CITY PLANNING & ZONING COMMISSION/PUBLIC HEARING
CITY HALL - 2313 MAIN STREET - COUNCIL CHAMBERS
CADDO MILLS, TEXAS 75135
MEETING MINUTES

MONDAY, NOVEMBER 13, 2023 at 12:00 noon

1. INVOCATION & ANNOUNCE A QUORUM PRESENT AND CALL THE MEETING TO ORDER

Rod Watkins gave the invocation. Rod declared a quorum was present and called the meeting to order at 12:02 pm. Commission members present were Rod Watkins, Richard Hill, Paul Painter and Emily Delia. City Staff members present were Building Official-Joshua Kinnick and Permit Coordinator-Annetta Nabors.

2. APPROVE MINUTES OF PREVIOUS MEETING

Richard Hill made the motion to approve the minutes as written and Emily Delia seconded the motion. The motion passed 4-0.

3. ACTION/DISCUSSION

Receive a report, hold a discussion, conduct a public hearing, and consider making a recommendation on **Hunt CAD Property ID** Hunt CAD Property ID **21108,** located at **I-30 Frontage Road Eastbound Past FM 1565**, acres 86.7136 Abstract/Subdivision: A0049 - BUSTILLA CLEMENTE, Tract 78, GEO ID: 0049-0780-0000-12 Legal Description: – A0049 BUSTILLA CLEMENTE, TRACT 78, ACRES 86.7136 will change the current zoning of **AG – Agriculture to Commercial C1 and MF-Multi-Family.**

Josh presented information from the developer for the proposed zoning change for C1 - Commercial and MF – Multifamily units. These units are high-end, low-density Garden Style Apartments with a single car garage with only 12 units per acre. Neighbors attended the meeting and had addressed a concern for flooding. The developer's representative stated that there will be a flood study and the site plan is a concept only and changes can be made according to the results. These properties will have BHP Water and City Sewer. Emily Delia made a motion for recommendation to recommend the zoning change and was seconded by Paul Painter. The motion passed 4-0.

4. ADJOURN MEETING

Emily Delia made the motion to adjourn the meeting and Richard Hill seconded the motion. The motion passed 4-0. The meeting adjourned at 12:20pm.

_____ _____

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