



**CITY OF FRIENDSWOOD
PLANNING AND ZONING COMMISSION
THURSDAY, JUNE 9, 2022 - 7:00 PM**

Minutes

MINUTES OF A FRIENDSWOOD REGULAR MEETING HELD AT 910 S. FRIENDSWOOD DRIVE, FRIENDSWOOD, TEXAS, FRIENDSWOOD CITY HALL, COUNCIL CHAMBERS

STATE OF TEXAS
CITY OF FRIENDSWOOD
COUNTIES OF GALVESTON/HARRIS
JUNE 9, 2022

1. CALL TO ORDER

MINUTES OF A REGULAR MEETING OF THE FRIENDSWOOD PLANNING AND ZONING COMMISSION THAT WAS HELD ON THURSDAY, JUNE 9, 2022, AT 07:00 PM 910 S. FRIENDSWOOD DRIVE, FRIENDSWOOD, TEXAS

COMMISSIONER MARCUS PERRY
COMMISSIONER CATHERINE KOERNER
COMMISSIONER RICHARD CLARK
COMMISSIONER TRAVIS MANN
COMMISSIONER TOM HINCKLEY
CITY ATTORNEY KAREN HORNER
DIRECTOR OF CDD/PLANNER AUBREY HARBIN
DEVELOPMENT COORDINATOR BECKY BENNETT

CHAIRMAN JOSEPH MATRANGA, VICE-CHAIRMAN RICHARD SASSON, AND COUNCIL LIAISON TRISH HANKS WERE ABSENT FROM THE MEETING.

2. Communication from the public/committee liaisons

(To comply with provisions of the Open Meetings Act, the Commission may not deliberate on subjects discussed under this agenda item. However, the Commission may direct such subjects be placed on a later regular Commission agenda for discussion and/or possible action)

No comments.

3. Action Items

According to the Planning and Zoning Rules of Procedure (R2021-18), all action of the Commission shall be made by an affirmative vote of four (4) or more members of the Commission present at such Commission meetings.

A. SITE PLAN: 4552 FM 2351 and 4550 FM 2351

Consider approving the site plan for Industry Park 2, an industrial, storage and warehouse development to be located at 4552 FM 2351 (2 buildings) and 4500 FM 2351 (11 buildings)

****Commissioner Catherine Koerner moved to approve the site plan for Industry Park 2, an industrial, storage and warehouse development to be located at 4552 FM 2351 (2 buildings) and 4500 FM 2351 (11 buildings). Seconded by Commissioner Tom Hinckley. The motion was approved unanimously.**

Harbin said the site plan included a parking modification, approved by the City Engineer, because the facility would utilize its storage spaces for parking spaces. She said there is ample parking along the Timber Creek Golf Course road for the office buildings plus six more spaces located at the warehouse office. She said the applicant was still working through some civil issues but the layout of the project would not change.

Hinckley mentioned he would like to see more trees along the driveway. Clark commented that parking spaces not within the development at first seemed strange but makes sense now. He further stated the accessways appear wide enough to accommodate the vehicles pulling in to unload boxes or trailers.

Clark stated the photometric plan did not indicate any lighting along the rear of Building 3 and asked if the facility would have security cameras and lighting. Stephanie Canady/Coastal Bend Engineering answered the facility will have security cameras and lighting but they are focused to within the development. Harbin added that the buildings are being used as the perimeter fencing for the development with actual fences being attached between the buildings.

4. Communications

A. Announcement of the next Planning and Zoning Commission regular meetings for (i) Thursday, June 23, 2022 and (ii) Thursday, July 14, 2022.

Koerner and Perry said they may not be in attendance for the June 23rd meeting.

B. Receive liaison updates and City Council actions and ordinance updates.
No comments.

5. ADJOURNMENT

This meeting was adjourned at 07:10 PM.