

**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
JULY 26, 2021**

WORK SESSION

The City Council of the City of North Richland Hills, Texas met in work session on the 26th day of July at 6:00 p.m. in the City Council Workroom prior to the 7:00 p.m. regular City Council meeting.

Present:	Oscar Trevino	Mayor
	Tito Rodriguez	Place 1
	Rita Wright Oujesky	Associate Mayor Pro Tem, Place 2
	Suzy Compton	Deputy Mayor Pro Tem, Place 3
	Mason Orr	Mayor Pro Tem, Place 4
	Patrick Faram	Place 5
	Scott Turnage	Place 6
	Kelvin Deupree	Place 7

Staff Members:	Mark Hindman	City Manager
	Paulette Hartman	Deputy City Manager
	Karen Manila	Assistant City Manager
	Jimmy Perdue	Director of Public Safety
	Alicia Richardson	City Secretary
	Maleshia B. McGinnis	City Attorney

CALL TO ORDER

Mayor Trevino called the meeting to order at 6:05 p.m.

1. DISCUSS ITEMS FROM REGULAR CITY COUNCIL MEETING.

City Council had no questions for staff.

EXECUTIVE SESSION

1. SECTION 551.074: PERSONNEL MATTERS TO DELIBERATE THE EMPLOYMENT, EVALUATION, AND DUTIES OF PUBLIC EMPLOYEES - CITY SECRETARY.

Mayor Trevino announced at 6:06 p.m. that the City Council would adjourn into Executive Session as authorized by Chapter 551, Texas Government Code, Section 551.074: Personnel matters to deliberate the employment, evaluation, and duties of public

employees - City Secretary. Executive Session began at 6:09 p.m. and concluded at 6:45 p.m.

Mayor Trevino announced at 6:45 p.m. that City Council would convene to the regular City Council meeting.

REGULAR MEETING

A. CALL TO ORDER

Mayor Trevino called the meeting to order July 26, 2021 at 7:01 p.m.

Present:	Oscar Trevino	Mayor
	Tito Rodriguez	Place 1
	Rita Wright Oujesky	Associate Mayor Pro Tem, Place 2
	Suzy Compton	Deputy Mayor Pro Tem, Place 3
	Mason Orr	Mayor Pro Tem, Place 4
	Patrick Faram	Place 5
	Scott Turnage	Mayor Pro Tem, Place 6
	Kelvin Deupree	Place 7

Staff Members:	Mark Hindman	City Manager
	Alicia Richardson	City Secretary
	Maleshia B. McGinnis	City Attorney

A.1 INVOCATION

Council member Faram gave the invocation.

A.2 PLEDGE

Council member Faram 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.4 CITIZENS PRESENTATION

There were no requests to speak from the public.

A.5 PUBLIC COMMENTS

There were no requests to speak from the public.

A.6 REMOVAL OF ITEM(S) FROM CONSENT AGENDA

No items were removed from the consent agenda.

B. CONSIDER APPROVAL OF CONSENT AGENDA ITEMS

APPROVED

A MOTION WAS MADE BY COUNCIL MEMBER TURNAGE, SECONDED BY COUNCIL MEMBER FARAM TO APPROVE THE CONSENT AGENDA.

MOTION TO APPROVE CARRIED 7-0.

B.1 APPROVE MINUTES OF THE JULY 12, 2021 REGULAR CITY COUNCIL MEETING.

B.2 AUTHORIZE PAYMENT FOR ANNUAL SOFTWARE MAINTENANCE FOR INCODE (TYLER TECHNOLOGIES) FOR THE CITY'S MUNICIPAL COURT SOFTWARE SYSTEM IN THE AMOUNT OF \$88,000.

B.3 AUTHORIZE THE CITY MANAGER TO EXECUTE AN INTERLOCAL AGREEMENT WITH THE CITY OF GRAHAM FOR THE PURCHASE OF SLURRY SEAL AND OTHER GOODS AND SERVICES FROM VENDORS SELECTED THROUGH THE COMPETITIVE BIDDING PROCESS.

B.4 CONSIDER ORDINANCE NO. 3704, AMENDING ORDINANCE NO. 3568, AND EXTENDING THE TIMELINE TO SATISFY COMPLETION OF REQUIRED PUBLIC INFRASTRUCTURE FOR CONVEYANCE OF AN ABANDONED PORTION OF SAYERS LANE RIGHT-OF-WAY.

B.5 CONSIDER AWARD OF RFB BID 21-019 TO FELIX CONSTRUCTION, FOR CONSTRUCTION OF THE CONN PUMP STATION REHABILITATION PROJECT (UT2008) IN THE AMOUNT OF \$2,151,884.00, AUTHORIZE THE CITY MANAGER TO EXECUTE SUCH AGREEMENT AND APPROVE ASSOCIATED BUDGET TRANSFER.

