

**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
AUGUST 1, 2019**

REGULAR MEETING: 7:00 PM

A. CALL TO ORDER

The Planning and Zoning Commission of the City of North Richland Hills, Texas met on the 1st day of August, 2019, at 7:00 p.m. in the City Council Chambers.

Present:	Justin Welborn	Chair, Place 1
	Jerry Tyner	Vice Chair, Place 2
	Don Bowen	Place 3
	Sarah Olvey	Place 4
	Mason Orr	Place 6
	Wendy Werner	Place 7
	Kelvin Deupree	Ex-Officio
Absent:	Kathy Luppy	Secretary, Place 5
Staff Members:	Clayton Husband	Principal Planner
	Chad VanSteenberg	Planner
	Justin Naylor	Civil Engineer
	Marrk Callier	Management Analyst

Chair Welborn called the regular meeting to order at 7:04 p.m.

A.1 PLEDGE

Ex-Officio Deupree led the Pledge of Allegiance to the United States and Texas flags.

EXECUTIVE SESSION

B. MINUTES

B.1 APPROVE MINUTES OF THE JULY 18, 2019, PLANNING AND ZONING COMMISSION MEETING.

APPROVED

A MOTION WAS MADE BY VICE CHAIR TYNER, SECONDED BY COMMISSIONER WERNER TO APPROVE THE MINUTES OF THE JULY 18, 2019, PLANNING AND ZONING COMMISSION MEETING.

MOTION TO APPROVE CARRIED 6-0.

C. PUBLIC HEARINGS

D. PLANNING AND DEVELOPMENT

D.1 FP 2019-06 CONSIDERATION OF A REQUEST FROM INTEGRATED REAL ESTATE GROUP FOR A FINAL PLAT OF WATERMERE ON THE PRESERVE, BEING 16.83 ACRES LOCATED IN THE 8500-8600 BLOCK OF DAVIS BOULEVARD.

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.

Vanessa McElroy, Burgess and Niple, 12750 Merit Drive, Dallas 75251, presented the request.

Chair Welborn and the applicant discussed the height of the retaining wall on the property.

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

A MOTION WAS MADE BY COMMISSIONER ORR, SECONDED BY COMMISSIONER OLVEY TO APPROVE FP 2019-06 SUBJECT TO DEVELOPMENT REVIEW COMMITTEE COMMENTS.

MOTION TO APPROVE CARRIED 6-0.

D.2 FP 2019-07 CONSIDERATION OF A REQUEST FROM IRON HORSE OPERATING, LLC, FOR A FINAL PLAT OF IRON HORSE HEIGHTS, BEING 9.564 ACRES LOCATED IN THE 6300 BLOCK OF IRON HORSE BOULEVARD.

APPROVED

Chair Welborn announced he has a conflict of interest for item D.2 and would abstain from discussion. He filed an affidavit of disqualification with the City Secretary stating this conflict.

Chair Welborn left the dais at 7:11 p.m.

Vice Chair Tyner 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.

Justin Bailey, Maker Bros., 4901 Keller Springs, Suite 101, Addison 75001, presented the request.

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

A MOTION WAS MADE BY COMMISSIONER BOWEN, SECONDED BY COMMISSIONER WERNER TO APPROVE FP 2019-07 SUBJECT TO DEVELOPMENT REVIEW COMMITTEE COMMENTS.

MOTION TO APPROVE CARRIED 5-0-1, WITH CHAIR WELBORN ABSTAINING.

E. ADJOURNMENT

Vice Chair Tyner adjourned the meeting at 7:19 p.m.

Jerry Tyner, Vice Chair

Attest:

Kathy Luppy, Secretary