



**Planning & Zoning Commission**  
Regular Meeting

Wednesday, April 15, 2026, 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 minutes from March 18, 2026

**REGULAR AGENDA**

2. **Application No.: RZ 2026-9624**

Applicant Tammy Mayo is requesting approval of a rezone of property located at 185 E Park St, Parcel R30317, being BLK 138; LOT 7 of the S2600 CITY ADDITION of the City of Stephenville, Erath County, Texas from (B-2), Retail and Commercial, to (R-2.5) Integrated Housing.

3. **Public Hearing**  
Application No.: RZ 2026-9624

4. **Application No.: RZ 2026-9624**

Consider approval of a rezone of property located at 185 E Park St, Parcel R30317, being BLK 138; LOT 7 of the S2600 CITY ADDITION of the City of Stephenville, Erath County, Texas from (B-2), Retail and Commercial, to (R-2.5) Integrated Housing.

5. **Application No.: RZ 2026-9625**

Applicant Tammy Mayo is requesting approval of a rezone of property located at 195 E Park St, Parcel R30318, being BLK 138; LOT 8 & 9 of the S2600 CITY ADDITION of the City of Stephenville, Erath County, Texas from (B-2), Retail and Commercial, to (R-2.5) Integrated Housing.

6. **Public Hearing**  
Application No.: RZ 2026-9625

7. **Application No.: RZ 2026-9625**

Consider approval of a rezone of property located at 195 E Park St, Parcel R30318, being BLK 138; LOT 8 & 9 of the S2600 CITY ADDITION of the City of Stephenville, Erath County, Texas from (B-2), Retail and Commercial, to (R-2.5) Integrated Housing.

8. **Application No.: RZ 2026-9643 - PULLED**

Applicant Mike McCown, representing C Winsett & Gail Reddoch, is requesting approval of a rezone of property located at 1042 PR 1428 Off Lockhart Rd., Parcel R22359, being approximately 42.750 acres of the A0515 MOTLEY WILLIAM: 2 House & Barns of the City of Stephenville, Erath County, Texas from (AG), Agricultural, to (R-2.5) Integrated Housing.

9. **Public Hearing**

Application No.: RZ 2026-9643 - PULLED

10. **Application No.: RZ 2026-9643 - PULLED**

Consider approval of a rezone of property located at 1042 PR 1428 Off Lockhart Rd., Parcel R22359, being approximately 42.750 acres of the A0515 MOTLEY WILLIAM: 2 House & Barns of the City of Stephenville, Erath County, Texas from (AG), Agricultural, to (R-2.5) Integrated Housing.

11. **Application No.: RZ 2026-9644 - PULLED**

Applicant Mike McCown, representing C Winsett & Gail Reddoch, is requesting approval of a rezone of property located at 1163 PR 1428 Off CR 498, Parcel R22380, being approximately 41.310 acres of the A0515 MOTLEY WILLIAM of the City of Stephenville, Erath County, Texas from (AG), Agricultural, to (R-2.5) Integrated Housing.

12. **Public Hearing**

Application No.: RZ 2026-9644 - PULLED

13. **Application No.: RZ 2026-9644 - PULLED**

Consider approval of a rezone of property located at 1163 PR 1428 Off CR 498, Parcel R22380, being approximately 41.310 acres of the A0515 MOTLEY WILLIAM of the City of Stephenville, Erath County, Texas from (AG), Agricultural, to (R-2.5) Integrated Housing.

14. **Application No.: RZ 2026-9653**

Applicant Venigno Mascorro, is requesting approval of a rezone of property located at 610 Old Granbury Rd., Parcel R25183, being BLK 160; LOT 11 (PT. OF) of the S2600 CITY ADDITION of the City of Stephenville, Erath County, Texas from (I), Industrial, to (R-2.5) Integrated Housing.

15. **Public Hearing**

Application No.: RZ 2026-9653

16. **Application No.: RZ 2026-9653**

Consider approval of a rezone of property located at 610 Old Granbury Rd., Parcel R25183, being BLK 160; LOT 11 (PT. OF) of the S2600 CITY ADDITION of the City of Stephenville, Erath County, Texas from (I),

Industrial, to (R-2.5) Integrated Housing.

17. **Application No.: 2026**

Consider updating the City's Thoroughfare Plan/Harbin Road Extension.

18. **Public Hearing**

Application No.: Thoroughfare Plan UPDATE 2026

19. **Application No.: Thoroughfare Plan Update 2026**

Provide recommendation regarding an update to the City's Thoroughfare Plan/Harbin Road Extension.

**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.