

# FANNIN COUNTY SUBDIVISION COMMITTEE

## 06/27/2024 Meeting Minutes

### THE STATE OF TEXAS, COUNTY OF FANNIN

On Thursday, June 27, 2024 the Fannin County Subdivision Committee held a public meeting after public notice was posted on April 19<sup>th</sup> in the entry foyer of Fannin County Court House. With the following members being present:  
Board members present:

<b>Ms. Hopkins</b>	<b>Mr. Tucker</b>
<b>Judge Cunningham</b>	<b>Mrs. Staton</b>
	<b>Mr. Garner</b>

Guests & others present: Ms. Lee, Mrs. Allison, Mr. Cooper, Mr. Frederick

- 1. Call to Order / Establish Quorum; 9:05 a.m. call to order Quorum 5**
- 2. Introductions;** Kyle Frederick & Dan Cooper with Cypress Points was present as well as Melinda Allison,
- 3. Public Forum;** Melinda Allison discussed the County maps not having all of the cemeteries marked on them. She said she is working with someone to update the map. She also asked that the public know about any new subdivisions coming in if they find a new cemetery they can find the forms on the county website.
- 4. Approve Meeting Minutes from: 4/25/2024.** Motion to approve: Judge Cunningham, 2<sup>nd</sup>: Mrs. Staton,  
Passed: 5-0
- 5. Discussion, consideration & action regarding: One-time severance & exceptions to platting affidavits- Di Hopkins:**  
Mr. Garner is still working on the application, he suggested that the form he will have the Prop. IDs and check boxes for relevant applications, notarization of the affidavit will be required and then it will be filed in land records.  
Motion to Table: Ms. Hopkins 2<sup>nd</sup>: Mrs. Station, Passed: 5-0
- 6. Discussion, consideration & action regarding: verbiage in Subdivision regulations for requirements on utility upgrades for a Shot plat or final plat- Di Hopkins**  
The verbiage in regulations is still being worked on.  
Motion to Table: Ms. Hopkins, 2<sup>nd</sup>: Judge Cunningham, Passed 5-0
- 7. Discussion, consideration & action regarding: Subdivision regulations add verbiage to require traffic study b developer to be reviewed by county engineer. 4.2.1 L?- Di Hopkins**  
Decided that we need to stay away from the word "Traffic Study" The other verbiage was approved last month in Commissioners Court. Mr. Garner said he would be working on an application and a checklist.  
Motion to Table: Ms. Hopkins, 2<sup>nd</sup>: Judge Cunningham, Passed 5-0
- 8. Discussion, consideration & action regarding: New subdivision related topics in the County;**  
Fannin Farms will go to Commissioners Court next week.  
Mr. Frederick with Cypress Points came to discuss their plan. There are multiple points on ingress and egress coming off a county road. They are asking if they need a waiver. It was decided that they need to check the utilities first. No action required.

9. **Set next Subdivision Committee Regular Meeting date**

Set the next meeting for July 25, 2024. Motion: Di Hopkins 2<sup>nd</sup>: Judge Cunningham, Approve 5-0

10. **Adjourn:** 10:06 a.m. Motion: Mr. Tucker, 2<sup>nd</sup>: Mrs. Staton, Pass: 5-0

**The above and foregoing represents true and correct minutes of the Fannin County Subdivision Committee meeting that was held on June 27, 2024 at 9:00 a.m.**

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ATTEST:

A handwritten signature in black ink, appearing to read 'Di Hopkins', is written over a horizontal line.

Di Hopkins- Director Fannin County Development Services