

**MINUTES OF THE WORK SESSION AND REGULAR MEETING  
OF THE CITY COUNCIL OF THE CITY OF NORTH RICHLAND HILLS, TEXAS,  
HELD IN THE CITY HALL , 4301 CITY POINT DRIVE  
MAY 16, 2016**

WORK SESSION

The City Council of the City of North Richland Hills, Texas met in work session on the 16th day of May 2016 at 6:00 p.m. in the City Council Workroom prior to the 7:00 p.m. regular Council meeting.

Present:	Oscar Trevino	Mayor
	Tito Rodriguez	Council, Place 1
	Rita Wright Oujesky	Council, Place 2
	Tom Lombard	Council, Place 3
	Tim Barth	Council, Place 4
	Scott Turnage	Council, Place 6
	Tim Welch	Council, Place 7
Absent:	David Whitson	Mayor Pro Tem
Staff Members:	Mark Hindman	City Manager
	Karen Bostic	Assistant City Manager
	Paulette Hartman	Assistant City Manager
	Jimmy Perdue	Director of Public Safety
	Mike Curtis	Managing Director
	Vickie Loftice	Managing Director
	Alicia Richardson	City Secretary
	Cara L. White	City Attorney

**CALL TO ORDER**

Mayor Trevino called the meeting to order at 6:00 p.m.

**1 DISCUSS ITEMS FROM REGULAR CITY COUNCIL MEETING.**

Mayor Trevino announced that items C.2 (SUP 2015-06) and C.3 (FP

2015-02) would not be considered by City Council this evening. Due to a conflict of interest, Commissioner Randy Shiflet abstained from discussion and voting on the items. Commissioner Shiflet left the meeting, and at that time, the Planning and Zoning Commission did not have a quorum to consider the items. The items would be considered at a future meeting.

Mayor Trevino asked City Manager Mark Hindman to place an item on work session to discuss attendance of board and commission members.

## **2 WELCOME AND INTRODUCTION - PUBLIC OFFICIAL, PUBLIC EMPLOYEE OR CITIZEN.**

There was no one present to introduce at the meeting.

City Manager Mark Hindman informed Council that Don Wertzberger's official last day with the City of North Richland Hills was Friday, May 13. Mr. Wertzberger is employed as a contract employee on a part-time basis to finish the punch list items remaining for City Hall.

## **3 YOUTH ADVISORY COMMITTEE 2016 PROJECT PRESENTATION**

Assistant to the City Manager Kristin James introduced Tyler Berry who presented Council with the Youth Advisory Committee's project. The committee recommends a plan to promote the City's current social media sites. Mr. Berry outlined the reasons to change social media strategies: (1) better engage the city's Millennial and Generation Z population; (2) raise awareness for city events and programs; (3) promote interaction with residents; and (4) create unique city identity. Chair Caroline Beagle reviewed the Committee's proposed changes: (1) better cross promotion of current social media accounts; (2) utilize SnapChat; and (3) hire a social media manager.

Ms. Beagle and Mr. Berry responded to questions from Council.

## **EXECUTIVE SESSION**

Mayor Trevino announced at 6:17 p.m. that the Council would adjourn into Executive Session as authorized by Chapter 551, Texas Government Code, specifically Section 551.71: Consultation with City Attorney to seek advice about pending or threatened litigation or a settlement offer - correspondence from Freedom From Religion Foundation; Section 551.072: Deliberate the purchase, exchange, lease or value of real property - (1) 7301 NE Loop 820 and (2) Southeast corner of Rufe Snow and NE Loop 820; Section 551.074: Personnel Matters to deliberate the employment, evaluation, and duties of public employees - consideration of extension of injury leave for a police officer; and Section 551.087: Deliberate the offer of financial or other incentives to a business prospect with which the city is conducting economic development negotiations - (1) Southeast corner of Rufe Snow and NE Loop 820 and (2) Southeast corner of Boulevard 26 and Rodger Line Road. Executive Session began at 6:23 p.m. and concluded at 7:00 p.m.

Mayor Trevino announced at 7:00 p.m. that Council would convene to the regular City Council meeting.

## **REGULAR MEETING**

### **A. CALL TO ORDER**

Mayor Trevino called the meeting to order May 16, 2016 at 7:02 p.m.

