

**MINUTES OF THE WORK SESSION AND REGULAR MEETING
OF THE STRATEGIC PLAN COMMITTEE OF THE
CITY OF NORTH RICHLAND HILLS, TEXAS
HELD IN THE CITY HALL 4301 CITY POINT DRIVE
MAY 11, 2017**

1. CALL TO ORDER

The Strategic Plan Committee of the City of North Richland Hills, Texas met in the west entrance of City Hall on the 11th day of May, 2017 at 6:00 p.m. prior to loading a twenty-five passenger bus for a tour of North Richland Hills.

Present:	Rita Wright-Oujesky	City Council Member, Vice Chairperson
	Tim Barth	City Council Member
	Jerry Tyner	Planning and Zoning Commission
	Justin Welborn	Planning and Zoning Commission
	Amy Steele	Committee Member
	Brent Barrow	Committee Member
	Brian Crowson	Committee Member
	Lee Knight	Alternate Committee Member
	Karen Russell	Committee Member
	Mark Wood	Committee Member
	Suzy Compton	Committee Member
	Tracye Tipps	Committee Member
Absent:	Tim Welch	Mayor Pro Tem, Chairman
	Danny Beltran	Committee Member
	Blake Hedgecock	Committee Member
	Skip Baskerville	Committee Member
Staff:	Mark Hindman	City Manager
	Vickie Loftice	Managing Director
	Paulette Hartman	Assistant City Manager
	Craig Hulse	Director of Economic Development
	Stefanie Martinez	Director of Neighborhood Services
	Caroline Waggoner	City Engineer
	Clayton Comstock	Planning Manager
	Clayton Husband	Principal Planner
	John Chapman	Planning Technician

Acting Chairperson Rita Wright-Oujesky called the meeting to order at 6:05 p.m.

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2. **Approve minutes of the April 13, 2017 Strategic Plan Committee meeting.**

APPROVED

A MOTION WAS MADE BY COMMITTEE MEMBER WOOD AND SECONDED BY COMMITTEE MEMBER BARROW TO APPROVE THE MINUTES OF THE APRIL 13, 2017, STRATEGIC PLAN COMMITTEE MEETING. MOTION TO APPROVE CARRIED 11-0.

3. **Tour the City of North Richland Hills**

Beginning at the City Hall west entry, the bus followed the route denoted in Exhibit 1 of these minutes.

Planning Manager Clayton Comstock provided brief introductions and allowed additional staff members to introduce themselves.

Driving on City Point Point Drive, Committee Member Mark Wood asked if there were any interested parties concerning the land surrounding City Point Drive in front of City Hall. Mr. Comstock replied the land is in the process of being divided.

While driving south on Boulevard 26, Committee Member Suzy Compton asked where the recently approved Burger King will be located. Mr. Comstock replied the new Burger King will be located at 7047 Boulevard 26.

Committee Member Amy Steele asked if there were any plans to redevelop at the intersection of Rufe Snow Drive and Boulevard 26. Staff responded there are currently no redevelopment plans at this time.

As the bus turned right on Denton Highway (377), staff provided rental rate information for the area. Planning and Zoning Commissioner Jerry Tyner asked if the rental rate of fourteen percent was low. Staff responded yes.

As the bus passed Fossil Creek Park, Managing Director Vickie Loftice discussed the park's future plans.

Approaching Walker Steel (Advantage Steel Services, Inc.), located at 3700 Flory Street, Mr. Wood asked if Daytona Street would be abandoned for future development of Walker Steel. Staff stated this was an option and that Walker Steel

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would need to buy other property first.

While driving on Turner Terrace in the original North Richland Hills subdivision, Council Member Rita Wright-Oujesky asked how much a property owner may recoup in costs with the Neighborhood Revitalization Program. Staff stated a property owner may be granted a twenty percent grant up to \$10,000 for renovations that result in a forty-percent increase in value. Council Member Oujesky then asked how much of the grant is recovered with the increased property tax values. Staff did not have data to answer.

As the tour bus passed Santander Consumer USA, located at 5201 Rufe Snow Drive, Economic Development Director Craig Hulse spoke about the southern area of Rufe Snow north of NE Loop 820.

Committee Member Amy Steele asked what would be added on Iron Horse Boulevard near Cambridge Place. Staff responded that the area is going to be an addition to Cambridge Place called Cambridge Estates with more single-family residential.

While passing the intersection of Shady Grove Road and Franklin Court, Mr. Wood made the comment that this particular area has opportunity for redevelopment.

Mr. Wood then asked about the "Zoning Change" sign near the upcoming Fresh Meadow Estates. Staff responded the change is for land acquired by Fresh Meadow Estates to increase the size of the subdivision.

Committee Member Brian Crowson asked if there were still plans for a movie theater at 8358 Davis Boulevard. Mr. Wood and staff responded yes.

As the tour bus passed the Target located at 8532 Davis Boulevard, Mr. Hulse talked about the upcoming remodel Target has initiated for its DFW locations.

Committee Members Suzy Compton and Brian Crowson made the comment they would like to see more gradual sloping or "laydown" curbs rather than the traditional curb.

Mr. Crowson and Ms. Compton discussed HomeTown parking as well as the new Canal District in HomeTown.

There was discussion about Bedford-Eules Road concerning current redevelopment and the plans for the Governor's Achievement Award.

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The bus arrived back at City Hall and the tour concluded.

4. Adjourn

Vice Chairperson Rita Wright-Oujesky adjourned the meeting at 8:45 p.m.

