



CITY OF NORTH RICHLAND HILLS
CITY COUNCIL AGENDA
4301 CITY POINT DRIVE
NORTH RICHLAND HILLS, TX 76180
MONDAY, AUGUST 10, 2026

WORK SESSION: 5:30 PM

Held in the Council Workroom

CALL TO ORDER

1. [Discuss items from regular City Council meeting.](#)
2. [Discuss cost recovery recommendations for credit card processing fees.](#)
3. [Discuss Heart of NRH Community Appreciation Luncheon.](#)

FUTURE AGENDA ITEM(S)

The purpose of this item is to allow the Mayor and Council members an opportunity to bring forward items they wish to discuss at a future work session. In accordance with the Texas Open Meetings Act, any discussion shall be limited to a proposal to place the item on a future agenda. The Council shall not vote, or take any action on the items during this meeting.

EXECUTIVE SESSION

The City Council may enter into closed Executive Session as authorized by Chapter 551, Texas Government Code. Executive Session may be held at the end of the Regular Session or at any time during the meeting that a need arises for the City Council to seek advice from the city attorney (551.071) as to the posted subject matter of this City Council meeting.

The City Council may confer privately with its attorney to seek legal advice on any matter listed on the agenda or on any matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter

551, Texas Government Code.

1. [Section 551.071: Consultation with City Attorney to seek advice about pending or contemplated litigation or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Open Meetings Act - \(1\) Jessie Goodfellow v. City of North Richland Hills, et al, Cause No. 352-366545-25; \(2\) Bank of the West v. G.Q. Enterprises Corp., et al, Cause No. 141-376075-26, \(3\) Employment Law Claim, \(4\) Housing Finance Corporations; and \(5\) Data Center Regulations.](#)
2. [Section 551.087: Deliberation regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development or deliberation of the offer of a financial or other incentive to such a business prospect \(1\) Northeast Corner of Boulevard 26 & Harwood Road, \(2\) Southwest Corner of Davis Boulevard and Smithfield Road, \(3\) 8021 and 8029 Main Street, \(4\) 5330 & 5440 Davis Boulevard, \(5\) 4517 Rufe Snow Drive and \(6\) 9009 Mid Cities.](#)

REGULAR MEETING: Immediately following executive session (but no earlier than 7:00 p.m.)

Held in the City Hall Council Chambers

A. CALL TO ORDER

A.1 INVOCATION - COUNCIL MEMBER DELANEY

A.2 PLEDGE - MAYOR McCARTY

A.3 SPECIAL PRESENTATION(S) AND RECOGNITION(S)

A.4 PUBLIC COMMENTS

An opportunity for citizens to address the City Council on matters which are scheduled on this agenda for consideration by the City Council, but not scheduled as a public hearing. In order to address the City Council during public comments, a Public Meeting Appearance Form must be completed and presented to the City Secretary prior to the start of the City Council meeting.

