



Weatherford City Council

AGENDA REPORT

Meeting Date: January 23, 2024

Staff Contact: Kaleb Kentner, Director of
Development and Neighborhood
Services

Item Number: 2024-81-AR

Phone: 817-598-4284, ext. 3

SUBJECT: Consider a request for preliminary plat approval for Costco Weatherford Addition, being 2 lots out of a 23.129-acre tract generally located at the northwest corner of Interstate 20 Frontage Road and Center Point Road, said tract being situated in the W. Cosley Survey, Abstract No. 244, City of Weatherford, Parker County, Texas. SBD2023-0054.

CASE NUMBER SBD2023-0054

GENERAL INFORMATION

Applicant:	The Grove LLC.
Request Action:	Preliminary Plat Approval
Project Description:	Costco Weatherford Addition
Site Address/Location:	Northwest corner of I20 and Centerpoint Road
Land Area:	+/- 23.129 acres
General Plan:	Regional Activity Center
Existing Zoning:	AG Agricultural and ETJ
Surrounding Zoning:	
North:	None - ETJ
South:	AG Agriculture
East:	AG Agricultural
West:	None - ETJ

BACKGROUND/DISCUSSION

The applicant is requesting preliminary plat approval for (2) lots on approximately 23.129 acres. The property is scheduled to be incorporated into the City of Weatherford's municipal limits during the City Council meeting on January 23, 2024.

ALTERNATIVES

1. The City Council may approve the plat as proposed.
2. The City Council may approve the plat subject to conditions.
3. The City Council may disapprove the plat for specified reasons.

SUGGESTED ACTION/RECOMMENDATION

Staff recommends approval of the preliminary plat for Costco Weatherford Addition, subject to all requirements of the subdivision ordinance and, specifically, the following conditions:

1. Show the pavement width of the collector roadway on the north side of the property (Refer to WMC §11-4-4(b)).
2. The 15' sewer easement is not shown in its entirety labeled on the proposed conditions sheet (Refer to WMC §11-4-4(e)). It appears it should parallel the west property line, but is open ended at the southwest property corner.
3. Provide a statement of improvements that will be installed by the subdivider/developer and a timeline when such improvements will be completed (Refer to WMC §11-4-6(d)).
4. Provide a name for the north collector street. (Refer to WMC §11-4-4(b)).

At their January 10th, 2024, regularly scheduled meeting, the Planning and Zoning Commission voted (6-0) to recommend approval of the preliminary plat for Costco Weatherford Addition subject to conditions.

ATTACHMENTS

- [Costco - Preliminary Plat](#)
- [Costco Preliminary Plat -Presentation](#)