



## Planning Commission 6/16/2025

Notice is hereby given of a regular meeting of the Planning Commission of the City of San Angelo to be held on June 16, 2025 at 9:00 AM at City Hall – East Mezzanine, 72 W. College Ave., San Angelo, Texas, for the purpose of considering the following agenda items.

### **I. Call to Order**

### **II. Public Comment**

Issues or concerns not on the Regular Agenda may be raised by the public at this time. Citizens should speak from the podium, address all comments to the dais, begin by stating their name and address or Single Member District number, and limit their remarks to less than three minutes.

### **III. Consent Agenda**

The Commission may request for a Consent Agenda item to be moved to the Regular Agenda for presentation and public comment, otherwise the Consent Agenda will be considered in one vote. All items on the consent agenda have been recommended for approval by staff with no opposition received to date. Since some items on the Consent Agenda may require a public hearing, the Commission will accept public comment on any item on the Consent Agenda in one public hearing.

- A. **Meeting Minutes: Consider approving the meeting minutes from April 21, 2025.**
- B. **Meeting Minutes: Consider approving the meeting minutes from May 19, 2025.**
- C. **RP25-10 First Replat of Arroyo Park Addition Block 3 (SMD#3): A request to replat 2 lots together in Block 3 of the Arroyo Park Addition in the General/Heavy Commercial (CG/CH) zoning district, resulting in one .607-acre lot.**

### **IV. Regular Agenda**

#### **A. Subdivision Plats**

*The Planning Commission has final authority for approval; appeals may be directed to City Council.*

1. **FP25-10 The Meridian Section 5 (SMD#6): A request to final plat 7.796 acres of the Meridian Section 5 into 27 new residential lots.**
2. **FP25-11 Jim Farr Subdivision Section 2 (SMD#2): A request to final plat Jim Farr Subdivision, Section 2, Lot 2 & Lot 3, located 3806 & 3808 Crockett St.**
3. **RP25-09 First Replat of Akin's Addition Block 2 (SMD#3): A request for approval of the first replat of Akin's Addition Block 2 located at the intersection of E 10th and Akin St.**
4. **RP25-11 Second Replat of Block 1, Lots 35 & 36 of Poulter's Highland Acres (SMD#2): A request to replat Lots 35 and 36 of Block 1 of the Poulter's Highland Acres, resulting in four lots in the Heavy Commercial (CH) zoning district, as well as a request for approval of**

a variance for additional right-of-way dedication and a request for approval of a variance for no curb and gutter on Mercedes Ave.

**B. Conditional Uses**

The Planning Commission has final authority for approval of conditional uses; appeals may be directed to the City Council.

1. **CU25-11 1717 Wilshire Place (SMD#2)**: A request for a Conditional Use to allow a short-term rental in a Single-family Residential (RS-1) zoning district located at 1717 Wilshire Place.
2. **Revocation of Conditional Use for Short-term Rentals**
  - 1 **CU24-26 1217 Woodruff St (SMD#4)**: A request to renew the Conditional Use to allow a short-term rental located at 1217 Woodruff St.
  - 2 **CU23-53 2301 Palms Ct (SMD#1)**: A request to renew the Conditional Use to allow a short-term rental located at 2301 Palms Ct.

**C. Rezoning and Comprehensive Plan Amendments**

City Council has final authority for approval of rezonings and amendments to the Comprehensive Plan.

1. **PD05-02 Amendment Coliseum (SMD#2)**: A request for approval of a Planned Development to update the Concept Site Plan to include renovations and expansions located 50 E 43rd St.
2. **Z25-18 21 E 21st St (SMD#4)**: A request for approval of a comprehensive plan amendment from Neighborhood to Commercial on Lot 6 and a zone change from Single-family Residential (RS-1) to General Commercial (CG) located at 21 E 21st St, Lots 4-6.

**V. Planning Director's Report**

**VI. Follow Up and Administrative Issues**

- A. The next regular meeting of the Planning Commission is scheduled to begin on **Monday, July 21, 2025 at 9am** in the East Mezzanine in City Hall at 72 W College Ave.

**VII. Adjournment**

**CERTIFICATION**

I hereby certify that the above notice of meeting was posted on the bulletin board at the City Hall of the City of San Angelo, Texas, on the 13th day of June 2025, at 8:32 a.m.

  
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Aaron Vannoy, Director of Planning and  
Development Services

All agenda items are subject to action. The Planning Commission reserves the right to consider business out of posted order.

In compliance with the Americans with Disabilities Act, the City of San Angelo will provide for reasonable accommodations for persons attending board or commission meetings. To better serve you, requests should be received 48 hours prior to the meetings. Please contact the ADA Coordinator at 325-657-4407 for request, or by completing a request form online at [cosatx.us/ada](http://cosatx.us/ada).