## **ROLL CALL**

Present:	Oscar Trevino	Mayor
	Tito Rodriguez	Council, Place 1
	Rita Wright Oujesky	Council, Place 2
	Tom Lombard	Council, Place 3
	Tim Barth	Council, Place 4
	Scott Turnage	Council, Place 6
	Tim Welch	Council, Place 7

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Absent:	David Whitson	Mayor Pro Tem
Staff Members:	Mark Hindman	City Manager
	Alicia Richardson	City Secretary
	Cara L. White	City Attorney

#### **A.1 INVOCATION**

Council member Rodriguez gave the invocation.

#### **A.2 PLEDGE**

Council member Rodriguez led the pledge of allegiance to the United States and Texas flags.

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

There were no items for this category.

##### **A.3.1 OATHS OF OFFICE / SWEARING IN CEREMONY**

The Oath of Office was administered to Mayor Trevino and Council members Wright Oujesky, Barth and Turnage.

Mayor Trevino recessed the meeting at 7:28 p.m. for a reception to honor the newly elected officials.

Mayor Trevino reconvened the meeting at 7:46 p.m., with the same members present.

#### **A.4 CITIZENS PRESENTATION**

There were no requests to speak from the public.

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

No items were removed from the consent agenda.

**B. CONSIDER APPROVAL OF CONSENT AGENDA ITEMS**

**APPROVED**

**COUNCIL MEMBER TURNAGE MOVED TO APPROVE THE CONSENT AGENDA.  
COUNCIL MEMBER LOMBARD SECONDED THE MOTION.**

**MOTION TO APPROVE CARRIED 6-0.**

**B.1 APPROVE MINUTES OF THE MAY 9, 2016 REGULAR CITY COUNCIL MEETING.**

**B.2 APPROVE CORRECTED MINUTES OF THE APRIL 25, 2016 REGULAR CITY COUNCIL MEETING.**

**B.3 AUTHORIZE PAYMENT TO THE CITY OF FORT WORTH FOR THE ANNUAL RADIO SYSTEM SERVICES INFRASTRUCTURE IN THE AMOUNT OF \$134,676.**

Mayor Trevino announced that Council would move to item F.1.

**F.1 YOUTH ADVISORY COMMITTEE END OF YEAR REPORT**

**APPROVED**

Assistant to the City Manager Kristin James introduced the item and Chair Caroline Beagles presented the report. Ms. Beagles commented that the committee is in the process of recruiting new members and will be ready to forward recommendations to City Council for the 2016-2017 academic year. The committee was involved in several services project throughout the year that included the Fall Fix-it-Blitz, Hoot n Howl, Night of Holiday Magic and Sounds of Spring. The following members will graduate from the program at end of May: Caroline Beagles, Silviya Bustola, Emily Crowson, Brian Crowson, Brad Pipes, and Ethan Rodriguez-Shah.

Council had no questions for the Youth Advisory Committee members.

COUNCIL MEMBER LOMBARD MOVED TO ACCEPT THE YOUTH ADVISORY COMMITTEE'S 2016 YEAR-END REPORT. COUNCIL MEMBER RODRIGUEZ SECONDED THE MOTION.

MOTION TO APPROVE CARRIED 6-0.

**C. C. PUBLIC HEARINGS**

**C.1 SDP 2016-03, ORDINANCE NO. 3410, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM OUR COUNTRY HOMES FOR A SPECIAL DEVELOPMENT PLAN FOR IRON HORSE COMMONS ON 27.842 ACRES IN THE 6400 AND 6500 BLOCKS OF IRON HORSE BOULEVARD.**

**APPROVED**

Mayor Trevino opened the public hearing and called on Planning Manager Clayton Comstock to introduce the item.

Planning Manager Clayton Comstock informed Council the applicant Our Country Homes is requesting a Special Development Plan for property located at 6400 and 6500 blocks of Iron Horse Boulevard. The area is designated on the comprehensive plan as Transit Oriented Development "TOD" and the current zoning is TOD. The purpose of the TOD is to support the development of the community's station areas into pedestrian-oriented, mixed-use urban neighborhoods, with convenient access to rail transit, shopping, employment, housing, and neighborhood retail services. Mr. Comstock provided site photos of the property.

Applicant representative John Pitstick, 700 West Harwood Road, Hurst, Texas, introduced Dustin Austin and Dan Quinto who were available to answer questions.

