



Planning & Zoning Commission Regular Meeting

Wednesday, March 19, 2025, 5:30 PM
City Hall Council Chambers
298 W Washington
Stephenville, Texas 76401

AGENDA

CALL TO ORDER

CITIZENS GENERAL DISCUSSION

APPROVAL OF MINUTES

1. Consider Approval of February 19, 2025 Meeting Minutes

REGULAR AGENDA

2. **Case No.: RZ2025-008**
Applicant Joel Allen, representing Pecan Landing, LLC., is requesting a rezone of property located at 0 Forest Ln, Parcel R77510, being 36.765 acres of the A0515 MOTLEY WILLIAM Abstract of the City of Stephenville, Erath County, Texas from (PD), Planned Development, to (R-2.5), Integrated Housing.
3. **PUBLIC HEARING**
Case No.: RZ2025-008
4. Consider approval of a rezone request for property located at 0 Forest Ln, Parcel R77510, being 36.765 acres of the A0515 MOTLEY WILLIAM Abstract of the City of Stephenville, Erath County, Texas from (PD), Planned Development, to (R-2.5), Integrated Housing.
5. **Case No.: RZ2025-009**
Applicant Joel Allen, representing Pecan Landing, LLC., is requesting a rezone of property located at 0 Forest Ln, Parcel R78517, being 7.35 acres of the A0515 MOTLEY WILLIAM Abstract of the City of Stephenville, Erath County, Texas from (R-1), Single Family, to (R-2.5), Integrated Housing.
6. **PUBLIC HEARING**
Case No.: RZ2025-009
7. Consider approval of a rezone request for property located at 0 Forest Ln, Parcel R78517, being 7.35 acres of the A0515 MOTLEY WILLIAM Abstract of the City of Stephenville, Erath County, Texas from (R-1), Single Family, to (R-2.5), Integrated Housing.
8. **Case No.: PD2024-018**
Applicant Joel Allen, representing Pecan Landing, LLC., is requesting the repeal of Ordinance 2023-0-08 relating to the approval of the Planned Development for 0 Forest Ln, Parcel R77510, being 36.765 acres of the A0515 MOTLEY WILLIAM Abstract of the City of Stephenville, Erath County, Texas.
9. **PUBLIC HEARING**
Case No.: PD2024-018
10. Consider approval of the repeal request of City Ordinance 2023-O-08 and will be presenting a Conceptual Plan for a Planned Development of property located at 0 Forest Ln, Parcel R77510, Acres 36.765, and Parcel R78517 Acres 7.35, of the A0515 MOTLEY WILLIAM Abstract of the City of Stephenville, Erath County, Texas.

11. **Case No.: RZ2025-010**

Applicant Keith Dowell is requesting rezone of property located at 975 N. McCart, Parcel R28762, being Blk 2, Lot 5 of the S2300 Butler Addition of the City of Stephenville, Erath County, Texas from (R-1), Single Family, to (R-2.5), Integrated Housing.

12. **PUBLIC HEARING**

Case No.: RZ2025-010

13. Consider approval of the rezone request for property located at 975 N. McCart, Parcel R28762, being Blk 2, Lot 5 of the S2300 Butler Addition of the City of Stephenville, Erath County, Texas from (R-1), Single Family, to (R-2.5), Integrated Housing.

ADJOURN

In accordance with the Americans with Disabilities Act, persons who need accommodation to attend or participate in this meeting should contact City Hall at 254-918-1287 within 48 hours prior to the meeting to request such assistance.