



KENNEDALE CITY COUNCIL AGENDA

REGULAR MEETING | JANUARY 20, 2026 AT 5:30 PM

CITY HALL COUNCIL CHAMBERS | 405 MUNICIPAL DRIVE, KENNEDALE, TX 76060

I. CALL TO ORDER

A. ROLL CALL

B. INVOCATION AND PLEDGES OF ALLEGIANCE TO THE U.S. AND TEXAS FLAGS

"Honor the Texas Flag; I Pledge Allegiance to Thee, Texas, One State under God; One and Indivisible."

II. PUBLIC COMMENT

The Kennedale City Council welcomes comments from the public. Those wishing to speak must sign in prior to the start of the meeting. Speakers may speak on any topic, whether on the agenda or not. The Kennedale City Council cannot act upon, discuss issues raised or make any decisions at this time. Speakers under citizens' comments shall observe a three-minute time limit. Inquiries regarding matters not listed on this agenda may be referred to staff for research and/or possible future action by the board.

III. PUBLIC HEARING

- A. **PZ CASE #25-17** to RESUME a public hearing and consider a proposed zoning change from "MF – MULTI-FAMILY" to a "PD – PLANNED DEVELOPMENT" for the property located at 3100 Joplin Rd, Parcel 42979020, Vaquero Coker Addition, BLOCK 1, LOT 2R1 of the City of Kennedale, Tarrant County, Texas, 76060. ** This Item is a CONTINUATION from the December 16, 2025 City Council Meeting**
- B. **PZ CASE #25-20** to conduct a public hearing and consider a proposed zoning change from "R1 – SINGLE FAMILY RESIDENTIAL DISTRICT" TO A "PD – PLANNED DEVELOPMENT" for properties located at 4365 Dick Price Rd., Parcel 04189140, SNIDER, E S SURVEY Abstract 1445 Tract 1A .721 AC INTO PLAT D21707184, 4365 S Dick Price Rd., Parcel 42293721, SNIDER ADDITION, Block 1, Lot 1 and 4431 DICK PRICE RD, PARCEL 04189132, SNIDER, E S SURVEY Abstract 1445 Tract 1 1969 12 X 56 .336 AC INTO PLAT D217007184 of the City of Kennedale, Tarrant County, Texas, 76060.
- C. **PZ CASE #25-21** to conduct a public hearing and consider a proposed zoning change from "C2 – GENERAL COMMERCIAL DISTRICT" TO "I – INDUSTRIAL DISTRICT" for the property located at 7205 Hudson Village Creek Rd., Parcel 05308534, HUDSON, WADE H SURVEY Abstract 716 Tract 2 of the City of Kennedale, Tarrant County, Texas, 76060.
- D. **PZ CASE #25-22** to conduct a public hearing and consider a proposed zoning change from "OT 4 – OLD TOWN SUB-DISTRICT 4" to "PD –

PLANNED DEVELOPMENT” for the property located at 429 W Kennedale Pkwy, Parcel 43121546, WOODLEA ACRES ADDITION Block 2, Lot 5R1R1 of the City of Kennedale, Tarrant County, Texas, 76060.

IV. REGULAR SESSION

A. REPORTS AND ANNOUNCEMENTS

In addition to any items below, the Kennedale City Council, the presiding officer, and/or staff may give or receive reports regarding items of community interest, including, but not limited to, recognition of officials, citizens, staff, or departments; information regarding holiday schedules; and upcoming or attended events.

1. Updates from the City of Kennedale Mayor and City Council
2. Updates from the City of Kennedale City Manager
 - a. Texas Department of Transportation Bump Outs
3. Financial Reports for the City - Jon Horton
 - a. Quarterly Investment Reports

B. CONSENT AGENDA

These matters have appeared on previous agendas, require little or no deliberation, or are considered routine or ministerial tasks. If discussion is desired, items may be removed for separate consideration.

1. Resolution R642- A Resolution of the City Council of the City of Kennedale, Texas, Calling for a General Election to be held on May 2, 2026, to elect the Mayor as well as City Council Places 2 and 4 for a Term of Two years, Approving entering into a Joint Election Agreement with Tarrant County Elections and Establishing Procedures for the General Election.
2. December 16, 2025 City Council Minutes

