Weatherford City Council

AGENDA REPORT

Meeting Date:	March 24, 2026	**Staff Contact:**	Scott McDonald, Director of Development Services
Item Number:	2025-746-AR	**Phone:**	817-598-4284

SUBJECT: Hold a PUBLIC HEARING and consider adoption of Ordinance O2026-08, concerning a conditional use permit for a Liquor Store greater than 5,000 sq. ft. use on an approximate 0.309-acre tract being generally located at 1015 North Main St., City of Weatherford, Parker County, Texas. CUP-26-0002.

CASE NUMBER CUP-26-0002

GENERAL INFORMATION

Applicant:	Prabin KC
Request Action:	Conditional Use Permit
Project Description:	Liquor Store greater than 5,000sq.ft
Site Address/Location:	1015 North Main St.
Land Area:	+/- 0.309-acre tract
General Plan:	Community Commercial
Existing Zoning:	C1 General Commercial
Surrounding Zoning:	
North:	C1 General Commercial
South:	C1 General Commercial
East:	C1 General Commercial
West:	R1 One Family Residential

BACKGROUND/DISCUSSION

The applicant is requesting a Conditional Use Permit (CUP) to allow for the redevelopment of a 0.309-acre tract, involving the replacement of an existing building with a new liquor store facility exceeding 5,000 sq. ft. The property is located at 1015 North Main St., City of Weatherford, Parker County, Texas.

Applicant is providing 5 additional trees.

The proposed building will be 30ft in height, C1 General Commercial Max building height is 45ft.

Building will be constructed of Steel and Stucco

Staff recommends approval of the conditional use permit based on the following conditions:

1.Temporary signs shall not be permitted on the property.

2. Property shall be limited to 3 permanent wall signs.
3. No trim lights shall be placed around windows.
4. No window signs other than an "Open" and "Hours of Operation" signs shall be permitted on the property.
5. No security bars on windows or doors.

ALTERNATIVES

1. The City Council may approve of the request.
2. The City Council may approve of the request with conditions.
3. The City Council may disapproval of the request.

SUGGESTED ACTION/RECOMMENDATION

Staff recommends approval of the conditional use permit based on the following conditions. The Planning and Zoning Commission voted (6 - 0) to recommend approval with conditions, March 11th, 2026.

1.Temporary signs shall not be permitted on the property.
2. Property shall be limited to 3 permanent wall signs.
3. No trim lights shall be placed around windows.
4. No window signs other than an "Open" and "Hours of Operation" signs shall be permitted on the property.
5. No security bars on windows or doors.

ATTACHMENTS

- O2026-08
- Presentation