



City of Morgan's Point Resort

Agenda

Planning & Zoning Commission

Workshop Session

Thursday, April 30, 2026

5:00 PM

CITY HALL – Library
8 Morgan's Point Blvd

THE PLANNING & ZONING COMMISSION OF THE CITY OF MORGAN'S POINT RESORT, TEXAS WILL CONVENE AT THE LOCATION AND TIMES STATED ABOVE TO HOLD A WORKSHOP TO ALLOW THE PLANNING & ZONING COMMISSION MEMBERS TO COMMUNICATE AND ASSESS THE ITEMS CONTAINED IN THIS AGENDA. THE ITEMS LISTED BELOW ARE FOR DISCUSSION PURPOSES ONLY AND NO FORMAL ACTION OR VOTES WILL BE TAKEN. AS A QUORUM OF THE MEMBERS OF THE PLANNING & ZONING COMMISSION MAY BE PRESENT, THIS AGENDA IS BEING POSTED IN COMPLIANCE WITH CHAPTER 551 TEXAS GOVERNMENT CODE AND THE TEXAS OPEN MEETING ACT.

1. **Call to Order**

2. **Announcement and Citizen Comments**

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 the presentation limited to three (3) minutes. All speakers will conduct themselves in an orderly and lawful manner. All speakers will be recognized prior to speaking and will announce their name and address to be included in the minutes. State law prohibits the members of the Planning and Zoning Commission from commenting on any statement or engaging in dialogue without an appropriate agenda item being posted in accordance with the Texas Open Meetings Law.

3. **Regular Agenda**

- a. Discuss City Council tabled Watersedge Municipal Services Agreement and voluntary annexation.
- b. Discuss Chapter 3 ordinance draft and clean version for City Council consideration and adoption.
- c. Discuss Chapter 6 ordinance draft and follow-up from CTCOG on limitation of overnight RV stays.
- d. Discuss Chapter 14 Appendix B Section 10-4 (B) (2) draft and clean version for City Council consideration and adoption.
- e. Discuss Special Use Permit (SUP) at 18 Robin Circle – Air B&B. Resident notices have been sent out.

4. **Adjournment**

I certify that a copy of the 4-30-2026 agenda of items to be considered by Morgan's Point Resort was posted and could be seen on the City Hall bulletin board and Morgan's Point Resort website on 4-21-2026 at 4:00 PM and remained posted continuously for at least 72 hours succeeding the scheduled time of the meeting. The meeting facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodation or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 254-780-1334 ext. 104 for further information.

Kelli Merolillo, City Secretary