



Planning Commission 2/23/2026

Notice is hereby given of a regular meeting of the Planning Commission of the City of San Angelo to be held on February 23, 2026 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 February 2, 2026.
- B. **FP26-02 Hagelstein Addition, Section 2 (SMD#2):** A final plat requesting approval to subdivide 4 acres of land for the development of single-family residential along Grape Creek Road and W 34th Street.

IV. Regular Agenda

A. Subdivision Plats

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

1. **FP26-01 Windmill Addition, Section 2 (SMD #4):** A request for approval of a Final Plat creating three lots over 5.384 acres within the Light Manufacturing zoning district, as well as a variance request to not construct a currently unimproved portion of street right-of-way.
2. **PP26-01 Stone Mill Preliminary Plat (SMD#4):** A request to preliminary plat 11 acres adjacent to Smith Blvd and Gregory St to create 65 residential lots in the Single-Family Residential (RS-1) zoning district.
3. **FP26-03 Stone Mill Section 1 (SMD#4):** A request to final plat 6.901 acres adjacent to Smith Boulevard in the Single-Family Residential (RS-1) zoning district, with a variance request for a dead-end street longer than 750' on Brighton Ct.

4. **FP26-04 Stone Mill Section 2 (SMD#4)**: A request to final plat 4.099 acres adjacent to Smith Boulevard in the Single-Family Residential (RS-1) zoning district, with a partial variance request for a 36' road width along Sophia Street.

B. Rezoning and Comprehensive Plan Amendments

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

1. **Z26-02 1297-1309 N Bryant Blvd (SMD#4)**: A request for approval of a zone change from Light Manufacturing (ML) to General Commercial (CG) for 13 tracts over 4.971 acres generally located around 1297-1309 N Bryant Blvd.
2. **Z26-03 620 E 43rd St (SMD#2)**: A request for approval of a zone change from Single-family Residential (RS-1) to Low Rise Multifamily Residential (RM-1) for 6 lots located at and to the east of 620 E 43rd St.

C. Conditional Uses

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

1. **CU26-01 2502 W Loop 306 (SMD#5)**: A request for approval of a Conditional Use to allow household living on commercial property located at 2502 W Loop 306

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, March 16, 2026 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 17th day of February 2026, at 4:52 p.m.



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.