



City of Odessa  
Planning and Zoning Commission  
Minutes – November 20, 2025

The City of Odessa Planning and Zoning Commission met to hold regular business November 20, 2025 at the Odessa Community Building.

**Roll Call:** Present were Matt Modlin chair, Mary Bertram co-chair, Steve Nance secretary, Seth Howerton, and David Badgley. Bill Hunt and Shannon Dupree were absent. City staff present were Cathy Thompson, Finance Director and Jenny Neel, Community Development Coordinator. Also present were Mike Plachte and Hannah Spaar.

**Consent Agenda:**

**Minutes** - On motion by, Seth Howerton and seconded by Steve Nance minutes of September 18, 2025 were approved as presented.

**Public Hearing: #1**, Opened at 6:01 p.m. and closed at 6:02 p.m. with no public comments.

**Old Business:** None

**New Business:**

**Lot Split** / LS25102801 / CITIZEN'S SUBDIVISION / LOT 12A / LOT 12B /  
301 E MAIN STREET

On motion by Seth Howerton and seconded by David Badgley, proposed lot split passed 5-0.

**Discussion:**

Continued Zoning Workshop

**Adjournment:** With a motion by Seth Howerton and seconded by Mary Bertram to adjourn, the meeting adjourned at 7:26 p.m.

Submitted by:  
Steve Nance, Secretary