

**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  
OCTOBER 17, 2022  
SPECIAL MEETING**

**D.2 PLAT22-0028 CONSIDERATION OF A REQUEST FROM BENJI ALICEA  
FOR A FINAL PLAT OF LOTS 1 AND 2, BLOCK 2, ANTINONE ADDITION,  
BEING 1.740 ACRES LOCATED AT 7200 MID-CITIES BOULEVARD.**

**APPROVED WITH CONDITIONS**

Chair Welborn introduced the item and called for Principal Planner Clayton Husband to introduce the request. Mr. Husband introduced the request.

Benjamin Alicea, Vertical Arts Design, 3170 Rigsby Lane, Celina, Texas, came forward to present the request.

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

Chair Welborn and Mr. Husband discussed the setback shown adjacent to Iron Horse Boulevard. Mr. Husband stated that setback would be revised from 35 feet to 15 feet.

Commissioner Bowen and Mr. Husband discussed recent development in the area along Mid-Cities Boulevard.

Commissioner Bridges and Mr. Husband discussed proposed driveway locations on the property.

**A MOTION WAS MADE BY COMMISSIONER LUPPY, SECONDED BY  
COMMISSIONER STAMPS TO APPROVED. APPROVE PLAT21-0028 WITH THE  
CONDITIONS OUTLINED IN THE DEVELOPMENT REVIEW COMMITTEE  
COMMENTS. MOTION TO APPROVE CARRIED 7-0.**