Weatherford City Council

AGENDA REPORT

Meeting Date:	February 24, 2026	**Staff Contact:**	Scott McDonald, Director of Development Services
Item Number:	2025-654-AR	**Phone:**	817-598-4284

SUBJECT: Consider a request for preliminary plat approval for The Enclave at Chisolm Trail, being 123 residential lots on approximately 42.60 acres of land being generally located at 1420 King Street, City of Weatherford, Parker County, Texas. SBDP-25-0011.

CASE NUMBER SBDP-25-0011

GENERAL INFORMATION

Applicant:	
Request Action:	Preliminary Plat Approval
Project Description:	Subdivision
Site Address/Location:	1420 King Street
Land Area:	+/- 42.60 Acres
General Plan:	Suburban Living
Existing Zoning:	Agriculture
Surrounding Zoning:	
North:	None - ETJ
South:	R1 One Family Residential
East:	None - ETJ
West:	R1 One Family Residential

BACKGROUND/DISCUSSION

The applicant has submitted a Preliminary Plat for the 123 residential lots. A portion of the subject property is currently located outside the city limits; therefore, annexation is required. In addition, the applicant has submitted a zoning amendment request to establish an appropriate zoning district for the property upon annexation. The requested zoning is Single Family 7.5 with a Planned Unit Development Overlay, which aligns with the City's General Plan. The preliminary plat has been reviewed for compliance with the City's Subdivision Regulations, including street layout, access, utility coordination, drainage, and lot configuration. Detailed engineering plans, construction plans, and any required public improvement agreements will be reviewed at the time of site development permit submittal.

ALTERNATIVES

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

SUGGESTED ACTION/RECOMMENDATION

Staff recommends approval of the preliminary plat subject to all requirements of the Subdivision Ordinance. At thei January 14th, regularly scheduled meeting, the Planning and Zoning Commission voted unanimously (6-0) to recommend approval of the request.

ATTACHMENTS

- Presentation
- Preliminary Plat