



# PUBLIC HEARING NOTICE

## CASE: ZC24-0116

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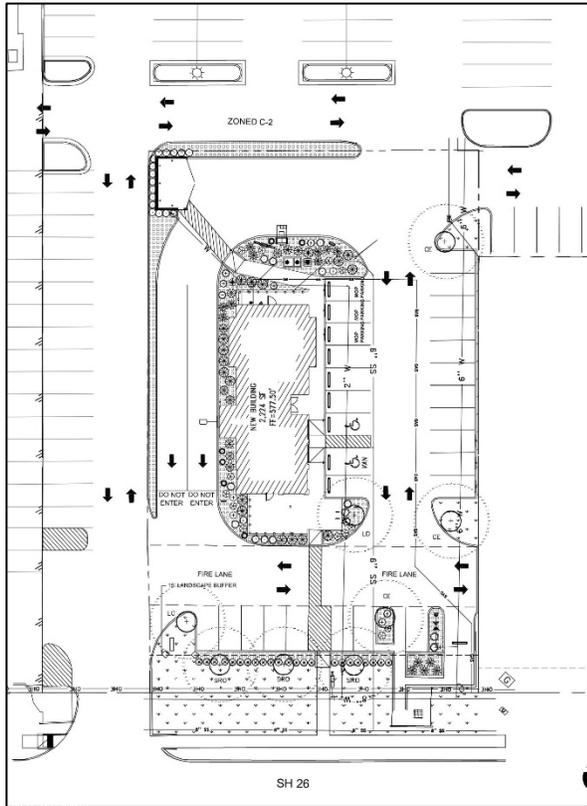
«OWNER»  
«MAILING\_ADDRESS»  
«CITY\_STATE» «ZIP»

You are receiving this notice because you are a property owner of record within 200 feet of the property requesting a **zoning change** as shown on the attached map.

<b>APPLICANT</b>	CJ Real Estate LLC
<b>LOCATION</b>	7601 Boulevard 26
<b>REQUEST</b>	Public hearing and consideration of a request from CJ Real Estate LLC for a revision to Planned Development 114 to allow a quick service restaurant at 7601 Boulevard 26, being 0.66 acres described as a portion of Lot 3, Block 1, Richland Terrace Addition.
<b>DESCRIPTION</b>	Proposed development of a 2,300-square-foot Starbucks quick service restaurant with drive-through service and associated site improvements.
<b>PUBLIC HEARING DATES</b>	Planning and Zoning Commission 7:00 PM Thursday, January 16, 2025  City Council 7:00 PM Monday, January 27, 2025
<b>MEETING LOCATION</b>	City Council Chamber - Third Floor 4301 City Point Drive North Richland Hills, Texas

