

Notice is hereby given:

THE PLANNING & ZONING COMMISSION WILL CONVENE IN A REGULAR MEETING IN PERSON, NOLANVILLE CITY HALL – 101 N 5TH St., NOLANVILLE, TEXAS 76559, AT 6PM

NOTE: Economic Development and City Council are invited to conduct a joint workshop.

1. CALL TO ORDER, INVOCATION AND PLEDGES TO FLAGS

Chevan Jessamine called the meeting to order at 6:00PM. Tanara Grisham, Jerry Wittkop, James Billberry, Angela Austin, Amber Cardoza, Rod Woods, and Zonte Pendergrass were in attendance.

2. CITIZEN/VISITORS' FORUM

Any person with business before the Planning & Zoning Commission not scheduled on the agenda may speak to the Commission. No formal action can be taken on these items at this meeting.

This is an opportunity for members of the public to suggest the addition of topics for the discussion or to address topics of interest, with presentation limited to three (3) minutes. All speakers will conduct themselves in an orderly and lawful manner. No profane or threatening language will be tolerated. All speakers will be recognized prior to speaking and will announce their name and address for the minutes purpose.

3. ANNOUNCEMENTS/UPDATES

- Monarch Festival – April 20, 2024

4. CONSENT AGENDA

- A. Consider approval of Minutes for Regular Call Planning & Zoning Commission on March 14, 2024.
Motion made by Tanara to approve minutes for Regular Call Planning and Zoning Commission on March 14, 2024. Motion second by Zonte and all were in favor. Motion carried.

5. ACTION ITEMS

- A. **Ordinance No. Z 24-04: Wildwood Phase 5 - Planned Development District**
Discuss and possibly recommend approval to City Council of a zoning map amendment requesting Planned Development District for Wildwood Estates Phase 5 for approximately 64 acres of land previously zoned R-1S, Single Family Suburban District (Property ID# 24584) to provide R-1S & R-1.
 - STAFF REPORT
 - PUBLIC HEARING – **Public Hearing opened at 6:08PM and closed at 6:10PM. No visitors requested to speak to the commission.**
 - ACTION ITEM
Discussion commenced motion made by Tanara to recommended approval to City Council of Ordinance No. Z 24-04: Wildwood Phase 5- Planned Development District. Motion second by Rod and all were in favor. Motion carried.

B. **SPECIAL USE PERMIT - Ordinance No. Z 24-04 #2:** Bradley Johnston requesting a Special Use Permit for an Accessory Dwelling on his property located at 109 Slippery Elm Dr., Nolanville, Texas, 76559.

- STAFF REPORT
- PUBLIC HEARING – Public Hearing opened at 6:24PM and closed at 6:25PM. No visitors requested to speak to the commission.
- ACTION ITEM

Discussion commenced motion made by James to approve Special Use Permit – Ordinance No. Z 24-04 #2: Bradley Johnston for an Accessory Dwelling on his property located at 109 Slippery Elm Dr. Nolanville TX 76559. Motion second by Tanara and all were in favor. Motion carried.

6. WORKSHOP

7. ADJOURNMENT

All items on the agenda are for discussion and/or action. The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices,) and 551.086 (Economic Development).

The City of Nolanville is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal access to communications will be provided to those who provide notice to the City Secretary at (254)698-6335 at least 48 hours in advance.

**Agenda Posted on April 8, 2024, on or before 5:00 pm.
Posted by: Jessica Navarro, Planning Coordinator**

Minutes Approved: June 13, 2024

//ORIGINAL SIGNED//

Jessica Navarro, Secretary

