



CITY OF NORTH RICHLAND HILLS
PLANNING AND ZONING COMMISSION AGENDA
4301 CITY POINT DRIVE
NORTH RICHLAND HILLS, TX 76180
THURSDAY, SEPTEMBER 5, 2019

WORK SESSION: 6:00 PM

Held in the City Council Workroom, Third Floor

- A. CALL TO ORDER
 - 1. [Election of officers](#)
 - 2. [Planning Director report](#)
 - 3. [Discuss items from the regular Planning and Zoning Commission meeting](#)
 - 4. [Annual orientation and training](#)
 - 5. [Review of local actions necessary as a result of the 86th Texas State Legislature](#)

REGULAR MEETING: Immediately following worksession (but not earlier than 7:00 PM)

Held in the City Council Chambers, Third Floor

- A. CALL TO ORDER
 - A.1 PLEDGE

EXECUTIVE SESSION

The Planning and Zoning Commission may enter into closed Executive Session as authorized by Chapter 551, Texas Government Code. Executive Session may be held at the end of the Regular Session or at any time during the meeting that a need arises for the Planning and Zoning Commission to seek advice from the city attorney (551.071) as to the posted subject matter of this Planning and Zoning Commission meeting.

The Planning and Zoning Commission may confer privately with its attorney to seek legal advice on any matter listed on the agenda or on any matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551, Texas Government Code.

B. MINUTES

- B.1 [Approve Minutes of the August 15, 2019, Planning and Zoning Commission meeting.](#)

C. PUBLIC HEARINGS

- C.1 [ZC 2019-14 Public hearing and consideration of a request from Charles and Ellen Rheinlaender for a zoning change from AG Agricultural to R-2 Single-Family Residential at 6812 Smithfield Road, being 1.089 acres described as Tract 1A, John M Crockett Survey, Abstract 273.](#)
- C.2 [ZC 2018-23 Public hearing and consideration of a request from Builders Funding Mgt LP for a zoning change from AG Agricultural and R-1-S Special Single-Family to R-2 Single-Family Residential at 7109-7201 Eden Road and 8751 Hightower Drive, being 9.982 acres described as Lot 1, Block 17, Stoneybrooke Addition, and Tracts 4B1 and 4E, JB Edens Survey, Abstract 499.](#)
- C.3 [SUP 2019-09 Public hearing and consideration of a request from Builders Funding Mgt LP for a special use permit for detention/retention storage facilities at 7109-7201 Eden Road and 8751 Hightower Drive, being 9.982 acres described as Lot 1, Block 17, Stoneybrooke Addition, and Tracts 4B1 and 4E, JB Edens Survey, Abstract 499.](#)

D. PLANNING AND DEVELOPMENT

- D.1 [AP 2019-02 Consideration of a request from ClayMoore Engineering for an amended plat of Lot 6R1, Block 1, Smithfield Corners, being 2.213 acres located at 8210 Mid-Cities Boulevard.](#)
- D.2 [FP 2019-09 Consideration of a request from Charles and Ellen Rheinlaender for a final plat of Lot 3, Block 2, Smithfield Addition, being 1.089 acres located at 6812 Smithfield Road.](#)
- D.3 [PP 2018-05 Consideration of a request from Builders Funding Mgt LP for a preliminary plat of Eden Estates, being 9.982 acres located at 7109-7201 Eden Road and 8751 Hightower Drive.](#)
- D.4 [FP 2019-05 Consideration of a request from Builders Funding Mgt LP for a final plat of Eden Estates, being 9.982 acres located at 7109-7201 Eden Road and 8751 Hightower Drive.](#)
- D.5 [PP 2019-03 Consideration of a request from JBI Partners, Inc. for a preliminary plat of Hometown Canal District Phase 6, being 15.393 acres located at the southeast corner of Bridge Street and Parker Boulevard.](#)
- D.6 [RP 2019-06 Consideration of a request from Kimley-Horn for a replat of Davis-North Tarrant Parkway Addition, being 6.067 acres located in the 8300 block of Davis Boulevard.](#)
- D.7 [FP 2019-04 Consideration of a request from Beaten Path Development - Urban Trails Cottages LLC for a final plat of urban Trails Cottages, being 5.52 acres located at the southwest corner of Mid-Cities Boulevard and Holiday Lane.](#)

E. ADJOURNMENT

CERTIFICATION

I do hereby certify that the above notice of meeting of the North Richland Hills Planning and Zoning Commission was posted at City Hall, City of North Richland Hills, Texas in compliance with Chapter 551, Texas Government Code on Friday, August 30, 2019, by 5:00 PM.

Clayton Husband, AICP
Principal Planner

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 817-427-6060 for further information.