

PLANNING AND ZONING MEETING MINUTES FOR 8/18/2026

LOCATION: Combine City Hall - 100 Davis Rd, Combine, TX 75159

CALL TO ORDER: 6:30pm

P&Z PRESENT: Rebecka Hughes, Gerald Holub, Mary Bustamante Cates, Lauren Vazquez & Kim Culter

AGENDA ITEM:

The City Engineer will discuss the following items and get directions from Planning & Zoning on updating the City's 2019 Comprehensive Plan:

- Population Changes and Growth Projections
- Future Land Use and Zoning Ordinance Updates
- Affordable Housing, Data Centers, etc.
- Economic Development and Incentive
- Thoroughfare Plan and Roadway Categories
- Identified Potential Capital Improvement Program
- Items Recommended by P&Z Members

DISCUSSION:

Preliminary discussion was made regarding the above items with the City Engineer giving an overview of the need for the Comprehensive Plan review. General questions regarding focus of effort and structure of approach were made. No decisions were made other than to schedule a workshop September 3rd at 6:30pm.

ADJOURN: A motion to adjourn was made by Mrs. Culter and seconded by Mrs. Cates. Meeting was adjourned at 7:45pm.

Signature: *Rebecka Hughes*

Date: 8/18/2026