

NOTICE OF PUBLIC HEARING

On Tuesday, September 29, 2026, the Plan Commission will conduct a public hearing at 6:00 p.m. in the Waco Convention Center, Bosque Theatre, 100 Washington Avenue, Waco, Texas 76701. This meeting is anticipated to be moved from the regular schedule of September 22, 2026. Please check the posted agenda on the City of Waco Meeting Agenda webpage at: <https://www.waco-texas.com/Government/Meeting-Agendas> to confirm. On Tuesday, October 20, 2026, the City Council will conduct a public hearing at 6:00 p.m. in the Waco Convention Center, Bosque Theatre, 100 Washington Avenue, Waco, Texas 76701. The meetings can also be viewed live at <https://mywacotv.com>. To all parties interested and to all parties concerned, said hearings to be as follows:

The following subdivision plat requests shall be considered by the Plan Commission on September 29, 2026 (plat requests are not reviewed by the City Council):

1. Final Plat of the Callan Village Phase 4A (City)
2. Preliminary Plat of the Willow Bend Addition, Part II, Phase 1 (City)
3. Amended Preliminary Plat of the Lariat Addition, Lots 1 Thru 12, Block 1 (City)

The following items shall be reviewed by the Plan Commission on September 29, 2026, and City Council on October 20, 2026:

Consider a request to rezone from R-1B Single Family Residence to PUD Planned Unit Development, for the Concept PUD Application of The Pines at Waco, a new residential development consisting of 25 duplex building (50 units), being two tracts of land situated in the Thomas H. Barron Survey, A-126, described in Instrument No. 2026005110 and Instrument No. 2026009639, Official Public Records, McLennan County, Texas, on approximately 6.3 acres, generally located northeast of the Oak Road and Speegleville Road intersection. Continued from August 25, 2026 Public Hearing.

Consider a request to change the Land Use designation from Medium Density Residential Office Flex to Mixed Use Flex and to rezone from R-1B Single-Family Residence District to C-2 Community Commercial District for property described as Lot 2, Block 1 of the Christie Addition, on approximately 2.148 acres addressed as 3116 Robinson Road.

One request to rezone from M-2 Light Industrial District to R-2 Two Family and Attached Single-Family Residence District for property described as Lot 1, Block 14 of the Witt Addition, on approximately 0.3811 acres addressed as 1328 Harrison Avenue.

One request to rezone from C-3 General Commercial District to C-2 Community Commercial District for property described as Lot 5, Block 1 of the Salem Way Addition, on approximately 1.0 acre addressed as 9516 China Spring Road.

One request to rezone from R-2 Two Family and Attached Single-Family Residence District to O-3 Office-Limited Commercial District for property described as Lot 8, Block 4 of the Proctor Springs Addition, on approximately 0.1894 acres addressed as 2024 N 4th Street.

One request to rezone from R-1B Single Family Residence District to R-3C Multiple-Family Residence District for property described as Lot 1, Block 1 of the F. W. Fellowship Addition, on approximately 3.68 acres addressed as 2001 Gurley Lane.

One request to rezone from R-2 Two Family and Attached Single-Family Residence District to O-3 Office-Limited Commercial District for property described as Lot 4, Block 1 of the Davelorr Addition, on approximately 0.241 acres addressed as 314 David Drive.

One request for the voluntary annexing of territory containing approximately 87.61 acres of land, more or less, designating the Comprehensive Plan land use designation for the said territory as Urban Residential, designating R-1B (Single Family Residence District) for the said territory and extending the boundary limits of said City to include the territory described as being a tract of land out of the J. Rose Survey, Abstract No. 774 and the N. Burwell Survey, Abstract No. 88, situated in McLennan County, Texas, being a portion of a called 13.39 acre tract of land conveyed to Yvonne D. Rochelle by deed of record in Volume 53, Page 421 of the Deed Records of McLennan County, Texas, a portion of a called 10.934 acre tract of land conveyed to Yvonne Rochelle by deed of record in Volume 539, Page 1 of said Deed Records, a portion of a called 119.0 acre tract of land conveyed to Yvonne S. Eliason by deed of record in Volume 1739, Page 37 of said Deed Records, all of Lot 1, Block 1, of Saunders Addition, a subdivision of record in Document Number 2021048975 of the Official Public Records of McLennan County, Texas, and all of Lot 1, Block 1, of Anderson Fiefdom Addition, a subdivision of record in Document Number 2017019067 of said Official; said annexation area is within Waco’s Extraterritorial Jurisdiction and is generally located along Warren Road, southeast of the Farmiller Road and Warren Road intersection, extending southeast to Spring Valley Road.

It is hereby certified that this notice was posted at Waco City Hall and on the City of Waco official website on the 1st day of September 2026 at 4:00 PM.

DocuSigned by:
Michelle Hicks
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Michelle Hicks, City Secretary



Posted: **Tuesday, September 1, 2026**