C. PUBLIC HEARINGS

C.1 SUP 2021-06 PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM CURTIS D. YOUNG FOR A SPECIAL USE PERMIT FOR A PERMANENT ACCESSORY BUILDING AT 7100 BURSEY ROAD, BEING 1.849 ACRES DESCRIBED AS LOT 3, BLOCK 1, PEARSON SUBDIVISION. (WITHDRAWN FROM CONSIDERATION)

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WITHDRAWN

Mayor Trevino announced that the applicant withdrew their application and there is no further action required by City Council.

THIS SPECIAL USE PERMIT WAS WITHDRAWN.

C.2 ZC 2021-02, ORDINANCE NO. 3702, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM FW WESTERN RIDGE LLC FOR A ZONING CHANGE FROM C-1 (COMMERCIAL) TO RI-PD (RESIDENTIAL INFILL PLANNED DEVELOPMENT) AT 7201 AND 7501 PRECINCT LINE ROAD, BEING 8.506 ACRES DESCRIBED AS PORTIONS OF TRACT 1B, OZIAH RUMFIELD SURVEY, ABSTRACT 1365; AND TRACT 1, DAVID MOSES SURVEY, ABSTRACT 1150.

Mayor Trevino opened the public hearing for items C.2 and C.3. He announced that City Council would move to the general items to allow time for Clayton Husband to return to the meeting.

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 AUTHORIZE THE SOLE SOURCE PURCHASE OF GEO RELEVANT® COLLABORATIVE RESPONSE GRAPHICS™ (CRGS®) COMMUNICATIONS SOLUTIONS FROM CRITICAL RESPONSE GROUP, INC., IN THE AMOUNT OF \$106,998.00.

APPROVED

Assistant Police Chief Carrie White shared that the city received a grant from the Community Oriented Policing Services (COPS) School Violence Prevention Program (SVPP). The grant is to purchase collaborative response graphic tools that will provide first responders with situational maps of each BISD school campus. The grant funding applied to the purchase will be \$80,248.50 and the city is working with BISD to provide a local cash match in the amount of \$26,749.50. Any remaining balance for the local match will be funded by forfeiture funds.

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A MOTION WAS MADE BY DEPUTY MAYOR PRO TEM COMPTON, SECONDED BY MAYOR PRO TEM ORR TO AUTHORIZE THE SOLE SOURCE PURCHASE OF GEO RELEVANT® COLLABORATIVE RESPONSE GRAPHICS™ (CRGS®) COMMUNICATIONS SOLUTIONS FROM CRITICAL RESPONSE GROUP, INC., IN THE AMOUNT OF \$106,998.00.

MOTION TO APPROVE CARRIED 7-0.

F.2 SETTING THE DATE FOR THE PUBLIC HEARINGS FOR THE CITY'S FY 2020/2021 REVISED BUDGET, THE PARK AND RECREATION FACILITIES DEVELOPMENT CORPORATION'S FY 2020/2021 REVISED BUDGET, AND THE CRIME CONTROL AND PREVENTION DISTRICT'S FY 2020/2021 REVISED BUDGET.

APPROVED

Director of Budget and Research Robert Myers presented items F.2 and F.3. The City Council is requested to set the date for the upcoming budget public hearings for the revised Fiscal Year 2020/2021 and proposed Fiscal Year 2021/2022 budgets for the City, Park and Recreation Facilities Development Corporation and Crime Control and Prevention District. The budget public hearings are scheduled as follows:

Date	Time	Entity
August 12	6:30 p.m.	Park & Recreation Facilities Development Corporation
August 12	6:40 p.m.	Crime Control and Prevention District
August 12	7:00 p.m.	City Council

A MOTION WAS MADE BY ASSOCIATE MAYOR PRO TEM WRIGHT OUJESKY, SECONDED BY COUNCIL MEMBER TURNAGE TO SET THE DATE FOR THE CITY'S FY 2020/2021 REVISED BUDGET, THE PARKS AND RECREATION FACILITIES DEVELOPMENT CORPORATION'S FY 2020/2021 REVISED BUDGET, AND THE CRIME CONTROL AND PREVENTION DISTRICT'S FY 2020/2021 REVISED BUDGET.

MOTION TO APPROVE CARRIED 7-0.

F.3 SETTING THE DATE FOR THE PUBLIC HEARING FOR THE CITY'S FY 2021/2022 PROPOSED BUDGET, THE PARK AND RECREATION FACILITIES DEVELOPMENT CORPORATION'S FY 2021/2022 PROPOSED BUDGET, AND THE CRIME CONTROL AND PREVENTION DISTRICT'S FY 2021/2022 PROPOSED BUDGET.

APPROVED

This item was presented in conjunction with item F.2.

