

**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
DECEMBER 2, 2021**

D.3 SUP 2021-08 PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM JONES CARTER FOR A SPECIAL USE PERMIT FOR A DRIVE THROUGH BUILDING LESS THAN 1,400 SQUARE FEET IN SIZE AT 8900 NORTH TARRANT PARKWAY, BEING 1.04 ACRES DESCRIBED AS LOT 6R, BLOCK 4, BRENTWOOD ESTATES ADDITION.

APPROVED

Chair Welborn introduced the item, opened the public hearing, and called for Planning Director Clayton Comstock to introduce the request. Mr. Comstock introduced the request.

Chair Welborn called for the applicant to present the request.

Matthew Copenhaver, Salad and Go, 5555 East Van Buren Street, Phoenix, Arizona, presented the request.

Vice Chair Tyner and the applicant discussed staffing numbers at a typical location.

Chair Welborn and the applicant discussed the lunch versus dinner customer volumes.

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

Commissioner Hoffa and the applicant discussed that all stores are corporate owned and not franchised.

Chair Welborn, Mr. Comstock, and the applicant discussed what would happen to the property if this business was not successful and closed and the expiration of the special use permit.

Vice Chair Tyner and Mr. Comstock discussed the removal of the underground storage tanks on the property.

Chair Welborn called for anyone wishing to speak for or against the request to come forward.

Terry Wilkinson, 2110 Cedar Elm Terrace, Westlake, Texas, spoke in favor of the request.

Chair Welborn called for anyone else 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 VICE CHAIR TYNER, SECONDED BY COMMISSIONER HOFFA TO APPROVE SUP 2021-08.

MOTION TO APPROVE CARRIED 6-0.