

****PUBLIC NOTICE****



PLANNING & ZONING COMMISSION

Monday, April 28, 2025 at 6:30 PM

City Hall | 3300 Corinth Parkway

View live stream: www.cityofcorinth.com/remotesession

AGENDA

A. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT

B. PLEDGE OF ALLEGIANCE

C. ESTABLISH VOTING MEMBERS AND DESIGNATE ALTERNATES

D. CONSENT AGENDA

All matters listed under the Consent Agenda are considered to be routine and will be enacted in one motion. Should the Chair, a Commission Member, or any citizen desire discussion of any item, that item will be removed from the Consent Agenda and will be considered separately.

1. Consider the approval of minutes for the Planning & Zoning Commission Regular Session held on March 24, 2025.
2. Consider the approval of minutes for the Planning & Zoning Commission Special Session held on April 14, 2025.
3. Consider and act on a request by the Applicant, Bridge Tower Homes, for a Preliminary Plat for the Saddlebrook Subdivision, being ± 16.71 acres located at 1960 Post Oak Drive. (Case No. PLAT25-0001)
4. Consider and act on a request by the Applicant, CCM Engineering, for a Final Plat for the American Eagle Harley Davidson Addition Subdivision, being ± 9.413 acres located at 5920 S I-35E. (Case No. PLAT25-0002)
5. Consider and act on a request by the Applicant, Long Lake Development LLC, for a Preliminary Plat for the Canyon Ranch Estates Subdivision, being ± 24.26 acres generally located south of FM 2181 and East of Serendipity Hills Trail. (Case No. PLAT25-0003)

E. BUSINESS AGENDA

6. Conduct a Public Hearing to consider testimony and make a recommendation to City Council on a request by the Applicant, Long Lake Development LLC, to amend the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, to amend the street regulations of Subdistrict C of Planned Development 73 (PD-73) with base zoning districts of MX-C Mixed Use Commercial and SF-2 Single Family Residential on approximately ± 106.5 acres, with the subject properties being generally located south of FM 2181, west of Parkridge Drive, and east of Serendipity Hills Trail.
7. Conduct a Public Hearing to consider testimony and make a recommendation to City Council on a City-initiated rezoning request to amend the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, from C-2 Commercial to a Planned Development with a base zoning district of SF-4 Single Family Residential on approximately ± 6.2 acres generally located at 99-115 Burl Street..

8. Conduct a Public Hearing to consider testimony and make recommendation to City Council on a city-initiated request to amend Unified Development Code (UDC) Section 2, "Zoning Regulations" Subsection 2.09.01 Landscape Regulations, Subsection 2.07.03 Use Chart and Subsection 2.09.06 Nonresidential Architectural Standards.
9. Conduct a Public Hearing to consider testimony and make a recommendation to City Council on an amendment to the City of Corinth Comprehensive Plan "Envision Corinth 2040" to adopt and incorporate the 2025 Downtown Plan.

F. ADJOURNMENT

The Planning & Zoning Commission reserves the right to recess into executive or closed session to seek the legal advice of the City's attorney pursuant to Chapter 551 of the Texas Government Code on any matter posted on the agenda. After discussion of any matters in closed session, any final action or vote taken will be public by the Commission.

As a majority of the Council Members of the City of Corinth may attend the above described meeting, this notice is given in accordance with Chapter 551 of the Texas Government Code. No official action will be taken by the City Council at this meeting.

I, the undersigned authority, do hereby certify that the meeting notice was posted on the bulletin board at City Hall of the City of Corinth, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: **Friday, April 25, 2025 at 12:00 PM.**



Melissa Dailey, AICP
Director of Planning and Development Services
City of Corinth, Texas

April 25, 2025
Date of Notice

Corinth City Hall is wheelchair accessible. Person with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf, or hearing impaired, or readers of large print, are requested to contact the City Secretary's Office at 940-498-3200, or fax 940-498-7576 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

BRAILLE IS NOT AVAILABLE