



**Planning and Zoning Commission
Thursday, February 20, 2025 at 2:00 p.m.
Agenda**

The Planning and Zoning Commission of the City of Corsicana, Texas will meet on **Thursday, February 20, 2025 at 2:00 p.m.**, in the Council Chambers at 200 North 12th Street, Corsicana, Texas.

The following agenda will be considered:

1. **Call to Order**
2. **Review and approve minutes of last regular meeting held January 16, 2025**
3. **Public Forum/ Public Comments**
4. **Consider a request for a zoning change from Agricultural (A), Residential District (R-2) and Residential District (R-3) to Planned Development District for the Corsicana Trails Subdivision, being 179.699 Acres, also known as Parcel ID 45547, Parcel ID 63284, Parcel ID 48065 and Parcel ID 116474.
Owner/Developer: D. R. Horton-Texas, LTD
Applicant: JBI Partners**
5. **Consider a replat of Block 1545, Block 1546, Block 1547, Block 1548, and Block 1549, at 4420 West State Highway 31 Business, being 8.745 Acres, also known as Parcel ID 51966 for the Corsicana Trails Subdivision.
Owner: City of Corsicana
Applicant: JBI Partners**
6. **Consider a replat of Block 1690 Lot 1, at 3901 West State Highway 31 Business, being 0.412 Acres, also known as Parcel ID 111228 for a Take 5 Oil Change.
Owner: 3901 W Bus 31 LLC
Applicant: Westwood**
7. **Consider a request for a zoning change from General Retail (GR) to Commercial (C) for Block 813 Lots 2B-1, being 4.67 Acres, also known as Parcel ID 57838.
Owner: C. Foster Investments LLC.
Applicant: Clayton Acker**
8. **Consider a replat of Blocks 1418 through 1421, between 13th Avenue and 16th Avenue, being 8.728 Acres, also known as Parcel ID 50682 for the Legacy Meadows Subdivision.
Owner: Tsalach Realty Investments III, LLC
Applicant: Jason Shaw, Eminence Realty Group, LLC**
9. **Adjourn**

THE FOLLOWING ARE INSTRUCTIONS TO VIEW THE MEETING LIVE BROADCAST ON THE CITY'S WEBSITE AND TO PARTICIPATE BY TELEPHONE OR TELECONFERENCE:

- The meeting can be joined by teleconference by registering at the link below. After registering, you will receive a confirmation email containing information about joining the meeting, including how to call in and listen to the audio by telephone using a toll-free number.

You may join the Planning & Zoning Commission meeting from your computer, tablet or smartphone.

<https://global.gotomeeting.com/join/824766813>

You can also dial in using your phone.

United States (Toll Free): [1 866 899 4679](tel:18668994679)

United States: [+1 \(571\) 317-3116](tel:+15713173116)

Access Code: 824-766-813

CERTIFICATE

I certify that the above notice of meeting was posted on the bulletin board at the Corsicana Government Center of the City of Corsicana, Texas, on the _____ day of _____, **2025** at _____ **A.M.**

Val Rich, City Secretary/Finance Director