



Weatherford City Council

AGENDA REPORT

Meeting Date: January 23, 2024

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

Item Number: 2024-78-AR

Phone: 817-598-4284, ext. 3

SUBJECT: Hold a PUBLIC HEARING and consider adoption of Ordinance O2024-04 concerning a request for a zoning map amendment from AG Agricultural to C2 Interstate Commercial with a Conditional Use Permit regarding a fueling station use and auto accessories/ auto parts store use on 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 part in the W. Cosley Survey, Abstract No. 244, City of Weatherford, Parker County, Texas. ZCH2023-0018 and CUP2023-0021.

CASE NUMBER ZCH2023-0018 & CUP2023-0021

GENERAL INFORMATION

Applicant:	The Grove LLC.
Request Action:	Zoning Map Amendment and Conditional Use Permit 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
Surrounding Zoning:	
North:	None - ETJ
South:	AG Agriculture
East:	AG Agricultural
West:	None - ETJ

BACKGROUND/DISCUSSION

The applicant is requesting approval of a zoning map amendment from AG Agricultural to C2 Interstate

Commercial and a conditional use permit for a fueling station use and auto accessories/ auto parts store (tire center)
The property is scheduled to be incorporated into the City of Weatherford's municipal limits during the City Council meeting on January 23, 2024. All development shall adhere to the regular permitting process.

ALTERNATIVES

1. The City Council may approve of the zoning map amendment and disapproval of the conditional use permit.
2. The City Council may approve of the zoning map amendment and conditional use permit, subject to conditions.
3. The City Council may disapprove of the requests.

SUGGESTED ACTION/RECOMMENDATION

Staff recommends approval of the zoning map amendment and conditional use permit request, subject to the following condition:

1. Hours of Operation for the Fueling Station will be Sunday- Saturday 4:00am to 11:00pm.

At their January 10th, 2024, regularly scheduled meeting, the Planning and Zoning Commission voted unanimously (6-0) to recommend approval of the zoning map amendment, and conditional use permit request subject to the conditions as recommended by staff.

ATTACHMENTS

- [Costco - Elevations](#)
- [Costco -Site Plan](#)
- [O2024-04](#)
- [Presentation](#)