

**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
NORTH RICHLAND HILLS, TX 76180
SEPTEMBER 21, 2017**

**C.2. SUP 2017-05 PUBLIC HEARING AND CONSIDERATION OF A REQUEST
FROM U-HAUL FOR A SPECIAL USE PERMIT FOR A WAIVER OF THE
MASONRY REQUIREMENT FOR AN AUTOMOBILE SHADE STRUCTURE
ON 3.089 ACRES LOCATED AT 8213 BOULEVARD 26.**

APPROVED WITH CONDITIONS

Chairman Randall Shiflet introduced the item, opened the public hearing, and called for Principal Planner Clayton Husband to introduce the request.

Mr. Husband presented the request.

Chairman Shiflet called for the applicant to present their request.

Ken Birch, 8213 Boulevard 26, North Richland Hills, Texas 76180, representing U-Haul marketing, presented the request.

Chairman Shiflet asked what the color of the canopy will be.

Mr. Birch stated the canopy will be green.

Chairman Shiflet called for Mr. Husband to present the staff report.

Mr. Husband presented the staff report.

Chairman Shiflet asked what the height of the canopy was.

Mr. Husband stated the peak is nineteen feet high.

Chairman Shiflet asked if there would be a difference in the request if this was a "big-box" store.

Mr. Husband stated there are specific zoning standards for auto shade structures, such as the masonry requirement, that apply to all businesses, but it also allows for a

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waiver to the masonry requirement.

Chairman Shiflet asked what the Development Review Committee's (DRC) recommendation is.

Mr. Husband stated that DRC's recommendation is approval subject to conditions.

Commissioner Don Bowen asked if this is similar to the shade structure waiver given to Auto Nation.

Mr. Husband stated the support structure is similar.

Chairman Shiflet asked for anyone wishing to speak for or against the item to come forward, seeing no one, he closed the public hearing.

A MOTION WAS MADE BY VICE-CHAIRMAN STEVEN COOPER, SECONDED BY COMMISSIONER DON BOWEN TO APPROVE SUP 2017-05, SUBJECT TO THE STATED CONDITIONS. MOTION TO APPROVE CARRIED 5-1.