



June 9, 2025

PLANNING & ZONING COMMISSION

Notice is hereby given of a Regular Meeting of the Nacogdoches Planning & Zoning Commission to be held on the above date via videoconference beginning at 5:00 p.m. for the purpose of considering the following agenda items.

Some Commission Members may attend via videoconference but a quorum of the Commission and the Presiding Officer will be present at the above-stated physical location. The meeting will be streamed live at <https://www.nactx.us/21>. There will be an opportunity for the public to comment on agenda items in person at the specified location.

**PLEASE LIMIT PRESENTATIONS TO THREE MINUTES
(UNLESS PRIOR APPROVAL IS OBTAINED)**

1. CALL TO ORDER.

2. PLEDGE OF ALLEGIANCE.

3. **CONSENT AGENDA:**

All matters listed under the Consent Agenda are considered routine by the Commission and will be enacted by one motion. These items include final plats where staff has found compliance with all minimum subdivision regulations. All items approved by Consent are approved with any and all staff recommendations. Since there will not be separate discussion of these items, citizens wishing to address the Commission regarding one or more items on the Consent Agenda may address the Commission at this time as well. If any Commissioner desires to discuss an item on the Consent Agenda it may be moved to the Regular Agenda for further consideration.

A. Approval of minutes for the meeting held on May 12, 2025.

4. **REGULAR AGENDA:** City Council will receive staff recommendations and public input on the following items, and may deliberate and take formal action on the item.

A. **Public Hearing:** Discuss and consider action on Zoning Case ZON2025-07 regarding a zone change from B-2, General Business to R-2, Single Family Residential district for one (1) parcel of land approximately 0.34 acres ± in size, more particularly described by Nacogdoches Central Appraisal District Parcel 23897; and generally located east of Old Tyler Road approximately 0.50 miles north of the intersection of Powers Street and Old Tyler Road. (City Planner)

B. **Public Hearing:** Discuss and consider action on Zoning Case ZON2025-08 regarding a zone change from I-1, Light Industrial, to R-4, Multi-family district for two (2) parcels of land approximately 1.16 acres ± in size, more particularly described by Nacogdoches Central Appraisal District Parcels 23169 and 23166; and a zone change from B-2, General Business to R-4, Multi-family for one parcel of land approximately 0.25 acres ± in size, more particularly described by Nacogdoches Central Appraisal District Parcel 23167; and generally located on the west side of South Pecan Street, approximately 500 feet west of the intersection of South Pecan Street and



South Fredonia Street. (City Planner)

- C. Consider action to appoint one (1) Planning and Zoning Commission member to serve on the City of Nacogdoches Zoning Ordinance Subcommittee. (Executive Director of Development and Infrastructure)

5. Zoning Ordinance Subcommittee Report.

6. AWARDS AND RECOGNITIONS.

- A. Recognition of Ruth Carroll for her dedication and service as Commissioner on the Planning and Zoning Commission. (Chair)

7. Future Agenda Items.

8. ADJOURN.

Aimee Cloutier, Planning Coordinator

CERTIFICATION

This meeting will be conducted pursuant to Chapter 551 of the Texas Government Code. The Commission reserves the right to adjourn into Executive Session at any time during the meeting to discuss any of the above-posted agenda, as authorized by Texas Government Code Section 551.071 [consultation with attorney]. The City of Nacogdoches is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications may be provided upon request. Please contact the City Secretary at (936) 559-2506 for information. I certify the notice of meeting was posted in the directory outside of City Hall, 202 E. Pilar Street, Nacogdoches, Texas 75961, on June 5, 2025, by 9:00 a.m., and remained posted until the meeting convened.

Aimee Cloutier, Planning Coordinator