



Hutchins City Hall
321 N. Main Street
Hutchins, TX 75141
www.cityofhutchins.org

Chairman Joseph Matthews
Vice Chairwoman 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
September 22, 2025
SPECIAL CALLED MEETING – 4:00 P.M.

A meeting of the Planning and Zoning Commission of the City of Hutchins was conducted on July 2, 2025, at 4:00 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 Spence gave the invocation.
The pledge of allegiance was performed.

Members Present:

Chairman Joseph Matthews
Commissioner Don Pressler
Commissioner Teronika Gaines
Commissioner James Spence (A)
Commissioner Cornelius Caldwell (A)

Members Absent:

Commissioner Tod Davis
Commissioner Ed Williams

B. CITIZEN COMMENTS

No citizens' comments were made.

C. PRESENTATIONS

No presentations were given.

D. CONSENT AGENDA

No items on the consent agenda.

E. PUBLIC HEARINGS

1. **Discuss and consider a request by Mario Salinas(MDB) for a zoning change from Town Center (TC) to Single Family Residential 7,000 (SF-7) for TR 6, TJ Wampler ABST 1538 PG 195 located North of Lancaster Hutchins Road and South of Langdon Road, commonly described as 809 North JJ Lemmon Road.**

The public hearing opened at 6:10PM. Blake Moore, Building Official, presented the item to the commission members. Mario Salinas the developer, answered questions that were asked by the board. The public hearing closed at 6:15PM. Commissioner Pressler made a motion to approve the Rezone from Town Center (TC) to Single Family Residential 7,000 (SF-7). Commissioner Spence seconded the motion to approve. Motion Carried 5-0.

For: Josph Matthews, Don Pressler, Teronika Gaines, James Spence, Cornelius Caldwell.
Against:

F. REGULAR AGENDA

1. **Approval of the August 25, 2025, minutes.**

Commissioner Spence made a motion to approve the meeting minutes. Commissioner Caldwell seconded the motion to approve. Motion carried 5-0.

For: Josph Matthews, Don Pressler, Teronika Gaines, James Spence, Cornelius Caldwell.
Against:

2. ITEMS OF COMMUNITY INTEREST

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

3. ADJOURN

Commissioner Pressler made a motion to adjourn. Commissioner Caldwell seconded the motion Approved by a 5-0 roll call vote. The meeting was adjourned at 6:22 PM.

APPROVED:

Recording Secretary

Joseph Matthews
Chairman

Tod Davis
Vice Chairman

