



September 21, 2023

Notice is hereby given of a Regular Meeting of the Zoning Board of Adjustments to be held on September 21, 2023, at 4:00 p.m., via videoconference, with the opportunity to appear in person in the **Council Chambers, Room 119 of City Hall, 202 E. Pilar Street, Nacogdoches, Texas**, for the purpose of considering the following agenda items. All agenda items are subject to action.

The City of Nacogdoches Zoning Board of Adjustment meeting will be deemed as being conducted via teleconference or videoconference. However, some board members may attend virtually, while others may be present in the above-stated physical location. Regardless, the meeting will be streamed live at www.nactx.us. There will be an opportunity for the public to comment on agenda items either by teleconference or in person in Council Chambers.

Members of the public who wish to submit comments by telephone on a listed agenda item must contact the Planning and Zoning office by email at pz@nactx.us or by calling 936-559-2574 and providing their name, telephone number, and relevant agenda item upon which they wish to speak. All requests to make comments via telephone must be received by 12:00 p.m. on September 21, 2023. For all timely requests received, staff will call the submitted phone numbers directly during the meeting when the corresponding item comes up for comment. NOTE: The incoming phone call from City staff will be an unfamiliar number.

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

1. CALL TO ORDER.

2. PLEDGE OF ALLEGIANCE.

3. **CONSENT AGENDA**

A. Approval of Minutes: Consider approval of minutes from the August 24, 2023, Zoning Board of Adjustment meeting.

4. **REGULAR AGENDA**

A. **Public Hearing:** Consider a request for a variance to the Zoning Ordinance Section 118-427. (a), for a reduction in the required front yard setback in a B-2, General Business District, for Lot(s) 5&6, Block 4, of the Pecan Orchard Subdivision, located at 2216 North Street. This request has been submitted by Kay Noroozian. Case File ZBA2023-08.

B. **Public Hearing:** Consider a request for a variance to the Zoning Ordinance Section 118-427.(a), for a reduction in the required minimum lot size in an A, Agriculture District from 2 acres to approximately 0.5 acres for Lot 64-C, City Block 54, located on the west side of North East Stallings Drive, approximately a quarter mile north of Old Shady Grove Road. This request has been submitted by Tangela Caldwell. Case File ZBA2023-09.

City of Nacogdoches Planning Department
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Home of Stephen F. Austin State University □ www.sfasu.edu



5. ADJOURN.

Aimee Cloutier, Office Assistant III

The City Council Chambers is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Planning Department at (936) 559-2574 or FAX (936) 559-2910 for further information.

This agenda is posted as required under G. C. Section 551.041. For more information or a copy of the Open Meetings Act, please contact Attorney General of Texas at 1-800-252-8011; City Secretary at 936-559-2506 or visit City of Nacogdoches web site at www.nactx.us.

CERTIFICATION

I certify the notice of the meeting was posted in the directory outside of City Hall, 202 E. Pilar Street, Nacogdoches, Texas on September 15, 2023, at 3 p.m. and remained posted until the meeting convened.

Aimee Cloutier, Office Assistant III