



## PLANNING AND ZONING COMMISSION

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City Hall Council Chambers, 298 W. Washington  
Wednesday, July 21, 2021 at 5:30 PM

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### AGENDA

#### CALL TO ORDER

#### MINUTES

1. Consider Approval of Minutes - June 16, 2021

#### CHAIRPERSON REMARKS

#### PUBLIC HEARING

2. Case No.: SC2021-004  
Closure and Abandonment of an Undeveloped Portion of Fifth Avenue
3. Case No.: RZ2021-012  
Applicant Mark Bostock, dba Reunion Center Enterprises, is requesting a rezone of property located at 408 Morgan Mill Rd, Parcel R33346, of SIMS ADDITION, BLOCK 3, LOT 4, of the City of Stephenville, Erath County, Texas, from (R-1) Single Family Residential, to (B-2) Retail and Commercial.
4. Case No.: RZ2021-013  
Applicant Tim Trotter, is requesting a rezone of property at located at 0 Choctaw Rd, Parcel R34558, of WEST GATE ADDITION, BLOCK G (PART OF), of the City of Stephenville, Erath County, Texas, from (Ind.) Industrial to (R-1) Single Family.
5. Case No.: PP2021-001  
Applicant Reece Flanagan with MMA, Inc., representing Brown Pace Development Company, is requesting a preliminary plat of property located at 422 S Lillian, Parcel R33522, of SOUTH SIDE ADDITION, BLOCK 8, LOT 5,6,7,8, J & D MHP of the City of Stephenville, Erath County, Texas. The applicant is requesting approval of a preliminary plat of subdividing three parcels into 64 lots.
6. Case No.: PP2021-002  
Applicant Reece Flanagan with MMA Inc, representing Brown Pace Development Company, is requesting a preliminary plat of property located at 1600 W Swan, Parcel R33564, of SOUTH SIDE ADDITION, BLOCK 14, LOT 5 (PT. OF) of the City of Stephenville, Erath County, Texas. The applicant is requesting approval of a preliminary plat of dividing the three affected parcels into 64 lots.
7. Case No.: PP2021-003  
Applicant Reece Flanagan with MMA, Inc., representing Brown Pace Development Company, is requesting a preliminary plat of property located at 1601 W Swan, Parcel R33513, of SOUTH SIDE ADDITION, BLOCK 7, LOT 7 & 8, J & D MHP of the City of Stephenville, Erath County, Texas. The applicant is requesting approval of a preliminary plat of three parcels being subdivided into 64 lots.
8. Case No.: PP2021-004

Applicant Zane Griffin with Native Co., LLC, representing Oakdale United Methodist Non-Profit, is requesting a preliminary plat of property located at 2675 W Overhill, Parcel R22423, of the MOTLEY WILLIAM ABSTRACT of the City of Stephenville, Erath County, Texas. The applicant is requesting approval a preliminary plat of the unplatted parcel known as R22423 located at 2675 W Overhill.

**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.***