A MOTION WAS MADE BY COUNCIL MEMBER DEUPREE, SECONDED BY COUNCIL MEMBER RODRIGUEZ TO APPROVE ITEM F.3, SETTING THE DATE OF THE PUBLIC HEARING FOR THE CITY'S FY 2021/2022 PROPOSED BUDGET, THE PARKS AND RECREATION FACILITIES DEVELOPMENT CORPORATION'S FY 2021/2022 PROPOSED BUDGET, AND THE CRIME CONTROL AND PREVENTION DISTRICT'S FY 2021/2022 PROPOSED BUDGET.

MOTION TO APPROVE CARRIED 7-0.

C.2 ZC 2021-02, ORDINANCE NO. 3702, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM FW WESTERN RIDGE LLC FOR A ZONING CHANGE FROM C-1 (COMMERCIAL) TO RI-PD (RESIDENTIAL INFILL PLANNED DEVELOPMENT) AT 7201 AND 7501 PRECINCT LINE ROAD, BEING 8.506 ACRES DESCRIBED AS PORTIONS OF TRACT 1B, OZIAH RUMFIELD SURVEY, ABSTRACT 1365; AND TRACT 1, DAVID MOSES SURVEY, ABSTRACT 1150.

APPROVED

Mayor Trevino announced that he previously opened the public hearing for items C.2 and C.3.

Deputy City Manager Paulette Hartman informed City Council the applicant is requesting a zoning change from C-1 commercial to RI-PD residential infill planned development (8.506 acres) and NR-PD nonresidential planned development (0.767 acres) located at 7201 and 7501 Precinct Line Road, respectively. The area is designated on the Comprehensive Land Use Plan as office commercial on Precinct Line Road frontage and medium density for the remainder of the parcel. Ms. Hartman provided site photos of the property.

Applicant representative Mark Howe with Howe/Wood & Company located at 6617 Precinct Line Road, # 200, North Richland Hills presented request and was available to answer questions. Mr. Howe informed City Council they have worked with city staff for

several months. This particular property is divided twice by a drainage channel. The proposed development includes a single commercial lot intended for office or retail development located at the southwest corner of Precinct Line Road and Rumfield Road and twenty-seven (27) single-family lots. The east section will include 17 lots and the west section will include ten (10) lots. The proposed development will have a homeowner association. The site is bound by the city's trail system and they are dedicating land to the city to extend the trail system to keep bike traffic off Spring Oak Drive. Mr. Howe shared that Tarrant County requested the installation of an eight-foot masonry sound barrier wall with a two-foot concrete mow strip to provide sound protection for the proposed residential. Mr. Howe commented that they recommend using a pier for each post to be placed approximately at six-foot intervals and to set the panels on top of the piers. Mr. Howe requested that City Council not require the mow strip as it defeats the purpose of the sound protection.

Mr. Husband presented staff's report. The proposed development includes 27 single-family residential lots, with 10 lots on the west side and 17 lots on the east side of the creek. There is no connection between the two developments, but they share the common open space between them. The applicant is providing a dedication of property for future John Barfield Trail connection. Mr. Husband explained that the mow strip is required in the basic Public Works design manual for masonry screening walls. The mow strip will allow lawn equipment to get close to the wall without damaging pillars, piers or beams. A mow strip is required to be 12", but given the request of Tarrant County for a 24" mow strip, staff recommends an 18" mow strip. The related item, ZC 2021-04 is a zoning change for nonresidential planned development for a single commercial lot, which is adjacent to the 27 single-family residential development. The development includes a rear building line of 15', a masonry screening wall on the west side of the property to be constructed before the adjacent residential, a 15' landscape buffer yard and it will restrict driveway access from the residential street. The Planning and Zoning Commission, at their July 15, 2021 meeting, recommended approval of both items (ZC 2021-02 and ZC 2021-04) with a vote of 7-0.

At the request of City Council, Public Works Director Caroline Waggoner provided an explanation of the purpose of mow strips in the public works design manual. The mow strip is centered under the wall for the ease of mowing. Boundary walls accommodate drainage. The city requires a two-inch gap under the wall for the ease of maintenance and to lock in that continuous drainage gap to prevent blocking the drainage of water from properties to the street.

Mayor Trevino asked the City Secretary to call on those who completed a public meeting appearance form to speak during the public hearing. The following people spoke during the public hearing.

Darrell and Beverly Bruce, 3428 North Riley Place, Hurst, Texas commented they support the proposed single-family subdivision. Mrs. Bruce asked for a traffic study to improve traffic flow from Rumfield to Glade Road.

Ms. Caitlin Connolly, 7304 Spring Oak Drive spoke in opposition to the request and shared with City Council that she has ten (10) signatures from property owners within 200' of the proposed development.

Mr. Jory Price, 3704 Spring Oak spoke in opposition, stating additional traffic and privacy.

