

**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
APRIL 4, 2019**

WORK SESSION

CALL TO ORDER

The Planning and Zoning Commission of the City of North Richland Hills, Texas met in work session on the 4th day of April, 2019 at 6:30 p.m. in the City Council Workroom prior to the 7:00 p.m. regular Planning and Zoning Commission meeting.

Present:	Justin Welborn	Place 1, Chairman
	Jerry Tyner	Place 2, Vice Chairman
	Kathy Luppy	Place 5, Secretary
	Don Bowen	Place 3
	Sarah Olvey	Place 4
	Mason Orr	Place 6
	Wendy Werner	Place 7
	Kelvin Deupree	Ex-Officio

Absent:

Staff:	Clayton Comstock	Planning Director
	Chad VanSteenberg	Planner
	John Chapman	Planning Technician
	Justin Naylor	Civil Engineer

Chairman Justin Welborn called the work session to order at 6:31 p.m.

1 PLANNING DIRECTOR REPORT.

Planning Director Clayton Comstock presented the city announcements, summarized the City Council special meeting held on March 25, 2019, and provided an update to current development activity.

3 PRESENTATION ON THE NRH ZONING ORDINANCE REGARDING THE TRANSIT ORIENTED DEVELOPMENT AND TOWN CENTER ZONING DISTRICTS.

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Planning Director Clayton Comstock presented on the history and development standards for the Smithfield and Iron Horse Transit Oriented Development Districts.

2 DISCUSS ITEMS FROM THE REGULAR PLANNING AND ZONING COMMISSION MEETING.

Planning Director Clayton Comstock presented item D.2 from the agenda and asked the Commission for questions.

Chairman Justin Welborn adjourned the work session at 7:03 p.m.

REGULAR MEETING

A. CALL TO ORDER

Chairman Justin Welborn called the meeting to order at 7:08 p.m.

Present:	Justin Welborn	Place 1, Chairman
	Jerry Tyner	Place 2, Vice Chairman
	Kathy Luppy	Place 5, Secretary
	Don Bowen	Place 3
	Sarah Olvey	Place 4
	Mason Orr	Place 6
	Wendy Werner	Place 7
	Kelvin Deupree	Ex-Officio

Absent:

Staff:	Clayton Comstock	Planning Director
	Chad VanSteenberg	Planner
	John Chapman	Planning Technician
	Justin Naylor	Civil Engineer

A.1 PLEDGE

Ex-Officio Kelvin Deupree led the Pledge of Allegiance to the United States and Texas flags.

B. MINUTES

B.1 APPROVE MINUTES OF THE MARCH 21, 2019, PLANNING AND ZONING COMMISSION MEETING.

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APPROVED

A MOTION WAS MADE BY COMMISSIONER SARAH OLVEY, SECONDED BY COMMISSIONER KATHY LUPPY TO APPROVE MINUTES OF THE MARCH 21, 2019, PLANNING AND ZONING COMMISSION MEETING.

MOTION TO APPROVE CARRIED 7-0.

C. PUBLIC HEARINGS

There were no scheduled public hearings to consider.

D. PLANNING AND DEVELOPMENT

D.1 CONSIDERATION OF A REQUEST FROM HAMILTON DUFFY PC FOR A PLAT VACATION OF LOTS 1-12, BLOCK 1; LOTS 1-9, BLOCK 2; LOTS 1-7, BLOCK 3; LOT 1, BLOCK 4; AND LOTS 1-5, BLOCK 5, HIGHLAND PARK, BEING 6.717 ACRES LOCATED IN THE 6900 BLOCK OF PRECINCT LINE ROAD AND 9200 BLOCK OF AMUNDSON DRIVE.

APPROVED

Chairman Justin Welborn introduced items D.1. and D.2, stated the items will be presented together, and called for Planning Director Clayton Comstock to introduce the requests. Mr. Comstock introduced the requests.

Chairman Welborn called for the applicant to present the request.

Mark Wood, on behalf of Howe Wood Company, 6617 Precinct Line Suite 200, North Richland Hills, Texas 76182, presented the requests.

Chairman Welborn called for Mr. Comstock to present the staff reports for the items. Mr. Comstock presented the staff reports.

A MOTION WAS MADE BY VICE CHAIRMAN JERRY TYNER, SECONDED BY COMMISSIONER KATHY LUPPY TO APPROVE THE PLAT VACATION OF THE HIGHLAND PARK SUBDIVISION.

MOTION TO APPROVE CARRIED 7-0.

D.2 FP 2019-02 CONSIDERATION OF A REQUEST FROM HAMILTON DUFFY PC FOR A FINAL PLAT OF WESTERN RIDGE, BEING 8.245 ACRES LOCATED IN THE 6900 BLOCK OF PRECINCT LINE ROAD AND 9200 BLOCK OF AMUNDSON DRIVE.

APPROVED

This item was presented in conjunction with D.1.

A MOTION WAS MADE BY COMMISSIONER KATHY LUPPY, SECONDED BY COMMISSIONER DON BOWEN TO APPROVE FP 2019-02.

MOTION TO APPROVE CARRIED 7-0.

E. ADJOURNMENT

Chairman Justin Welborn adjourned the meeting at 7:16 p.m.

Justin Welborn, Chairman

Attest:

Kathy Luppy, Secretary