CITY PLANNING & ZONING COMMISSION/PUBLIC HEARING MEETING MINUTES

Monday, November 12, 2024, 12:00 pm

Present: Rod Watkins - President
Richard Hill - Member
Justin Johnson - Member
Joel Richardson - Asst to City Manager
Paul Painter - Member
Joshua Kinnick - Building Official
Annetta Nabors - Permit Coordinator

1) **INVOCATION & ANNOUNCE A QUORUM AND CALL THE MEETING TO ORDER**
Rod Watkins gave the invocation and declared a quorum was present and called the meeting to order at 12:03 pm.

2) **APPROVE MINUTES OF PREVIOUS PLANNING AND ZONING COMMISSION MEETING OCTOBER 7, 2024.** Justin Johnson made the motion to approve the minutes as written and Richard Hill seconded the motion. The motion passed 4-0.

3) **ACTION/DISCUSSION:** A motion was made by Justin Johnson and seconded by Paul Painter to recommend the city council accept a conditional final plat for Trailstone Ph 7 54.483 acres out of the Charles B McDonald Survey, Abstract No. 727, the Peter Shanks Survey, Abstract No. 1004, Joseph E Clark Survey Abstract No 194, Hunt County, Texas, 211 Single Family Lots, 4 Common areas. The motion passed 4-0

4) **ACTION/DISCUSSION: :** A motion was made by Richard Hill and seconded by Paul Painter to recommend the city council accept a conditional final plat for Trailstone Ph 8 49.955 acres out of the Joseph E Clark Survey Abstract No 194, Daniel Hendley Survey Abstract 457, Charles B McDonald Survey Abstract No. 727, John R Ruble Survey Abstract 892, William R Duval Survey abstract 254, Hunt County, Texas, 205 Single Family Lots, 6 Common areas. The motion passed 4-0.

    a. Joshua Kinnick noted that there will be a good number of lots in these two phases and Matt McMahan notes that both phases would be walked soon.

5) **ACTION/DISCUSSION:** A motion was made by Richard Hill and seconded by Paul Painter to recommend the city council accept a conditional final plat for Fox Landing 1A 4.459 acres out of the Shelby County School Land Survey, Abstract No. 946 and Clemente Bustilla Survey, Abstract No. 49, Hunt County, Texas, 12 Single Family Lots, 2 Common areas. The motion passed 4-0.

6) **ACTION/DISCUSSION:** Discussion concerning board positions was tabled until the December meeting.

7) Richard Hill made a motion to adjourn the meeting and Justin Johnson seconded the motion. The motion passed 4-0. The meeting was adjourned at 12:20 pm.

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Annetta Nabors - P&Z/Permit Coordinator *Rod Watkins - P&Z Commission President*