



September 9, 2024

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. Open Forum: In addition to public comment on agenda items, the Commission offers an open forum whereby citizens may comment on governance issues over which the City of Nacogdoches has domain. In accordance with the Texas Open Meetings Act, members of the Commission shall not discuss, deliberate, or make any decisions on topics not posted as an agenda item. Speakers should address all remarks to the Commission and limit your remarks to no more than 3 minutes.
4. **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: Consider approval of minutes from the August 12, 2024, Planning and Zoning Commission meeting.
5. 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. Consideration, discussion, and possible action on items removed from the Consent Agenda by Commission action.
 - B. Final Plat: Consider approval of a Final Plat for the R.J. Bohac Subdivision, located at 1102 Logansport Street. This request has been submitted by the owner, Rudy Bohac.
 - C. Final Plat: Consider approval of an amendment to Lot 4A of the OTR Place Lot 4A Replat, located on the northeast corner of Powers and N. Sanders Street. This request has been submitted by the owner, Joseph Irie Montes of Jim/RB LLC.
 - D. Consider rescheduling the regular November 11, 2024, Planning & Zoning Commission meeting.
6. Minor Plats with Staff Approval: Plats approved since the last meeting are as follows:
- A. McMillan Second Subdivision was recorded on August 29, 2024, under Document Number 2024-5791 in the records of the Nacogdoches County Clerk.
7. City Council Decisions on Planning & Zoning cases: On August 20, 2024, City Council took the following action on the items listed below:
- A. Approved (5-0): Request for approval of a Specific Use Permit for Stone, Sand, Gravel & Mineral Extraction on Lot 17-5, City Block 95, generally located on the west side of North West Stallings Drive approximately 350 feet north of the NW Stallings Drive and West Austin Street intersection.
 - B. Denied (3-2) (Super Majority Required): Request for approval of a Zone Change from B-2, General Business to B-3, Central Business for Lot 13, City Block 3, located at 216 North Church St.
8. Discussion and possible action on future agenda items: A Planning & Zoning Member may inquire about a subject for which notice has not been given. A statement of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.
9. ADJOURN.

Aimee Cloutier

Aimee Cloutier, Planning Coordinator



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 the Attorney General of Texas at 1-800-252-8011; the City Secretary at (936) 559-2506 or visit the City of Nacogdoches web site at www.nactx.us.

CERTIFICATION

I certify the notice of meeting was posted in the directory outside of City Hall, 202 E. Pilar Street, Nacogdoches, Texas on September 4, 2024, by 5:00 p.m. and remained posted until the meeting convened.

Aimee Cloutier, Planning Coordinator