A.5 REMOVAL OF ITEM(S) FROM CONSENT AGENDA

B. CONSIDER APPROVAL OF CONSENT AGENDA ITEMS

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- B.1 [Approve the minutes of the July 27, 2026 City Council meeting.](#)
- B.2 [Authorize the City Manager to renew an interlocal agreement with the Tarrant County Fire Marshal's Office for fire and explosion investigations.](#)
- B.3 [Consider Resolution 2026-049, appointing Jerry Tyner to the Keep North Richland Hills Beautiful Commission, Place 5 to fulfill the remainder of the unexpired term ending June 30, 2027.](#)
- C. PUBLIC HEARINGS
 - C.1 [ZC26-0170, Ordinance No. 3967, Public hearing and consideration of a request from Citadel Development Group for a special use permit for a quick service restaurant at 6051 Precinct Line Road, being 0.6741 acres described as Lot 1R2, Block 1, Northeast Crossing Addition.](#)
 - C.2 [ZC26-0169, Ordinance No. 3968, Public hearing and consideration of a request from RAA Real Estate Investing LLC for a special use permit for a secondary living unit at 8459 Shady Grove Road, being 1.319 acres described as Lot 1, Block 1, Merritt Addition.](#)
 - C.3 [ZC26-0160, Ordinance No. 3969, Public hearing and consideration of a request from Sandlin Homes LLC for a zoning change from AG \(Agricultural\), R-2 \(Single-Family Residential\), R-3 \(Single-Family Residential\), and C-2 \(Commercial\) to RI-PD \(Residential Infill Planned Development\) at 6803, 6809, 6813, 6821, and 6825 Smithfield Road, and 6744, 6746, 6748, and 6800 Hewitt Street, being 7.494 acres described as Tracts 2B, 2E, 3B, 3B1, and 3A1B, McComas Survey, Abstract 1040; Lots 1R and 2, Block 4, Mollie B Collins Addition; Lot 1, Block 1, Miranda Addition; and a portion of Lot 1, Block 1, Buzan Addition.](#)
 - C.4 [Conduct public hearing and approve Ordinance No. 3970, approving the 2026 Annual Service Plan Update to the Service and Assessment Plan, including the Assessment Rolls, for the City Point Public Improvement District](#)
- D. PLANNING AND DEVELOPMENT
 - D.1 [Ordinance No. 3971, Consideration of a request from George Gomiashvili for a variance to the distance requirements for the sale of alcohol for on-premise consumption at 6305 Precinct Line Road, being 1.232 acres described as Lot 1R, Block 2, Thompson Park Estates.](#)

E. PUBLIC WORKS

F. CITIZENS PRESENTATION

An opportunity for citizens to address the City Council on matters which are not on the agenda for consideration by the City Council. Citizens presentation is limited to items within the City's subject matter jurisdiction and may not discuss items pending before a Board or Commission. In order to address the City Council during citizens presentation, a Public Meeting Appearance Form must be completed and presented to the City Secretary prior to the start of the City Council meeting.

G. GENERAL ITEMS

G.1 [Consider and approve Resolution No. 2026-048, calling a Bond Election to be held November 3, 2026, for reconstruction of Fire Stations 2 and 3, street rehabilitation and reconstruction, reconstruction and expansion of the NRH City Services Complex, and improvements to the Library in an amount not to exceed \\$145,970,000.00.](#)

G.2 [Action setting the proposed tax rate, setting August 24, 2026 and September 14, 2026 as dates for public hearings, and placing adoption of the tax rate as an action item on the September 14, 2026 City Council meeting agenda.](#)

G.3 [Action setting August 24, 2026 and September 14, 2026 as dates for public hearings on the FY 2027 proposed budget, and placing adoption of the FY 2027 budget as an action item on the September 14, 2026 City Council meeting agenda.](#)

H. EXECUTIVE SESSION ITEMS - CITY COUNCIL MAY TAKE ACTION ON ANY ITEM DISCUSSED IN EXECUTIVE SESSION LISTED ON WORK SESSION AGENDA

I. INFORMATION AND REPORTS - COUNCIL MEMBER GOETZ

I.1 [Announcements](#)

J. ADJOURNMENT

Certification

I do hereby certify that the above notice of meeting of the North Richland Hills City Council was posted at City Hall, City of North Richland Hills, Texas in compliance with Chapter 551, Texas Government Code on Tuesday, August 4, 2026 by 5:00 PM.

Alicia Richardson
City Secretary/Chief Governance Officer

TAXPAYER IMPACT STATEMENT: At this meeting the City Council will discuss the FY 2027 Proposed Budget. This budget is accessible at the City's website homepage at www.nrhtx.com. If the FY 2027 Proposed Budget is adopted as it is currently proposed, the median-valued homestead property in the City of North Richland Hills is estimated to receive a property tax bill of \$1,445.13. If a balanced budget funded at the no-new-revenue tax rate were adopted instead, that same property would receive a property tax bill of \$1,390.01. In the current fiscal year, the same property is estimated to have received a property tax bill of \$1,383.63.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 817-427-6060 for further information.