



MINUTES PLANNING & ZONING COMMISSION

August 19, 2025 – 5:30 p.m.
Council Chambers, 301 E. Market St.
Sinton, Texas 78387

Councilmembers Present:

Gerad Galloway	Chairperson
Pennie Parker	Board Member
Pam Mathis	Board Member
Joe Gonzales	Board Member
Patricia Alvarez	Board Member

City Staff Present:

John Hobson	City Manager
Desiree Voth	City Attorney
Cathy Duhart	City Secretary
Angela Montemayor	Utility Clerk

Citizens present: David Chairs, Jon Ward, Matthew Garza, Coy Armstrong

Gerad Galloway called the meeting to order at 5:30 p.m. A quorum was present and the following business was transacted:

Action Items for Consideration:

1. **Action on the minutes from the Planning & Zoning Meeting held on May 27, 2025.**

Pam Mathis made the motion to approve the minutes from the Planning & Zoning Meeting held on May 27, 2025. The second was made by Joe Gonzales. The motion carried 5-0.

2. **Action on an application for a preliminary plat filed by CenterPoint Energy Resources Corporation, for the property located at 7393 Hwy 77 Bus, Sinton, TX 78387. Legal Description: M MCCAULEY SUR ABST 13 (12.148 ACRES)**

Mr. Hobson advised this property is a 5-acre tract located on Highway 77 just south of the USDA Building. CenterPoint Energy plans to construct a new building for their office in their yard. The meeting tonight is limited to just reviewing the plat, with future plans for CenterPoint Energy to annex into the city.

Pennie Parker made the motion to approve the preliminary plat filed by CenterPoint Energy Resources Corporation. The second was made by Joe Gonzales. The motion carried 5-0.

3. **Action on an application for a final plat filed by CenterPoint Energy Resources Corporation, for the property located at 7393 Hwy 77 Bus, Sinton, TX 78387. Legal Description: M MCCAULEY SUR ABST 13 (12.148 ACRES)**

Mr. Hobson advised this is the final plat filed by CenterPoint Energy as both the preliminary and final plat were submitted together with no changes and it being the same property as previously presented.

Pennie Parker made the motion to approve the final plat filed by CenterPoint Energy Resources Corporation. The second was made by Pam Mathis. The motion carried 5-0.

The motion to adjourn the meeting was made by Pennie Parker. The second was made by Pam Mathis. The motion carried 5-0.

Chairperson

Attest: City Secretary Cathy Duhart