

**MINUTES OF THE WORK SESSION AND REGULAR MEETING
OF THE PLANNING AND ZONING COMMISSION OF THE
CITY OF NORTH RICHLAND HILLS, TEXAS
HELD IN THE CITY HALL, 4301 CITY POINT DRIVE
SEPTEMBER 19, 2024**

C.1 ZC24-0105 PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM INTERPLAN LLC FOR A SPECIAL USE PERMIT FOR A QUICK SERVICE RESTAURANT AT 8368 DAVIS BOULEVARD, BEING 1.04 ACRES DESCRIBED AS LOT 2R5R2, BLOCK 1, DAVIS NORTH TARRANT PARKWAY ADDITION.

APPROVED

Chair Welborn introduced the item and called for Principal Planner Clayton Husband to introduce the request. Mr. Husband introduced the request.

Chair Welborn called for the applicant to present the request.

Kevin McIntosh, Trinity Partners Commercial Real Estate, 704 Lindsey Way, Colleyville, Texas, presented the request. He discussed the market analysis, site development plans, and introduced the franchise owners.

Chair Welborn and the applicant discussed the competitive nature of the market between franchise locations of the same company.

Sherry Moffit, 2620 Johnson Road, Southlake, Texas, came forward to speak as the franchise owner.

Commissioner Goetz and Mr. McIntosh discussed the timeline for construction and opening the store for business.

Chair Welborn called for Mr. Husband to present the staff report. Mr. Husband presented the staff report.

Chair Welborn called for anyone wishing to speak for or against the request to come forward. There being no one else wishing to speak, Chair Welborn closed the public hearing.

A MOTION WAS MADE BY ALTERNATE CARPENTER, SECONDED BY COMMISSIONER MCMAHON TO APPROVE ZC24-0105.

MOTION TO APPROVE CARRIED 5-0.