Applicant representative Dan Quinto, 602 Northwood Trail, Southlake, Texas, informed Council that Our Country Homes understands City Council's vision and goals for the Transit Oriented Development and they will ensure their proposed development is consistent with those goals. Mr. Quinto outlined the proposed plan for the live/work units and mixed

use buildings in the development. The proposed plan will maintain the pedestrian oriented / urban character from the train station. In response to Council member Barth's question, Mr. Quinto commented that the live/work units could be a single story building, but they are anticipating that they will be two story buildings.

Mr. Pitstick reviewed the five requested waivers and outlined changes made from their first request. He informed Council that Our Country Homes would be supportive of angled parking as recommended by Kimley Horn's evaluation. Mr. Pitstick further commented that they are requesting on-street parking. If their application is approved, they are requesting that Council authorize the Development Review Committee (DRC) approve any final site plans based on the Transit Oriented Development regulations.

In response to Council member Barth's question, Mr. Pitstick informed Council the public art would be located in the plazas in Lots 1 and 2.

In response to Council member Welch's question, Mr. Pitstick informed Council that the market will dictate the build out of the three tracts. The smaller homes are selling in the area and they hope to be on the ground with units before the train station. He advised that if their application is approved tonight that they are bringing forward requests to the Planning and Zoning Commission for tracts 1 and 2.

Planning Manager Clayton Comstock presented staff's report and recommendations regarding applicant's requested waivers. The Planning and Zoning Commission, at their May 5, 2016 meeting recommended approval with a vote of 6-0.

Mayor Trevino asked for anyone wishing to speak on the item to come forward. There being no one wishing to speak, Mayor Trevino closed the public hearing.

COUNCIL MEMBER WRIGHT OUJESKY MOVED TO APPROVE SDP 2016-03, ORDINANCE NO. 3410. COUNCIL MEMBER TURNAGE SECONDED THE MOTION.

MOTION TO APPROVE CARRIED 6-0.

**C.2 SUP 2015-06, ORDINANCE NO. 3409, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM MARVIN SMITH FOR A SPECIAL USE PERMIT FOR A DETENTION POND ON THE PROPOSED SMITH FARM ADDITION SITE LOCATED AT 7601 DOUGLAS LANE.**

This item was not discussed or considered by the City Council.

**C.3 FP 2015-02 CONSIDERATION OF A REQUEST FROM MARVIN SMITH FOR A FINAL PLAT OF SMITH FARM ADDITION ON 8.00 ACRES LOCATED AT 7601 DOUGLAS LANE.**

This item was not discussed or considered by the City Council.

**C.4 ZC 2016-02, ORDINANCE NO. 3408, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM ARTEC FOR A REVISION TO PLANNED DEVELOPMENT 36 (PD-36) LOCATED IN THE 9000-9100 BLOCKS OF NORTH TARRANT PARKWAY INCLUDING ADJACENT PARCELS ON DAVIS BOULEVARD AND PRECINCT LINE ROAD.**

**APPROVED**

Mayor Trevino opened the public hearing for items C.4 and C.5 and called on Principal Planner Clayton Husband to introduce both items.

Principal Planner Clayton Husband informed Council the applicant ARTEC is requesting a Planned Development 36 (PD-36) for property located at 9000-9100 blocks of North Tarrant Parkway, to include adjacent parcels on Davis Boulevard and Precinct Line Road. The area is designated on the comprehensive plan as Retail and the current zoning is Planned Development (PD-36). Mr. Husband provided site photos of the property.

Applicant representative David Rey, 6800 Weiskopf Avenue, Suite 150, McKinney, Texas, presented request and was available to answer

questions.

Principal Planner Clayton Husband presented staff's report and reviewed the applicant's site plan, landscape plan and building elevations. He advised the photometric plan complies with current lighting standards. The replat creates a separate lot for the restaurant and separates it from the existing shopping center site. The Planning and Zoning Commission, at their April 21, 2016 meeting recommended approval with a vote of 4-0 for the zoning change and replat.

City Council had no questions for staff or the applicant.

