



Weatherford Planning & Zoning Commission

AGENDA REPORT

Meeting Date: May 14, 2025
Item Number: 2025-233-AR

Staff Contact: Katelyn Seckman, Planner
Phone: 817-598-4284, ext. 3

SUBJECT: Consider a request for final plat approval for Carus Estates, being 2 residential lots on approximately 12.576 acres of land, generally located on 700 W. Park Ave., City of Weatherford, Parker County, Texas. SBD-25-0005.

CASE NUMBER SBD-25-0005

GENERAL INFORMATION

Applicant:	Teresa McGee
Request Action:	Final Plat Approval
Project Description:	Residential Development
Site Address/Location:	700 W Park Ave.
Land Area:	+/- 12.576 acres
General Plan:	Suburban Living
Existing Zoning:	Single Family 7.5 Residential
Surrounding Zoning:	
North:	Single Family 7.5 Residential
South:	Single Family 7.5 Residential
East:	Single Family 7.5 Residential and AG Agriculture
West:	Single Family 7.5 Residential and R1 One-Family Residential

BACKGROUND/DISCUSSION

The applicant is requesting final plat approval for 2 residential lots on approximately 12.576 acres. Right-of-way dedication is required along West Park Ave. and the applicant has stated they do not want to dedicate the right-of-way. However, the right-of-way dedication is shown and provided for in the plat.

ALTERNATIVES

1. The Planning & Zoning Commission may recommend approval of the plat as proposed.
2. The Planning & Zoning Commission may recommend approval the plat subject to conditions.
3. The Planning & Zoning Commission may recommend disapproval the plat for specified reasons.

SUGGESTED ACTION/RECOMMENDATION

Staff recommends approval of the final plat subject to all requirements of the Subdivision Ordinance.

ATTACHMENTS

- [Final Plat](#)
- [Presentation](#)