

## Planning and Zoning Commission Agenda

January 20, 2026  
5:30 p.m.  
300 W. Cotton St.  
City Hall Council Chambers

- I. Call to Order**
- II. Invocation**
- III. Pledge of Allegiance**
- IV. Approval of December 16, 2025 P&Z Minutes**
- V. Citizen Comment**
- VI. Regular Agenda**
  - A. A PUBLIC HEARING will be held to consider application #Z26-01 filed by the Serendipity Property Management of Texas LLC requesting to rezone Lots 21-23 Block 1 (NCB 1109) Evanshill Estates from Single Family (SF-2) to Townhome (TH) zoning district located on the north side of Ruthlynn east of McCann Road.
  - B. A PUBLIC HEARING will be held to consider #M26-01 an ordinance updating the Unified Development Code to delegate approval responsibility.
- VII. Staff Update**
- VIII. Adjourn**

Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact Planning and Zoning Division at 903-237-1072 at least two days before this meeting so that appropriate arrangements can be made.

"Any final action, decision or vote on a matter deliberated in a closed meeting will only be taken in an open meeting that is held in compliance with Texas Government code, chapter 551. The Planning and Zoning Commission reserves the right to adjourn into a closed meeting or executive session as authorized by Texas Government Code, section 551.001, et seq. (the Texas open meetings act) on any item on its open meeting agenda in accordance with the Texas open meetings act, including, without limitation sections 551.071-551.086 of the Texas open meetings act.

The Planning and Zoning Commission reserves the rights to consider use classifications for the property that are less intense than the use requested by the applicant.