



Zoning Board of Adjustment November 20, 2025

Notice is hereby given of a Regular Meeting of the Nacogdoches Zoning Board of Adjustment to be held on the above date in the City Council Chambers of City Hall, 202 E. Pilar Street, Nacogdoches, Texas, beginning at 4:00 p.m. for the purpose of considering the following agenda items. Some Board members may attend via videoconference, but a quorum of the Board and the Presiding Officer will be present at the above-stated physical location. There will be an opportunity for the public to comment on agenda items in person at the specified location. The meeting will be recorded and made available for viewing at a later date at <https://www.nactx.us/21>.

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

1. CALL TO ORDER.
2. PLEDGE OF ALLEGIANCE.
3. Administration of Oath of Office – Zoning Board of Adjustment Members
4. **CONSENT AGENDA**
 - A. Consider approval of minutes from the Zoning Board of Adjustment meeting held on September 18, 2025.
5. **REGULAR AGENDA**
 - A. **Public Hearing:** Discuss and consider Zoning Variance Case ZBA2025-01 regarding a variance to Zoning Ordinance Section 118-427(a) *District development chart* to reduce minimum lot depth and width requirements in an R-1 Single-Family district on one (1) parcel of land approximately 0.14 acres ± in size, more particularly described by the Nacogdoches Central Appraisal District Parcel 25209; and located at 1021 Cottonwood Street, Nacogdoches Texas.
 - B. Discuss and consider action on electing a Vice Chair in accordance with the Zoning Board of Adjustment Rules of Procedure.
6. SUBCOMMITTEE REPORT. Update on the previous Zoning Ordinance Subcommittee meeting.
7. ADJOURN.

CERTIFICATION

This meeting will be conducted pursuant to Chapter 551 of the Texas Government Code. The Board 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 November 14, 2025, by 5:00 p.m. pursuant to Chapter 551 of the Texas Government Code.



A handwritten signature in black ink that reads "Jasmine Flores". The signature is fluid and cursive, with the first letter of each name being capitalized and prominent.

Jasmine Flores, Planning Coordinator