C. ITEMS FOR INDIVIDUAL CONSIDERATION, DISCUSSION AND/OR ACTION

1. **Ordinance # 791** PZ CASE #25-17 to RESUME and consider a proposed zoning change from “MF – MULTI-FAMILY” to a “PD – PLANNED DEVELOPMENT” for the property located at 3100 Joplin Rd, Parcel 42979020, Vaquero Coker Addition, BLOCK 1, LOT 2R1 of the City of Kennedale, Tarrant County, Texas, 76060. ** This Item is a CONTINUATION from the December 16, 2025 City Council Meeting**
2. **Ordinance # 792** PZ CASE #25-20 to consider a proposed zoning change from “R1 – SINGLE FAMILY RESIDENTIAL DISTRICT” TO A “PD – PLANNED DEVELOPMENT” for properties located at 4365 Dick Price Rd., Parcel 04189140, SNIDER, E S SURVEY Abstract 1445 Tract 1A .721 AC INTO PLAT D21707184, 4365 S Dick Price Rd., Parcel 42293721, SNIDER ADDITION, Block 1, Lot 1 and 4431 DICK PRICE RD, PARCEL 04189132, SNIDER, E S SURVEY Abstract 1445 Tract 1

1969 12 X 56 .336 AC INTO PLAT D217007184 of the City of Kennedale, Tarrant County, Texas, 76060.

3. **Ordinance # 793** PZ CASE #25-21 to consider a proposed zoning change from “C2 – GENERAL COMMERCIAL DISTRICT” TO “I – INDUSTRIAL DISTRICT” for the property located at 7205 Hudson Village Creek Rd., Parcel 05308534, HUDSON, WADE H SURVEY Abstract 716 Tract 2 of the City of Kennedale, Tarrant County, Texas, 76060.
4. **Ordinance #794** PZ CASE #25-22 to consider a proposed zoning change from “OT 4 – OLD TOWN SUB-DISTRICT 4” to “PD – PLANNED DEVELOPMENT” for the property located at 429 W Kennedale Pkwy, Parcel 43121546, WOODLEA ACRES ADDITION Block 2, Lot 5R1R1 of the City of Kennedale, Tarrant County, Texas, 76060.
5. Fort Worth Contract regarding Dick Price Road renovations

V. EXECUTIVE SESSION

IN ACCORDANCE WITH CHAPTER 551 OF THE TEXAS GOVERNMENT CODE. If, during the course of the meeting and discussion of any items covered by this notice, the Kennedale City Council determines that a Closed or Executive session of the Board is required, then such closed meeting will be held as authorized by Texas Government Code, Chapter 551, Section 551.071 consultation with counsel on legal matters; Section 551.074 personnel matters (1) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or (2) to hear a complaint or charge against an officer or employee. (b) Subsection (a) does not apply if the officer or employee who is the subject of the deliberation or hearing requests a public hearing. Section 551.072 - deliberation regarding purchase, exchange, lease or value of real property; Section 551.073 - deliberation regarding a prospective gift; Section 551.087 - deliberation regarding economic development negotiation; Section 551.089 - deliberation regarding security devices or security audits, and/or other matters as authorized under the Texas Government Code. If a Closed or Executive Session is held in accordance with the Texas Government Code as set out above, the Kennedale City Council will reconvene in Open Session in order to take action, if necessary, on the items addressed during Executive Session.

A. Chapter 551. Section 551.072 - deliberation regarding purchase, exchange, lease or value of real property;

Description: Proposed Land Purchase

B. Chapter 551, Section 551.071 consultation with counsel on legal matters;

Description: YMCA Contract Update

VI. RECONVENE INTO OPEN SESSION, AND TAKE ANY ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION

VII. ADJOURNMENT



CERTIFICATION: I DO HEREBY CERTIFY THAT THE JANUARY 20, 2026 KENNEDALE CITY COUNCIL AGENDA WAS POSTED INSIDE THE MAIN ENTRANCE OF CITY HALL (405 MUNICIPAL DRIVE), IN A PLACE CONVENIENT AND READILY ACCESSIBLE TO THE GENERAL PUBLIC AT ALL TIMES; AND THAT SAID AGENDA WAS POSTED AT LEAST SEVENTY-TWO (72) HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING, IN ACCORDANCE WITH CHAPTER 551 OF THE TEXAS GOVERNMENT CODE.

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA), THE CITY OF KENNEDALE WILL PROVIDE FOR REASONABLE ACCOMMODATIONS FOR PERSONS ATTENDING MEETINGS. THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR SIGN INTERPRETER SERVICES MUST BE MADE FORTY-EIGHT (48) HOURS PRIOR TO THE MEETING BY CALLING 817-985-2104 OR (TTY) 1-800-735-2989.

A QUORUM OF THE KENNEDALE EDC, THE KENNEDALE PLANNING AND ZONING COMMISSION, BOARD OF ADJUSTMENT, KEEP KENNEDALE BEAUTIFUL COMMISSION, PARKS AND RECREATION BOARD, BUILDING BOARD OF APPEALS, TOWNCENTER DEVELOPMENT DISTRICT, OR TAX INCREMENT REINVESTMENT DISTRICT MAY BE PRESENT. NO ACTION WILL BE TAKEN BY THE ABOVE-LISTED BOARDS.