Rita Wright-Oujesky, Vice Chairperson

Attest:

John Chapman, Secretary

EXHIBIT A

NRH COMMUNITY TOUR

Strategic Plan Committee
May 11, 2017
6:00 pm

The Committee may deviate slightly from the route, if needed, to adjust for traffic or viewing of additional locations within the defined tour route boundary.

Requests for wheelchair accessible 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.

Tour Route

LIST OF STREETS ON TOUR

- City Point

Boulevard 26

Broadway

Willowcrest

Tourist

Denton Hwy (377)

Dent

North Hills

Wendell

Onyx

Charles

Marie

Rufe Snow

Glenview

Scruggs

Daytona

Flory

Harmonson

Honey

Glenwyck

Dawn

Briley

Vance

Turner

Blaney

Riviera

Marilyn

Meadow Lakes

Skylark

Iron Horse

Dick Lewis

Holiday

Trinidad

Acapulco

Chelsea

Richmond

Mid-Cities

Little Ranch

Dorchester

Sudbury
- Chapman

Meadow

North Forty

Hightower

Cross Timbers

Dogwood

Bursey

Forest Lakes

Shadow Wood

Smithfield

North Tarrant

Brandonwood

Shady Grove

Davis

Precinct Line

Rumfield

Eden

Amundson

Simmons

Main

Chilton

Martin

Brynwyck

Ice House

Bridge

Parker

Grand

Walker

Mockingbird

Irish

Kerry

Limerick

Galway

North Ridge

Harwood

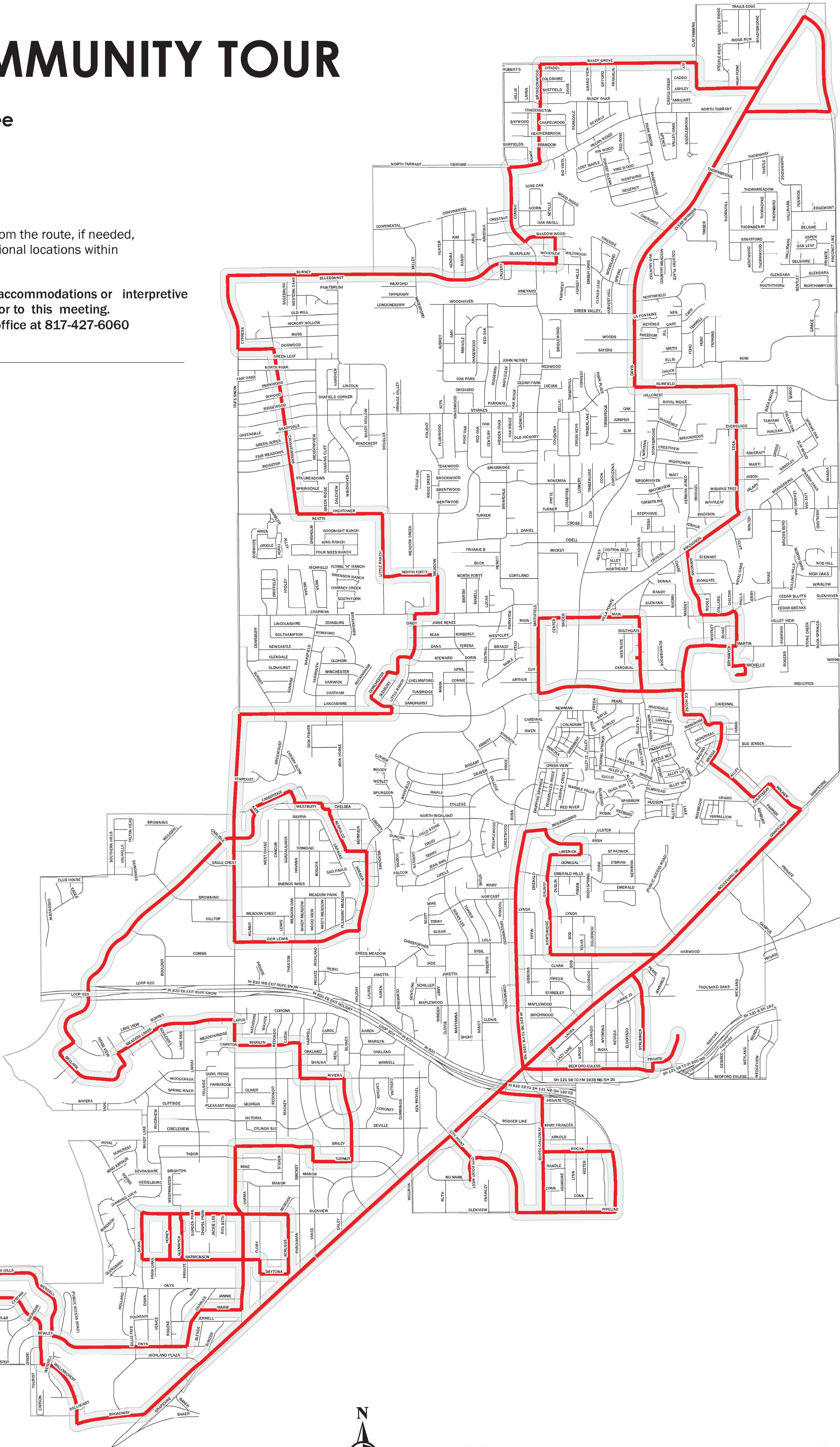
Strummer

Bedford Eules

Loop 820

Booth Calloway

Rogan



DISCLAIMER: This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

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