Weatherford Planning & Zoning Commission

AGENDA REPORT

Meeting Date:	June 10, 2026	**Staff Contact:**	Sergio J. Baeza, Planner
Item Number:	2026-859-AR	**Phone:**	817-598-4284 ext. 3

SUBJECT: Hold a PUBLIC HEARING and consider a request by Shane Kuehler for a General Plan and Zoning Map Amendment from (AG) Agriculture to (C1) General Commercial with a Conditional Use Permit for a Contractor Office/Facility w/outside storage including vehicles use on an approximate 4.569-acre tract being located at 1798 NW Ric Williamson, City of Weatherford, Parker County, Texas. ZCH-26-0008 & CUP-26-0005.

CASE NUMBER ZCH-26-0008 & CUP-26-0005

GENERAL INFORMATION

Applicant:	Shane Kuehler
Request Action:	Approval of the Zoning Map Amendment
Project Description:	General Plan and Zoning Map Ammendment
Site Address/Location:	1798 NW Ric Williamson
Land Area:	+/- 4.569 Acres
General Plan:	(UL) Urban Living
Existing Zoning:	(AG) Agriculture / (C1) General Commercial
Surrounding Zoning:	
North:	(AG) Agriculture
South:	(C1) General Commercial
East:	(AG) Agriculture
West:	(C1) General Commercial

BACKGROUND/DISCUSSION

The applicant is requesting a General Plan Amendment from Urban Living (UL) to Community Commercial (CC), a Zoning Map Amendment from Agriculture (AG) to General Commercial (C1), and a Conditional Use Permit (CUP) to allow a contractor office/facility with outdoor storage, including company vehicles, on an approximately 4.569-acre tract located at 1798 NW Ric Williamson Memorial Highway.

The property is currently split-zoned between Agriculture and General Commercial . The proposed zoning amendment would rezone the entire property to General Commercial, creating a consistent zoning designation across the site and allowing consideration of the requested Conditional Use Permit.

The property will be developed as the new location for Purefoy Electric, which will operate a contractor office/facility with associated outdoor storage for vehicle parking. The outdoor storage area will be used solely for company vehicles and will not be used for the storage of equipment and/or materials.

An unfinished building currently exists on the property. The structure was originally approved and intended to be developed as a church in 2020; however, construction was never completed, and the building remains in a shell condition without windows or doors installed. As part of the proposed development, the applicant intends to complete the existing building, extend the current drive approach, and make site improvements necessary to bring the property into compliance with current City standards, including parking and landscaping requirements.

ALTERNATIVES

1. The Planning and Zoning Commission may recommend approval with conditions.
2. The Planning and Zoning Commission may recommend disapproval of the request.

SUGGESTED ACTION/RECOMMENDATION

Staff recommends approval of the General Plan, Zoning Map Amendment, and Conditional Use Permit request based on the following conditions:

1. Temporary signs and pole signs shall not be permitted on the property.
2. Outdoor storage areas shall be limited to company vehicle parking only. The outdoor storage of equipment, materials, or similar items shall not be permitted.

ATTACHMENTS

- Presentation