

**MINUTES OF THE SIGN REVIEW BOARD OF THE
CITY OF NORTH RICHLAND HILLS, TEXAS
HELD IN THE CITY HALL 4301 CITY POINT DRIVE
AUGUST 11, 2025**

REGULAR MEETING

The City Council of the City of North Richland Hills, Texas met as the Sign Review Board on the 11th day of August 2025 after the 7:00 p.m. City Council meeting.

Present:	Jack McCarty	Chair
	Cecille Delaney	Board member
	Ricky Rodriguez	Board member
	Danny Roberts	Board member
	Matt Blake	Board member
	Billy Parks	Board member
	Russ Mitchell	Board member
	Kelvin Deupree	Board member

Staff Members:	Paulette Hartman	City Manager
	Alicia Richardson	City Secretary/Chief Governance Officer
	Bradley Anderle	City Attorney
	Crystal Dozier	Assistant City Secretary

A. CALL TO ORDER

Chair McCarty called the meeting to order at 8:52 p.m.

B. PUBLIC COMMENTS

There were no requests to speak from the public.

C. ACTION ITEMS

C.1 APPROVE MINUTES OF THE MAY 27, 2025 SIGN REVIEW BOARD MEETING.

APPROVED

A MOTION WAS MADE BY BOARD MEMBER MITCHELL, SECONDED BY BOARD MEMBER RODRIGUEZ TO APPROVE MINUTES OF THE MAY 27, 2025 SIGN REVIEW BOARD MEETING.

MOTION TO APPROVE CARRIED 8-0.

D. PUBLIC HEARINGS

D.1 SRB25-0019 PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM KINGFISHER REALTY PARTNERS FOR A VARIANCE TO CHAPTER 106 (SIGNS) OF THE NORTH RICHLAND HILLS CODE OF ORDINANCES AT 5198 RUFÉ SNOW DRIVE, BEING 1.64 ACRES DESCRIBED AS LOT 1R, BLOCK 13, SNOW HEIGHTS NORTH ADDITION.

APPROVED

Chair McCarty opened the public hearing and called on Principal Planner Clayton Husband to introduce the item.

Mr. Husband informed the Board the applicant is requesting a variance to Chapter 106 (Signs) of the North Richland Hills Code of Ordinances to allow a pole sign located at 5198 Rufe Snow Drive. Mr. Husband provided site photos of the property.

Applicant representative Brian Goldstein at 6405 Pemberton Drive, Dallas, Texas with King Fisher Realty Partners presented the request. Mr. Goldstein acquired the property in the fall of 2024 and is proposing a second pylon sign to be located on Rufe Snow at the two-story building. Additional signage will assist with filling the empty retail space.

Mr. Husband presented staff's report stating the proposed structure is 29 feet tall and a 208 square-foot area. The proposed signage requires a variance for the pole sign location as pole signs are only permitted within the freeway overlay area.

There being no forms submitted, Chair McCarty asked if there was anyone in the audience wishing to speak for or against the item to come forward. There being no one wishing to speak, Chair McCarty closed the public hearing.

A MOTION WAS MADE BY BOARD MEMBER PARKS, SECONDED BY BOARD MEMBER BLAKE TO APPROVE SRB25-0019.

MOTION TO APPROVE CARRIED 8-0.

D.2 SRB25-0020 PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM FIVE STAR PARKS & ATTRACTIONS FOR A VARIANCE TO CHAPTER 106 (SIGNS) OF THE NORTH RICHLAND HILLS CODE OF ORDINANCES AT 8651 AIRPORT FREEWAY, BEING 11.515 ACRES DESCRIBED AS LOT 2R1, BLOCK A, RICHLAND OAKS ADDITION.

APPROVED

Chair McCarty opened the public hearing and called on Principal Planner Clayton Husband to introduce the item.

Mr. Husband informed the Board the applicant is requesting a variance to Chapter 106 (Signs) of the North Richland Hills Code of Ordinances to allow for a 200 square-foot electronic message pole sign located at 8651 Airport Freeway. Mr. Husband provided site photos of the property.

Applicant representative for Five Star Parks & Attractions, Chris Petruska at 6820 Green Leaf Drive, North Richland Hills, Texas presented the request. Mr. Petruska provided location photos of the proposed sign.

Mr. Husband presented the staff's report stating the current sign is 400 square feet and the applicant is requesting an additional 200 square feet for an electronic message sign. The sign is located in the freeway overlay zone with a maximum size of 400 square feet. The variance is being requested for an additional 200 square feet for a total maximum of 600 square feet with an LED screen. Mr. Husband informed the Board they can approve the request as presented, approve the variance with conditions, or deny the variance.

There being no forms submitted, Chair McCarty asked if there was anyone in the audience wishing to speak for or against the item to come forward. There being no one wishing to speak, Chair McCarty closed the public hearing.

A MOTION WAS MADE BY BOARD MEMBER DEUPREE, SECONDED BY BOARD MEMBER MITCHELL TO APPROVE SRB25-0020.

MOTION TO APPROVE CARRIED 8-0.

E. ADJOURNMENT

Chair McCarty adjourned the Sign Review Board meeting at 9:16 p.m.

Jack McCarty, Chair

ATTEST:

Crystal Dozier
Assistant City Secretary