



**Hutchins City Hall**  
**400 N. JJ Lemmon Rd**  
**Hutchins, TX 75141**  
**www.cityofhutchinstx.gov**

**Chairman Joseph Matthews**  
**Vice Chairman Tod Davis**  
**Secretary Don Pressler**  
**Commission Member Teronika Gaines**  
**Commission Member Ed Williams**  
**Commission Member James Spence (A)**  
**Commission Member Cornelius Caldwell (A)**

**MINUTES**  
**HUTCHINS PLANNING AND ZONING COMMISSION**  
**March 9, 2026**  
**REGULAR MEETING – 6:00 P.M.**

A meeting of the Planning and Zoning Commission of the City of Hutchins was conducted on March 9, 2026, at 6:00 p.m. at the Hutchins City Hall Hutchins, Texas 75141.

**A. CALL TO ORDER.**

Chairman Matthews called the meeting to order at 6:00 p.m.  
Commissioner Davis gave the invocation.  
The pledge of allegiance was performed.

**Members Present:**

Chairman Joseph Matthews  
Commissioner Tod Davis  
Commissioner Don Pressler  
Commissioner Teronika Gaines

**Members Absent:**

Commissioner Ed Williams  
Commissioner James Spence  
Commissioner Cornelius Caldwell

**B. CITIZEN COMMENTS**

No citizens' comments were made.

**C. PRESENTATIONS**

**1. New Zoning Ordinance. Presented by: Steve Cook, Dunaway**

Steve Cook with Dunaway presented the details of the New Zoning Ordinance and answered questions by the Commission.

**D. CONSENT AGENDA**

No items on the consent agenda.

**E. PUBLIC HEARINGS**

No items on the public hearing.

**F. REGULAR AGENDA**

No items on the regular agenda.

**1. ITEMS OF COMMUNITY INTEREST**

1. The items of community interest were read into the record.

**2. ADJOURN**

Commissioner Davis made a motion to adjourn. Commissioner Pressler seconded the motion Approved by a 74-0 roll call vote. The meeting was adjourned at 6:58 PM.

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Recording Secretary

APPROVED:

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Joseph Matthews  
Chairman

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Tod Davis  
Vice Chairman