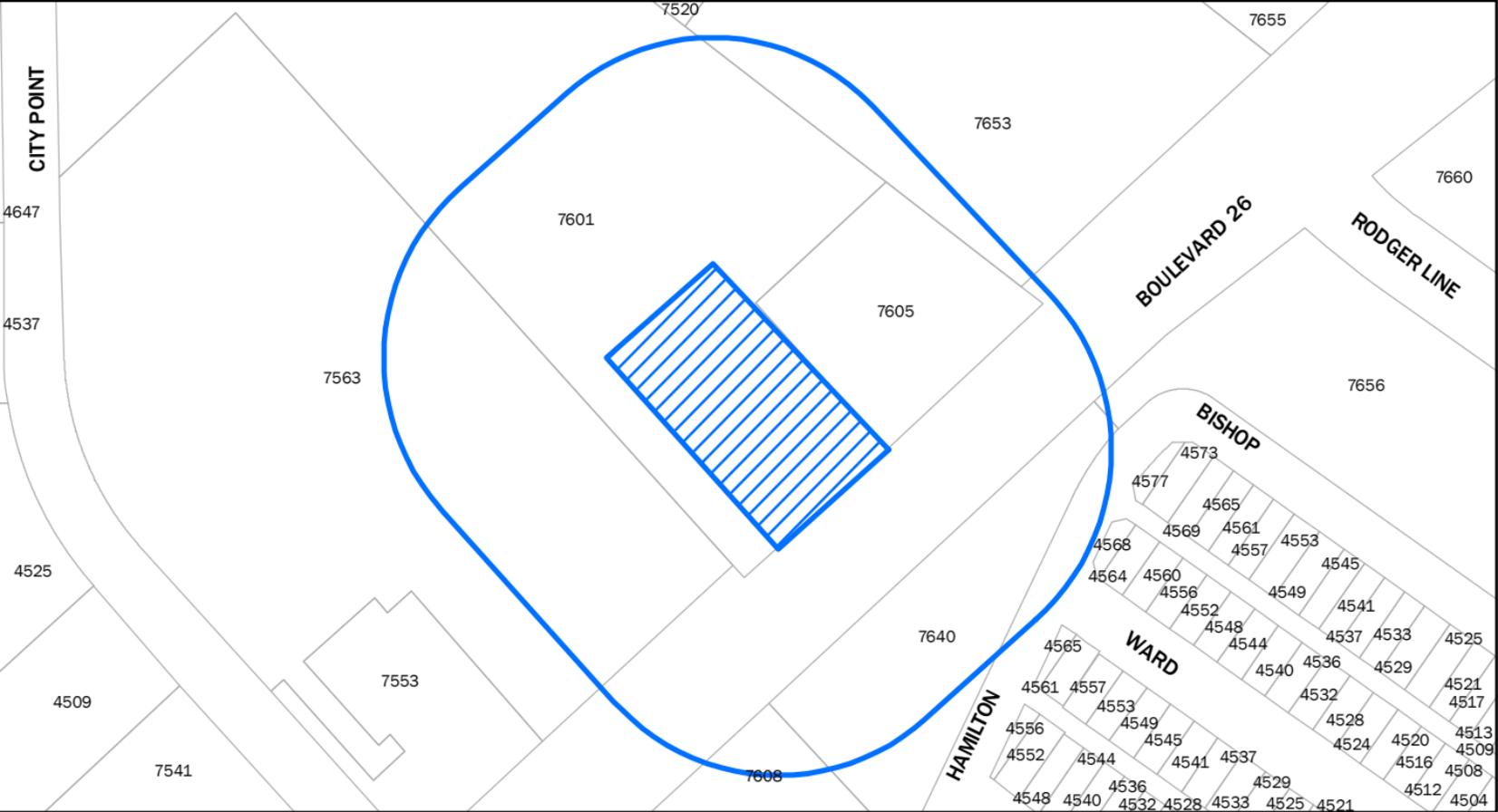
People interested in submitting letters of support or opposition are encouraged to contact the Planning & Zoning Department for additional information. Letters must be received by the close of the City Council public hearing. Because changes are made to requests during the public hearing process, you are encouraged to follow the request through to final action by City Council.

FOR MORE INFORMATION, VISIT [NRHTX.COM/MAP](http://NRHTX.COM/MAP)



NOTIFIED PROPERTY OWNERS  
ZC24-0116

OWNER	MAILING ADDRESS	CITY STATE	ZIP
7601 BLVD 26 LLC	10632 LITTLE PATUXENT PKWY STE 306	COLUMBIA MD	21044
AGHA BUSINESS LLC	3001 LACKLAND RD	FORT WORTH TX	76116
CANDLERIDGE LIMITED PARTNERSHIP	3113 S UNIVERSITY DR	FORT WORTH TX	76109
CITY POINT NRH RESIDENTIAL HOMEOWNERS ASSOCIATION INC	1512 CRESCENT DR STE 112	CARROLLTON TX	75006
MM3 HOSPITALITY LLC	9425 SAGRADA PARK	FORT WORTH TX	76126
NAME BRANDS INC	7215 S MEMORIAL DR	TULSA OK	74133
QSR 30 LAND II LLC	4515 LBJ FWY	DALLAS TX	75224
SRI REAL ESTATE PROPERTIES LLC	3 GLENLAKE PKWY NE	ATLANTA GA	30328



DISCLAIMER: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