Mr. Brian Nolff, 3465 North Riley Place, Hurst, Texas spoke in opposition, stating traffic and request that the city require a traffic study.

There being no one else wishing to speak, Mayor Trevino closed the public hearing.

City Council and Mr. Howe discussed the County's eight-foot masonry sound barrier wall with a two-foot concrete mow strip. Mayor Trevino commented that staff compromised and recommended an 18" mow strip.

Mr. Howe commented that he looked at other fences similar to what is being requested and the mow strips measured 12".

A MOTION WAS MADE BY ASSOCIATE MAYOR PRO TEM WRIGHT OUJESKY, SECONDED BY DEPUTY MAYOR PRO TEM COMPTON TO APPROVE ORDINANCE NO. 3702, TO INCLUDE AN EIGHT-FOOT FENCE ON THE WEST SIDE AND A MOW STRIP OF 12", AND FOR THE DEVELOPER TO WORK WITH STAFF ON A TRAFFIC STUDY FOR RUMFIELD AND PRECINCT LINE ROAD.

Deputy Mayor Pro Tem Compton clarified the fence in question is located on the south side and asked Associate Mayor Pro Tem Wright Oujesky to amend the motion.

Council member Turnage asked Associate Mayor Pro Tem Wright Oujesky to amend her motion to change the mow strip from 12" to 18" as recommended by city staff.

Associate Mayor Pro Tem accepted the amendments and Deputy Mayor Pro Tem Compton seconded the amendments.

A MOTION WAS MADE BY ASSOCIATE MAYOR PRO TEM WRIGHT OUJESKY, SECONDED BY DEPUTY MAYOR PRO TEM COMPTON TO APPROVE ORDINANCE NO. 3702; TO INCLUDE AN 8' FENCE ON THE SOUTH SIDE, A MOW STRIP OF 18" AND FOR THE DEVELOPER TO WORK WITH STAFF ON A TRAFFIC STUDY FOR RUMFIELD AND PRECINCT LINE ROAD.

MOTION TO APPROVE CARRIED 7-0.

C.3 ZC 2021-04, ORDINANCE NO. 3703, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM FW WESTERN RIDGE LLC FOR A ZONING CHANGE FROM C-1 (COMMERCIAL) TO NR-PD (NONRESIDENTIAL PLANNED DEVELOPMENT) AT 7201 AND 7501 PRECINCT LINE ROAD, BEING 0.767 ACRES DESCRIBED AS PORTIONS OF TRACT 1B, OZIAH RUMFIELD SURVEY, ABSTRACT 1365; AND TRACT 1, DAVID MOSES SURVEY, ABSTRACT 1150.

APPROVED

This item was presented in conjunction with item C.2

A MOTION WAS MADE BY DEPUTY MAYOR PRO TEM COMPTON, SECONDED BY COUNCIL MEMBER DEUPREE TO APPROVE ZC 2021-04, ORDINANCE NO. 3703, PUBLIC HEARING AND CONSIDERATION OF A REQUEST FROM FW WESTERN RIDGE LLC FOR A ZONING CHANGE FROM C-1 (COMMERCIAL) TO NR-PD (NONRESIDENTIAL PLANNED DEVELOPMENT) AT 7201 AND 7501 PRECINCT LINE ROAD, BEING 0.767 ACRES DESCRIBED AS PORTIONS OF TRACT 1B, OZIAH RUMFIELD SURVEY, ABSTRACT 1365; AND TRACT 1, DAVID MOSES SURVEY, ABSTRACT 1150.

MOTION TO APPROVE CARRIED 7-0.

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

Mayor Trevino announced there was no action necessary as the result of Executive Session.

H. INFORMATION AND REPORTS

H.1 ANNOUNCEMENTS

Mayor Pro Tem Orr made the following announcements.

Join us this Tuesday, August 3, for the next 'Round the Town bicycle ride. The ride will begin at 6:30 p.m. at Northfield Park. Please visit the city's website, or contact the Parks Department, for more information.

Fireworks will light up the sky over NRH2O Family Water Park on Saturday, August 7. The show will begin at around 9:00 p.m. Visit nrh2o.com to learn about this and other special events at the water park this summer.

Kudos Korner - Todd Mayes, Elliott Huff, Bryn Hudson, Casey Kirkpatrick and Mason Guidry with the Fire Department - North Park Baptist posted its appreciation for the firefighters who went out of their way to fix a broken rope on the church's flag pole. "We are so thankful for the help," they said. As the firefighters raised the U.S. flag back into place, the children attending the church's summer camp sang the Star Spangled Banner, making it a special moment for all. Thank you again to our great first responders!

I. ADJOURNMENT

Mayor Trevino adjourned the meeting at 8:20 p.m.

Oscar Trevino, Mayor

Alicia Richardson
City Secretary/Chief Governance Officer