



Planning and Zoning Commission Meeting Agenda

COUNCIL CHAMBERS - 1209 FIORELLA STREET

Wednesday, October 08, 2025

6:30 PM

The Planning and Zoning Commission of the City of Castroville will meet in the Regular Called Meeting beginning at 6:30 p.m. in the Council Chambers at City Hall on the following items listed on the agenda.

I. Call to Order

II. Roll Call

III. Citizen Comments

The Board will hear comments from any citizen or visitor. Speakers must address their comments to the presiding officer rather than individual board members or staff; stand at the podium, speak clearly into the microphone and state your name residential address before speaking. Speakers will be allowed a maximum of 3 minutes for testimony. In accordance with the State Open Meetings Act, the Board is restricted from discussing or taking action on items not listed on the agenda. Action can only be taken at a future meeting.

IV. Approval of Minutes

a. Minutes for September 10, 2025.

b. Minutes for September 25, 2025 - Special Called Development Agreement Policy Workshop

V. Public Hearing(s)

a. Public Hearing on a zoning change request for approximately 2.318 acres located north of Highway 90, east of Naples, and south of Paris St., at 702 Paris St. Castroville, TX 78009. The current zoning of the property is HE, Historic District (Residential). The proposed zoning for the property is C-G, Historic Central Business District or CH-C, Central Commercial District.

VI. Discussion

a. Discussion and possible action on a zoning change request for approximately 2.318 acres located north of Highway 90, east of Naples, and south of Paris St., at 702 Paris St. Castroville, TX 78009. The current zoning of the property is HE, Historic District (Residential). The proposed zoning for the property is C-G, Historic Central Business District or CH-C, Central Commercial District.

b. Discussion and possible action on the Country Village Phase II - Final Plat.

- c. Discussion and possible action on the economic development agreement with Victory Lane Partners, Ltd.
- d. Discussion and possible action on the Development Agreement Policy.

VII. Discussion on Future Agenda Items

VIII. Adjourn

Accessibility Statement

The City Hall is wheelchair accessible. The exit and parking ramps are located at the rear of the building.

Non-Discrimination Statement

The City of Castroville does not discriminate on the basis of race, color, national origin, sex, religion, or disability in the employment or the provision of services.

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, Castroville, Texas on September 30, 2025 before 1:00 p.m.

/s/ Debra Howe

City Secretary