path on the north side of the roadway in 75 feet of right-of-way (SPCL 2U).

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**APPLICANT:** City of Dallas Department of Transportation

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**REQUEST:** Amendment to the City of Dallas Thoroughfare Plan to change the designation of Elam Road between Pemberton Hill Road and Jim Miller Road from a minor six-lane divided roadway in 100 feet of right-of-way (M-6-Da) to a special two-lane undivided roadway with a shared-use path on the north side of the roadway in 75 feet of right-of-way (SPCL 2U).

### **BACKGROUND:**

- **Existing Thoroughfare Plan:** Elam Road between Pemberton Hill Road and Jim Miller Road is designated as a six-lane divided roadway (M-6-Da), in 100 feet of right-of-way.
- **Current Conditions:** Elam Road between Pemberton Hill Road and Jim Miller Road operates as two-lane undivided roadway in 55 to 106 feet of right-of-way.
- **Proposed Thoroughfare Plan:** Elam Road between Pemberton Hill Road and Jim Miller Road would be designated as a special two-lane undivided roadway with a shared-use path on the north side of the road in 75 feet of right-of-way [SPCL 2U].
- This amendment is the result of a 2020 North Central Texas Council of Government's Safe Routes to School call for projects, awarded to the City of Dallas in September 2020.
- Pleasant Grove Unidos Neighborhood Association support the application and support the proposed improvements.
- This project is also in compliance with the September 2017 Pemberton Hill Strategic Neighborhood Action Plan, which recommended redesigning Elam Road to incorporate bicycle facilities and traffic calming elements.
- The shared-use path is essentially a 10- to 12-foot sidewalk that can be used by pedestrians and bicyclists.
- The shared-use path provides connections to Burleson Elementary School, Comstock Middle School, Pemberton Hill Park, Turner Recreation Center, Trinity Spine Trail, the shared-use path on Pemberton Hill Road, and eventually have a continuous bicycle connection to the DART Buckner Station.

- The project promotes traffic calming by narrowing the roadway to slow vehicle speeds.
- On January 26, 2023, there was public meeting that discussed the project purpose, overview, background, proposed improvements, and the next steps. It was attended by 12 residents and seven City staff.
- 197 property owners are in the notification area.



