

****PUBLIC NOTICE****



PLANNING & ZONING COMMISSION

Monday, February 17, 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 December 9, 2024.

E. BUSINESS AGENDA

2. Conduct a Public Hearing to consider testimony and make a recommendation to the City Council on a rezoning request by the Applicant, Brandon Chynoweth, to amend the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, from SF-2 Single Family Residential to a Planned Development with a base zoning district of SF-2 Single Family Residential for the development of two (2) lots on approximately ± 2.188 acres of land located at 3408 Parkridge Drive. (Case No. ZAPD25-0001: Honey Rock Hill)
3. Conduct a Public Hearing to consider testimony and make a recommendation to City Council on a rezoning request by the Applicant, Bridge Tower Homes LLC, to amend the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, from SF-2 Single Family Residential to a Planned Development with a base zoning district of SF-4 Single Family Residential for the development of ± 97 lots on approximately ± 17 acres located at 1960 Post Oak Drive. (Case No. ZAPD24-0010 Saddlebrook Planned Development)
4. Conduct a Public Hearing to consider testimony and make a recommendation to the City Council on a request to amend UDC Subsection - 2.06.02.M - Architectural Standards. (Case No. ZTA25-0001 Fenestration and Tree Preservation (MX-C Regulation))
5. Conduct a Public Hearing to consider testimony and make a recommendation to the City Council on a request to amend UDC Subsection – 3.05.19 C, Street Lighting. (Case No. ZTA25-0002 UDC Lighting Spacing)
6. Conduct a Public Hearing, consider testimony, and act on a city-initiated request to amend Unified Development Code (UDC) Subsection 3.05.16 – Drainage and Storm Water to add a requirement for drainage basins to be designed as retention ponds when located between a building and a street, and/or completely bounded by streets, and/or viewable from a public space. (Case No. ZTA25-0003)

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, February 14, 2025 at 12:00 PM.**



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

February 14, 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