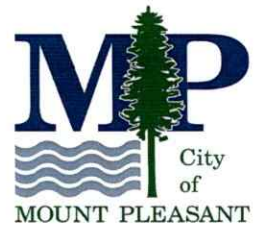


**NOTICE AND AGENDA OF REGULAR CALLED MEETING
MOUNT PLEASANT PLANNING AND ZONING COMMISSION**



**Tuesday, November 14, 2023 at 6:00 P.M.
501 North Madison, Mount Pleasant, Texas**

PURSUANT TO CHAPTER 551.127, TEXAS GOVERNMENT CODE, ONE OR MORE PLANNING AND ZONING COMMISSION MEMBERS MAY ATTEND THIS MEETING REMOTELY USING VIDEOCONFERENCING TECHNOLOGY. THE VIDEO AND AUDIO FEED OF THE VIDEOCONFERENCING EQUIPMENT CAN BE VIEWED AND HEARD BY THE PUBLIC AT THE ADDRESS POSTED ABOVE AS THE LOCATION OF THE MEETING.

Under the Americans with Disabilities Act, an individual with a disability must have equal opportunity for effective communication and participation in public meetings. Upon request, agencies must provide auxiliary aids and services, such as interpreters for the deaf and hearing impaired, readers, large print or Braille documents. In determining the type of auxiliary aid or services, agencies must give primary consideration to the individual's request. Those requesting auxiliary aids or services should notify the contact person listed on the meeting several days before the meeting by mail, telephone, or RELAY Texas. TTY: 7-1-1.

The public may participate by joining YouTube: <https://www.youtube.com/@thecityofmountpleasanttexas1157/streams>

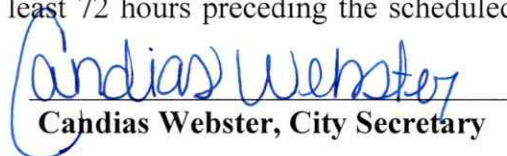
CALL TO ORDER

REGULAR AGENDA

1. Consider approval of the minutes for the October 10, 2023, Planning & Zoning Commission Meetings, and take any action necessary.
2. Z-2023-08: Hold a public hearing to discuss and consider a request from John Denney & David Clemens for the approval of a zoning change from GR (General Retail District) and SF-2 (Single-Family Residential District) to GR (General Retail District) for a 0.7184-acre parcel of land described as Lot A2 & PT 1&2, Block 7, Latson Heights Addition according to the Titus County Appraisal District [TCAD] records, City of Mount Pleasant, Titus County, Texas, and addressed as 1313 S. Jefferson Avenue, and take any action necessary.
3. PP-2023-01: Consider a request from Jason Bell applicant/owner for the approval of a preliminary plat for a 6.978-acre tract of land located in the Henry W. Jones Survey, Abstract No. 307, Titus County, Texas, and in the City of Mount Pleasant, and being identified as Lot 5 & PT 4B (2.568-acres), Block 349, Mt. Pleasant City Blocks, and Lot 6 (5.8224-acres), Block 349, Mt. Pleasant City Blocks, Titus County, Texas, City of Mount Pleasant, Texas and generally located at the northwest corner of the intersection of E. Ferguson Road [TX-49] and Choctaw Street, and take any action necessary.
4. Public Comments.
5. Planning Director's Report

ADJOURNMENT

I certify the above notice of meeting is a true and correct copy of said notice and that same was posted on the bulletin board of City Hall of the City of Mount Pleasant, Texas, a place readily accessible to the general public at times, by 5:00pm on the 9th of November 2023 and remained so posted for at least 72 hours preceding the scheduled of said meeting.


Candias Webster, City Secretary