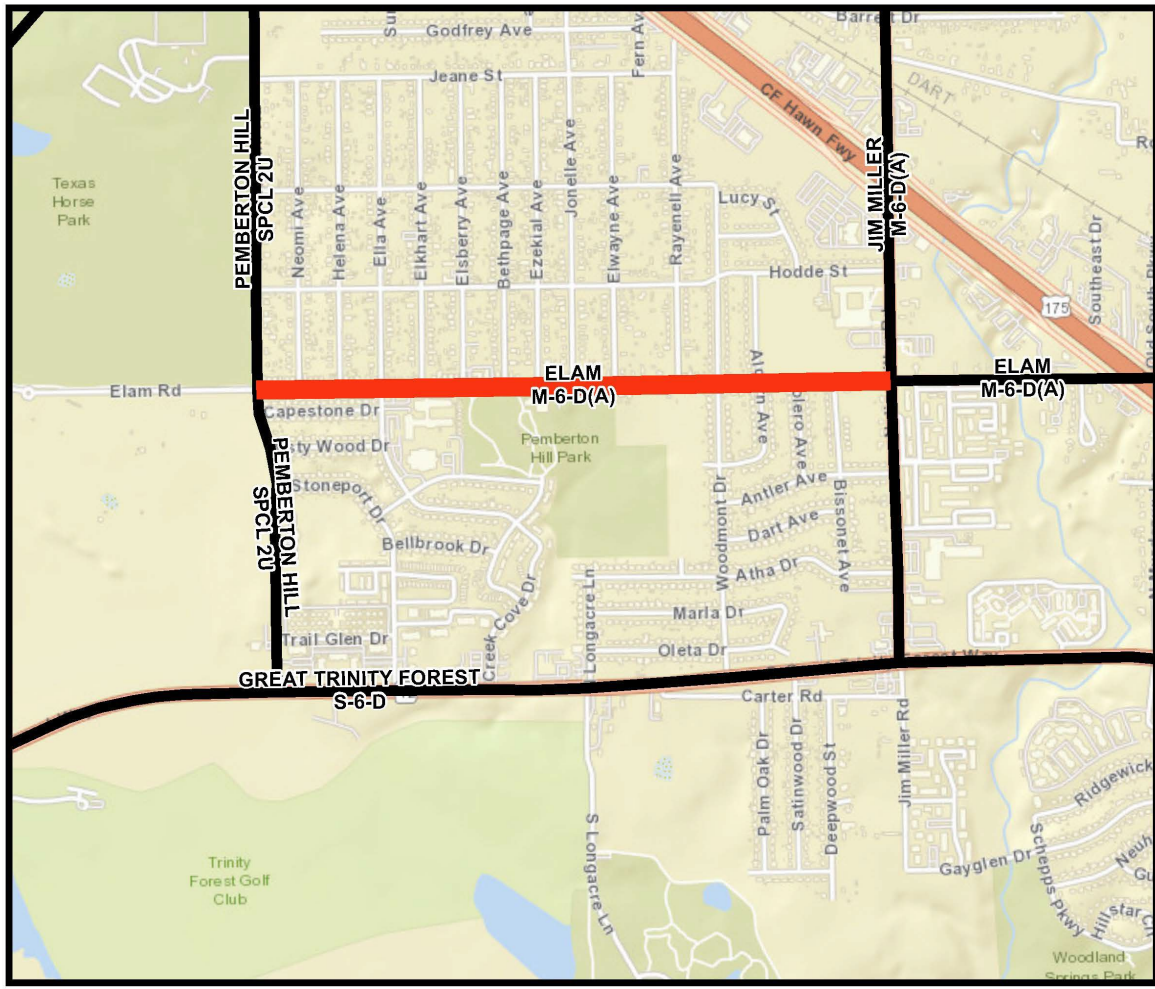
# Elam Road

Pemberton Hill Road to Jim Miller Road

Council District: 5 & 8

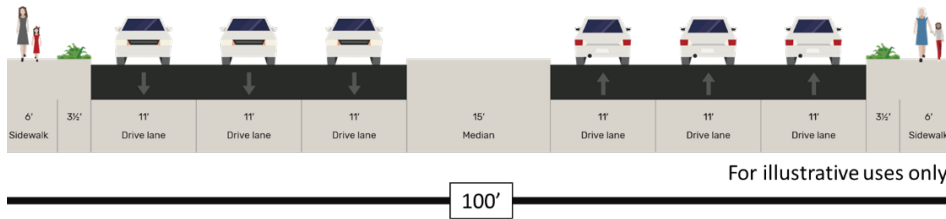


Thoroughfare Plan Amendment Map

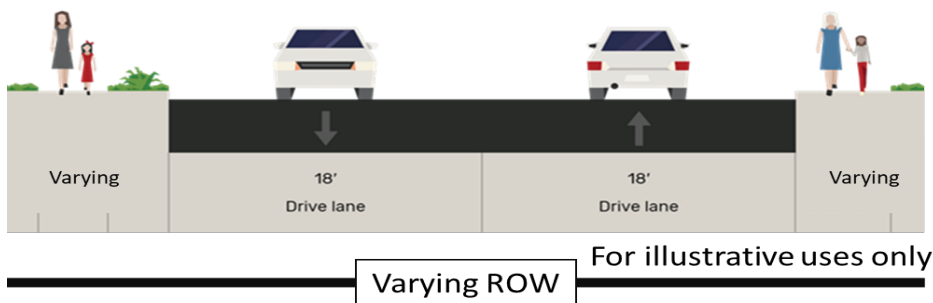


## Elam Cross-Sections

### Thoroughfare Plan Designation – M-6-D(a) in 100 feet of right-of-way

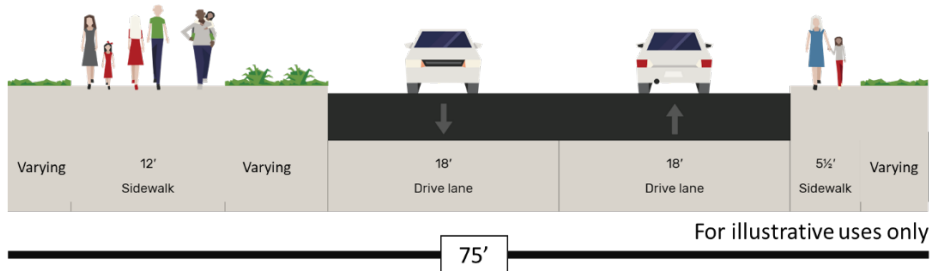


### Existing Operations – varying right-of-way



### Proposed Thoroughfare Plan – Special two-lane roadway in 75 feet of right-of-way

#### Without Parking



#### With Parking

