



Tuesday, April 7, 2026, 5:30 PM
City Hall Council Chambers
298 W Washington
Stephenville, Texas 76401

AGENDA

CALL TO ORDER

PLEDGES OF ALLEGIANCE

INVOCATION

PRESENTATIONS AND RECOGNITIONS

1. Proclamation Recognizing Stop the Silence: National Sexual Assault Awareness Month, National Child Abuse Prevention Month, and National Crime Victim's Week
2. Proclamation Honoring Fifty Women Strong
3. Presentation of Night Market Ran by Kandas Newby

CITIZENS GENERAL DISCUSSION

REGULAR AGENDA

4. Consider Acceptance of Annual Comprehensive Financial Report for the Fiscal Year Ended September 30, 2025
5. Discussion of Erath-Somervell County Sub-Regional Planning Commission and 765kv Transmission Lines
6. Consider Approval of an Assessment Resolution for Steering Committee of Cities Served by Atmos
7. Consider Approval of Preliminary Development Agreement with North 94 Land Development LLC.
8. Consider Approval of an Ordinance Amending the City of Stephenville Code of Ordinances, Chapter 130, Article II, Section 130.16 - Sale of Alcoholic Beverages (B) Required; Fee
9. Consider Approval of Resolutions Reaffirming Policies in Connection with the TxCDBG CDV25-0328 Grant for Tarleton Street Infrastructure Improvements
10. Review and Discuss Texas Department of Agriculture's Section 3 Policy Updated Information for the City's TxCDBG Contract CDV25-0328 Grant for Tarleton Street Infrastructure Improvements
11. Consider Approval of Utility Easement for Erath County Humane Society

PLANNING AND ZONING COMMISSION

Steve Killen, Director of Development Services

12. Application No.: RP&RZ 2026-9451

Applicant Johnny Hopper, Representing Park 51, LLC., is Requesting Approval of a Replat with Simultaneous Rezoning of a Portion of Property Located at 125 W. Oak Street, Parcel R31420, being

approximately 1.00 acres of the S3500 Frey First Addition, BLK. 26; LOT 9 of the City of Stephenville, Erath County, Texas from Industrial (I) to Integrated Housing (R-2.5)

13. **Public Hearing**

Application No.: RP & RZ 2026-9451

14. **Application No.: RP&RZ 2026-9451**

Consider Approval of a Replat with Simultaneous Rezoning of a Portion of Property Located at 125 W. Oak Street, Parcel R31420, being approximately 1.00 acres of the S3500 Frey First Addition, BLK. 26; LOT 9 of the City of Stephenville, Erath County, Texas from Industrial (I) to Integrated Housing (R-2.5)

15. **Application No.: PD 2026-9361**

Applicant Alex Bryant, Representing TSU Catholic, LLC., Barefoot Equity Partners, LLC., and Chris and DeAnne Martinelli, is Presenting an Updated Development Plan for Property Located at the Following:

1292 W Washington, Parcel R77944, being BLK. 134; LOTS 12; 18; 30B; 31 (PTS OF),
1334 W Washington, Parcel R30249, being BLK 134; LOT 40, ATM MACHINE,
1350 W Washington, Parcel R30251, being BLK. 134; LOTS 1;5;28,
1245 McNeill, Parcel R30278, being BLK 134; LOT 38A,
1255 McNeill, Parcel 30280, being BLK 134; Lots 38,
1303 McNeill, Parcel R30272, being BLK. 134; LOT 32,
1345 McNeill, Parcel R30271, being BLK. 134; LOT 31 (S150),
1353 McNeil, Parcel R30270, being BLK. 134; LOT 30A and
1357 McNeill, Parcel 30269, being BLK 134; south 150 feet of LOT 29 of the

CITY ADDITION to the City of Stephenville, Erath County, Texas

16. **Public Hearing**

Application No.: PD 2026-9361

17. **Application No.: PD 2026-9361**

Consider Approval of Ordinance Updating the Development Plan for Property Located at the Following:

1292 W Washington, Parcel R77944, being BLK. 134; LOTS 12; 18; 30B; 31 (PTS OF),
1334 W Washington, Parcel R30249, being BLK 134; LOT 40, ATM MACHINE,
1350 W Washington, Parcel R30251, being BLK. 134; LOTS 1;5;28,
1245 McNeill, Parcel R30278, being BLK 134; LOT 38A,
1255 McNeill, Parcel 30280, being BLK 134; Lots 38,
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1353 McNeil, Parcel R30270, being BLK. 134; LOT 30A and
1357 McNeill, Parcel 30269, being BLK 134; south 150 feet of LOT 29

of the CITY ADDITION to the City of Stephenville, Erath County, Texas

18. **Application No.: REPEAL – 2023-O-09**

Applicant Alex Bryant, Representing TSU Catholic, LLC., and Barefoot Equity Partners, LLC., is Requesting Ordinance 2023-O-09 be Repealed

19. **Public Hearing**

Application No.: REPEAL - 2023-O-09

20. **Application No.: REPEAL – 2023-O-09**

Consider Approval of Ordinance Repealing Ordinance 2023-O-09

FINANCIAL REPORTS

Monica Harris, Director of Finance

- 21. Monthly Budget Review for the Period Ending February 28, 2026

CONSENT AGENDA

- 22. Consider Approval of Minutes from March 3, 2026 - Regular Meeting
- 23. Consider Approval of Minutes from March 17, 2026 - Special Meeting

COMMENTS BY CITY MANAGER

COMMENTS BY COUNCIL MEMBERS

EXECUTIVE SESSION

In compliance with the provisions of the Texas Open Meetings Law, Subchapter D, Government Code, Vernon's Texas Codes, Annotated, in accordance with

- 24. **Section 551.072 Deliberation Regarding Real Property** - to deliberate the purchase, exchange, lease, or value of real property, to wit: real property located in S2600 CITY ADDITION

ACTION TAKEN ON ITEMS DISCUSSED IN EXECUTIVE SESSION, IF NECESSARY

ADJOURN

EXECUTIVE SESSION NOTICE

Note: The Stephenville City Council may convene into Executive Session on any matter related to any of the above agenda items for a purpose, such closed session allowed under Chapter 551, Texas Government Code.

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.