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

**COUNCIL MEMBER LOMBARD MOVED TO APPROVE ORDINANCE NO. 3408. COUNCIL MEMBER WELCH SECONDED THE MOTION.**

**MOTION TO APPROVE CARRIED 6-0.**

**C.5 RP 2016-04 PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM SUN HOLDINGS FOR A REPLAT OF LOTS 2R1 AND 2R2, BLOCK 1, WAL-MART ADDITION ON 3.91 ACRES LOCATED IN THE 8200 BLOCK OF PRECINCT LINE ROAD.**

**APPROVED**

This item was presented with item C.4.

**COUNCIL MEMBER RODRIGUEZ MOVED TO APPROVE RP 2016-04. COUNCIL MEMBER WRIGHT OUESKY SECONDED THE MOTION.**

**MOTION TO APPROVE CARRIED 6-0.**

**D. PLANNING AND DEVELOPMENT**

There were no items for this category.

**E. PUBLIC WORKS**

There were no items for this category.

**F. GENERAL ITEMS**

**F.1 YOUTH ADVISORY COMMITTEE END OF YEAR REPORT**

City Council took action on this item earlier in the meeting.

**F.2 CONSIDER ORDINANCE NO. 3413, ABANDONING AND CLOSING A PORTION OF BIRCHWOOD DRIVE.**

**APPROVED**

City Engineer Caroline Waggoner presented item and was available to answer questions from Council.

City Council had no questions for staff.

**COUNCIL MEMBER WELCH MOVED TO APPROVE ORDINANCE NO. 3413. COUNCIL MEMBER LOMBARD SECONDED THE MOTION.**

**MOTION TO APPROVE CARRIED 6-0.**

**F.3 CONSIDER ORDINANCE NO. 3414, APPROVING A NEGOTIATED SETTLEMENT BETWEEN THE ATMOS CITIES STEERING COMMITTEE ("ACSC") AND ATMOS ENERGY CORP., MID-TEX DIVISION REGARDING THE COMPANY'S 2016 RATE REVIEW MECHANISM FILING.**

**APPROVED**

Assistant City Manager Karen Bostic presented item and was available to answer questions from Council. The purpose of the request is to approve an ordinance that authorizes the negotiated rate settlement agreement.

City Council had no questions for staff.

**COUNCIL MEMBER TURNAGE MOVED TO APPROVE ORDINANCE NO. 3414.  
COUNCIL MEMBER RODRIGUEZ SECONDED THE MOTION.**

**MOTION TO APPROVE CARRIED 6-0.**

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

**APPROVED**

Mayor Trevino announced that action is necessary as a result of Executive Session pursuant to the Local Government Code Section 551.074 pertaining to personnel matters.

City Manager Mark Hindman informed City Council that the City Charter allows city employees the opportunity to extend on the job injury leave beyond one year. The city received a request from a police officer to consider an extension of their injury leave.

**COUNCIL MEMBER WELCH MOVED TO APPROVE POLICE OFFICER INJURY  
LEAVE WITH FULL PAY FOR 45 CALENDAR DAYS FROM THE EXPIRATION OF  
THE ONE YEAR LEAVE. COUNCIL MEMBER BARTH SECONDED THE MOTION.**

**MOTION TO APPROVE CARRIED 6-0.**

**H. INFORMATION AND REPORTS**

**H.1 ANNOUNCEMENTS**

Council member Lombard made the following announcements.

City Hall and other non-emergency City offices will be closed on Monday, May 30, 2016 for the Memorial Day holiday. The NRH Centre, Iron Horse Golf Course and NRH2O Family Water Park will be open on Memorial

Day. Garbage and recycling will be collected as normal.

A project to improve Rufe Snow Drive between Mid Cities and Ridgetop Road will begin soon. The project includes reconstruction of the existing five lane roadway to seven lanes, along with sidewalk and intersection improvements. Motorists should expect lane closures beginning in early June, with one lane remaining open in each direction throughout the project. Construction is expected to take about 22 months to complete. Watch for more information about the project on the city's website.

Kudos Korner - Cindy Garvin of the Planning and Development Department - A contractor emailed his appreciation for Cindy's assistance throughout the permit and inspection process. He said, "In a day when so many people just do enough to get by, it is refreshing to work with someone that goes the extra mile to get the job done. She is a blessing to your organization."

## **I. ADJOURNMENT**

Mayor Trevino adjourned the meeting at 8:58 p.m.

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Oscar Trevino, Mayor

ATTEST:

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Alicia Richardson, City Secretary

