



CITY COUNCIL AGENDA ITEM BRIEFING SHEET

Meeting Date: December 9, 2025	Department: Planning & Development	Presented By: Chelsea Kirkland, City Planner Toni Fisher, Interim City Manager
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AGENDA ITEM:

DISCUSSION & ACTION: to consider and approve a Zoning Change Request from “Class II - Residential: ‘R-1’ Single-Family District.” to “Class IV - Industrial: ‘LI’ Light Industrial District.” for 4.656 acres tract of land out of the I. Headley Survey, Abstract No. 619, Parker County, Texas, and within the City of Willow Park, Texas.

BACKGROUND:

The applicant is proposing a thoughtfully designed Light Industrial development featuring three modern office buildings within a cohesive layout. The concept emphasizes functionality, architectural quality, and compatibility with surrounding uses while supporting local economic growth.

This concept supports the City’s vision for commercial growth, balanced development by creating employment opportunities and attracting diverse businesses within an attractive, low-impact setting. The design integrates green space buffers, modern lighting, and sustainable site practices to ensure visual appeal and long-term functionality, enhancing the City’s commercial base and contributing to a vibrant and economically sustainable community.

This item was presented to Planning & Zoning Commission on November 18, 2025 and was unanimously recommended for approval.

STAFF RECOMMENDATION:

The City Staff reviewed this request, and recommend its approval.

RECOMMENDED MOTION:

Motion to approve the Zoning Change Request from “Class II - Residential: "R-1" Single-Family District.” to “Class IV - Industrial: "LI" Light Industrial District.”, as presented.