Weatherford Planning & Zoning Commission

AGENDA REPORT

Meeting Date:	August 12, 2026	**Staff Contact:**	Scott McDonald, Director of Development Services
Item Number:	2026-825-AR	**Phone:**	817-598-4284

SUBJECT: Consider a request for Preliminary Plat approval for Mathew Meadows Estates, being 27 Residential Lots on approximately 21.13 acres of land being located at 1609 Old Dicey Rd., City of Weatherford, Parker County, Texas. SBDP-26-0006.

CASE NUMBER SBDP-26-0006

GENERAL INFORMATION

Applicant:	Rustin Kinman
Request Action:	Preliminary Plat Approval
Project Description:	Preliminary Plat
Site Address/Location:	1609 Old Dicey Rd.
Land Area:	+/- 21.13 Acres
General Plan:	Estate Residential
Existing Zoning:	RE Residential Estate with a Planned Unit Development Overlay
Surrounding Zoning:	
North:	AG - Agriculture
South:	AG - Agriculture
East:	AG - Agriculture
West:	Single Family 7.5 with a Planned Unit Development Overlay

BACKGROUND/DISCUSSION

The applicant is requesting approval of a preliminary plat for 27 residential lots. The property is zoned RE Residential Estate with a Planned Unit Development Overlay. The zoning amendment related to this item was heard by heard by the Planning and Zoning Commission on May 13, 2026, and passed by the City Council on May 26, 2026. Staff has reviewed the Preliminary Plat and determined that it complies with the applicable subdivision regulations, zoning requirements, and other City development standards.

ALTERNATIVES

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

SUGGESTED ACTION/RECOMMENDATION

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

ATTACHMENTS

- Presentation
- Preliminary Plat