



**AGENDA**  
**PLANNING AND ZONING REGULAR MEETING**  
**CITY COUNCIL CHAMBERS**  
**(LIBRARY AUDITORIUM)**  
**220 N. FIFTH STREET**  
**ORANGE, TEXAS**  
**APRIL 4, 2023 5:30 P.M.**

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**NOTICE IS HEREBY GIVEN** that the Planning and Zoning Commission will conduct a regular meeting on April 4, 2023 in the City Council Chambers at 220 N. Fifth Street, Orange, Texas; and

This Notice and Agenda Packet are posted online at [www.orangetexas.gov](http://www.orangetexas.gov).

The public will be permitted to offer public comments as provided by the agenda and as permitted by the presiding officer during the meeting.

A recording of the meeting will be made and will be available to the public in accordance with the Open Meetings Act upon written request.

**1. Call to Order**

**2. Citizen Comments**

- a. At this time comments will be taken from the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum three minutes for each speaker. Your comments are appreciated. As the Texas Open Meetings Act does not allow the Planning and Zoning Commission nor City Council to respond to items not listed on the agenda, your comments will be duly noted by the Planning and Zoning Commission and City Council and forwarded to the appropriate department for prompt consideration. A member of the audience that desires to speak during the Planning and Zoning Commission's consideration of any specific agenda item is requested to notify City staff prior to the start of the meeting.

**3. Workshop**

- a. Conduct a workshop on Zoning

**4. Minutes**

- a. Consider the minutes of the March 7, 2023 Planning and Zoning Commission meeting.

## 5. Adjournment of Planning and Zoning Commission Meeting

### **Texas Penal Code 30.06:**

“Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun”

“De conformidad con la Sección 30.06 del código penal (entrada de persona con licencia de portar o llevar armas de mano oculta), una persona licenciada bajo el subcapítulo H, capítulo 411 del código de gobierno (ley de licenciación para portar o llevar armas de mano) no se permite entrar en esta propiedad con “ninguna armas de mano oculta”

### **Texas Penal Code 30.07:**

“Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly”

“De conformidad con la Sección 30.07 del código penal (entrada de una persona con licencia de portar o llevar armas de mano visible), una persona licenciada bajo el subcapítulo H, capítulo 411 del código de gobierno (ley de licenciación para portar o llevar armas de mano visible) no se permite entrar en esta propiedad con ninguna “armas de mano visible”

### **No Firearms Allowed**

### **No se permite ninguna armas de fuego**

Public Hearing Policy (adopted on August 3, 2004)

- Public comment time limits
- The applicant’s presentation is limited to fifteen (15) minutes.
- All persons wishing to speak in favor of or against any item shall be limited to three (3) minutes
- If a unified group wished to forfeit their three minutes per person a spokesperson can be selected and comments will be limited to fifteen (15) minutes
- All comments should be directed to the Commission on the case being discussed and comments should focus on the facts of the case and all speakers should refrain from comments based on personalities.

**PLANNING AND ZONING COMMISSON/CITY COUNCIL\*\***  
**MEETING MINUTES**  
**TUESDAY, MARCH 7, 2023**

**Commissioners Present:**

Jamie Wilson .....Chairman  
Michael Hennigan. .... Vice Chairman  
Daryl Cowart..... Commissioner  
Robert Vigil..... Commissioner  
Tiffany Bell (arrived at 5:34 p.m.)..... Commissioner

**Commissioners Absent:**

George Mortimer. .... Commissioner  
Becky Westmoreland ..... Commissioner

**City Council Members Present:**

Paul Burch  
Caroline Hennigan  
Brad Childs  
Terrie Salter  
David Bailey (arrived at 5:33 p.m.)

**City Council Members Absent:**

Larry Spears, Jr.  
Mary McKenna

**Staff Present:**

Kelvin Knauf, Director of Planning & Community Development  
Wendy Lloyd, Planning Secretary  
Mike Kunst, City Manager  
Patricia Anderson, City Secretary  
Jennifer Pool, Deputy City Secretary

Chairman Wilson called the Planning & Zoning meeting to order at 5:30 p.m.

**CITIZEN COMMENTS**

Regina & Ronald Cameron – 2332 Maxwell Circle, Orange, TX: Mrs. Cameron spoke on sewer/plumbing issues of problems flushing their commode at their home during any rain events and sometimes day after.

Brandy Robertson – 2333 Maxwell Circle, Orange, TX: Ms. Robertson spoke on sewer/plumbing issues of unable to flush downstairs toilets and water back up into tub during rain events.

**PLANNING & ZONING COMMISSION DISCUSSION/ACTION ITEMS**

- a. **Case No. 23:03.** Consider and possible action on a replat of Lots 1 & 2 Nuhart Place addition into Lot 1-A Nuhart Place addition submitted by Lowell L. Nance and Sheryl A. Nance.

Mr. Knauf stated this is a replat that Mr. and Mrs. Nance is requesting and what it would do is combine 2 lots into 1 lot and it is at the intersection of Hart Avenue and 20<sup>th</sup> Street. It meets all the subdivision ordinance requirements. They would like to build a house at this location. It's located in Dupont Homes/Bennett Addition and the historic preservation commission has approved the plans for the house. Chairman Wilson stated they have approved it. Mr. Knauf stated yes.

Chairman Wilson asked a motion.

Vice Chairman Hennigan motioned to recommend approval  
Commissioner Bell 2<sup>nd</sup>

**Vote: 5 – 0**

**Motion Carries**

#### **PLANNING & ZONING APPROVAL OF MINUTES**

- a. **Consider the minutes of the February 7, 2023, Planning and Zoning Commission meeting.**

Vice Chair Hennigan motioned to approve  
Commissioner Vigil 2<sup>nd</sup>

**Vote: 5 – 0**

**Motion Carries**

**Chairman Wilson adjourned the Planning and Zoning Commission meeting at 5:38 p.m.**

\*\*City Council special call meeting minutes to be separate minutes.