



AGENDA
PLANNING AND ZONING COMMISSION
REGULAR MEETING
7105 WHITLEY ROAD, WATAUGA, TEXAS 76148
WEDNESDAY, AUGUST 19, 2026
6:30 PM

CALL TO ORDER

ROLL CALL

ANNOUNCEMENTS

PRESENTATIONS

PUBLIC COMMENT This is an opportunity for citizens to address the Commission on items not posted on the current meeting agenda. Only those who have submitted a proper "Request to Speak Form" shall be permitted to speak. Citizens should provide their name and address for the record and will have no more than 3 minutes to speak. If representing an organization or group, the speaker should identify who they represent. Those wishing to speak are reminded 1). All comments are to be directed to the Commission. 2) Be respectful of others. 3) No profanity permitted. 4) Violators will be removed from the premises. No discussion by the Commission or Staff is allowed except to correct factual inaccuracies or request that the item be placed on a future agenda.

PUBLIC TESTIMONY FOR ACTION ITEMS This is an opportunity for citizens to address the Commission on current agenda action items (excludes presentations and reports). Only those persons who have submitted a proper "Request to Speak Form" will be allowed to speak. Citizens will be required to state their name and address for the record. They have up to 3 minutes to speak, and their comments must be germane to the item. If speaking for an organization or group, the speaker should identify the group represented. Commission members may ask questions or discuss the item with the citizens directly.

REPORTS

CONSENT AGENDA All the items on the consent agenda are considered to be self-explanatory by the Commission and will be enacted with one motion, one second, and one vote. There will be no separate discussion of these items. Any member wishing to pull an item may do so.

1. Consider action to approve the meeting minutes of the May 20, 2026, regular meeting of the Planning and Zoning Commission

PUBLIC HEARING

1. **ORD.2026-017:** Public hearing to receive comments for or against text amendments to the Code of Ordinances Chapter 115 – Zoning Article II for the purpose of amending administrative regulations, notice requirements, protests, and processes relating to zoning code amendments and zoning classification/district boundary changes as required by Texas Local Government Code Chapter 211.
2. **Z.26-02:** Public hearing to receive comments for or against a request for a zoning change from Single-family (SF6) to Planned Development (PD) for single-family homes at the property commonly known as 5900-5901 Ridgecrest Drive, being described as Lot 10 Block 5, and Lot 1 Block 6 of the Ridgecrest Addition-Watauga; and consider action on a preliminary report to allow for six (6) single-family homes. Owner, Pat Land LLC. Applicant/Authorized agent, David Lewis

ACTION ITEMS

1. **ORD.2026-017:** Consider action on a final report for text amendments to the Code of Ordinances Chapter 115 – Zoning Article II for the purpose of amending administrative regulations, notice requirements, protests, and processes relating to zoning code amendments and zoning classification/district boundary changes as required by Texas Local Government Code Chapter 211
Jeannette Garcia, Planner I
2. **Z.26-02:** Consider action to approve a request for a zoning change from Single-family (SF6) to Planned Development (PD) for single-family homes at the property commonly known as 5900-5901 Ridgecrest Drive, being described as Lot 10 Block 5, and Lot 1 Block 6 of the Ridgecrest Addition-Watauga; and consider action on a final report to allow for six (6) single-family homes. The subject property is located south of Hightower Drive, east of Whitley Road, west of Quail Run Drive and north of Chapman Road. Owner, Pat Land LLC. Applicant/Authorized agent, David Lewis
Jeannette Garcia, Planner I

ITEMS FOR FUTURE AGENDAS

ADJOURNMENT

Meeting Notices and Reservation of Rights The City Council/Board/Commission/Committee may retire to executive session any time between the meeting's opening and adjournment for the purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code if the requisite information is otherwise posted; deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code; deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government

Code; and/or deliberation regarding the deployment, or specific occasions for implementation of security personnel or devices pursuant to Chapter 551.076 of the Texas Government Code (as applicable) when determined necessary by the [City Council/Board/Commission/Committee] to address a subject matter on the agenda. Action, if any, will be taken in open session. Attendance by Other Elected or Appointed Officials: It is anticipated that members of other governmental bodies, and/or city council, boards, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the body, board, commission and/or committee. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a possible meeting of the other body, board, commission and/or committee, whose members may be in attendance, if such numbers constitute a quorum. The members of the city council, boards, commissions and/or committees may be permitted to participate in discussions on the same items listed on the agenda which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that city council, body, board, commission or committee subject to the Texas Open Meetings Act.

[PZA_LEGAL_INFO]
NOTICE

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATIONS OR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (817) 514-5825, OR FAX (817) 514-3625 FOR FURTHER INFORMATION.

I, Linda Proskey, City Secretary for the City of Watauga, hereby certify that this agenda was posted on the bulletin boards at City Hall, 7105 Whitley Road, Watauga, Texas, on August 13, 2026, before 6:00 p.m., in accordance with Chapter 551 of the Texas Government Code.

/S/ Linda Proskey
City Secretary

