

**Town of Triana  
Planning and Zoning Commission  
Monday, February 2, 2026  
6:30 P.M.**

**MINUTES**

The Planning and Zoning Commission of the Town of Triana met in special session on Monday, February 2, 2026. The meeting was called to order by Chairman Casey Whitman at 6:00 P.M. Chairman Whitman conducted the roll call.

Roll Call

Casey Whitman, Chairman – Present  
Mayor Caudle - Present  
Kathy Nilsen – Absent  
Theresa Nelson - Present  
Zach Atchley – Absent  
Patsy Parvin – Present  
Alicia Toney - Present  
Barry Davis, Administrative Official - Absent  
Brenson Parks - Present

A quorum was declared present.

Approval of Previous Meeting Minutes – December 29, 2025

Motion by Mrs Nelson, seconded by Ms. Parvin, to approve the December 29, 2025 minutes with corrections.

Vote: Unanimous consent.

Opening Comments

Chairman Whitman stated that the Town had not received any formal development plans related to the proposed gas station.

No additional opening comments were offered.

Rezoning Request from Michael Caudle – 0 Carr Lane

- Mr. Whitman noted the property was between 140 and 170 Carr Ln and the owner is request a rezone from R-1 to R-2A to allow for a duplex.
- The Commission set a Public Hearing on Mar 2<sup>nd</sup> at 530PM
- Mr. Whitman proposed physically mailing notices to Carr Ln and Oregon Dr and provided a spreadsheet with addresses. He stated the minimum notification was adjacent neighbors

Public Comments

**Councilmember Malone** – asked about the property owners behind the requested property. Mr. Whitman stated it was the Heirs of Bertha Carr. They discussed who gets notified for rezoning. Mr. Whitman stated that we notify what we consider as the neighborhood vs the adjacent parcel owners.

**Mayor Caudle** - Mentioned that no sewer was available on Carr Ln and that adequate septic would be a concern but that she would be abstaining regardless due to the owner being related to her.

**Ms. Alicia Toney** - Asked about the previous request and if it was a triplex. Mr. Whitman confirmed the previously denied request in 2022 was for a triplex.

**Deborah Rice** – Stated that she wouldn't be in favor of building a duplex in the middle of single family homes on Carr Ln. Mayor Caudle stated that behind that property on Oregon was a previously approved duplex.

**Jolinda Willie** and **Carolyn Binford** were also in attendance.

Adjournment

There being no further business, the meeting was adjourned.

Date approved: \_\_\_\_\_

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Casey S. Whitman, President

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Mary Caudle, Mayor