



**CITY OF FRIENDSWOOD
PLANNING AND ZONING COMMISSION REGULAR MEETING
THURSDAY, DECEMBER 8, 2022 - 7:00 P.M.
CITY COUNCIL CHAMBERS, CITY HALL
910 S. FRIENDSWOOD DRIVE, FRIENDSWOOD, TEXAS 77546**

AGENDA

1. CALL TO ORDER

2. PUBLIC COMMUNICATION

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.

3. CONSENT AGENDA

These items are considered routine or ministerial in nature and will be enacted with one motion. There will be no separate discussion of items unless a commissioner so requests in which case the item would be removed from the consent agenda and considered separately.

- A. Consider approving the minutes of the Planning and Zoning Regular Meeting held on Thursday, November 10, 2022.
- B. Consider approving the minutes of the Planning and Zoning Special Meeting held on Tuesday, November 29, 2022.

4. 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. ZONE CHANGE REQUEST: 110 HUNTERS LANE TO CHANGE FROM CSC TO MFR-M

- i Conduct a public hearing regarding a request for a zone classification change from a Community Shopping Center (CSC) Zoning District to a Multi-Family Residential – Medium Density (MFR-M) Zoning District for the property located at 110 Hunters Lane, Friendswood, Galveston County, Texas.
- ii Consider making a recommendation to City Council concerning a request for a zone classification change from a Community Shopping Center (CSC) Zoning District to a Multi-Family Residential – Medium Density (MFR-M) Zoning District for the property located at 110 Hunters Lane, Friendswood, Galveston County, Texas.

B. ZONE CHANGE REQUEST: 1376 W PARKWOOD AVE SUP TO ALLOW RELIGIOUS ORGANIZATIONS

- i Conduct a public hearing regarding a request for a Specific Use Permit (SUP) to allow for NAICS Use #8131 Religious Organizations (the underlying Single Family Residential (SFR) Zoning District will remain) for the property located at 1376 W. Parkwood Ave., Friendswood, Galveston County, Texas.
- ii Consider making a recommendation to City Council regarding a Specific Use Permit (SUP) to allow for NAICS Use #8131 Religious Organizations (the underlying Single Family Residential (SFR) Zoning District will remain) for the property located at 1376 W. Parkwood Ave., Friendswood, Galveston County, Texas.

C. ZONE CHANGE REQUEST: FM 2351/W EDGEWOOD DR FROM PUD TO SFR

- i Conduct a public hearing regarding a request for a zone classification change from Planned Unit Development (PUD) 2017-12 Zoning District to a Single Family Residential (SFR) Zoning District for a tract of land located on W. Edgewood Drive/FM 2351, being a 4.621 acre tract of land out of Lot Two (2), in Block One (1), of Friendswood, a subdivision out of the Sarah McKissick Survey, Abstract 151, in Friendswood, Galveston County, Texas.
- ii Consider making a recommendation to City Council regarding a request for a zone classification change from Planned Unit Development (PUD) 2017-12 Zoning district to a Single Family Residential (SFR) Zoning District for a tract located on W. Edgewood Dr/FM 2351, being a 4.621-acre tract of land out of Lot Two (2), in Block One (1), of Friendswood, a subdivision out of the Sarah McKissick Survey, Abstract 151, in Friendswood, Galveston County, Texas.

5. COMMUNICATIONS

- A. Receive the November 2022 DRC Report from staff, updates of City Council actions and ordinance considerations, and updates of Galveston County Consolidated Drainage District (GCCDD) actions.
- B. Receive Liaison and Commission Comments and Reports.
Notice is hereby given in accordance with Section 551.0415 of the Texas Government Code, the Planning and Zoning Commission of the City of Friendswood may receive reports about items of community interest from City staff and/or a member of the Commission, but no action or possible action shall be taken or discussed concerning the subject of such report, except as provided by Section 551.042 of the Texas Government Code.
- C. Announcement of the next Planning and Zoning Commission regular meetings for (i) Thursday, December 22, 2022 and (ii) Thursday, January 12, 2023.

6. ADJOURNMENT

PUBLIC NOTICE IS GIVEN THAT IN ADDITION TO ANY EXECUTIVE SESSION LISTED ABOVE, THE PLANNING AND ZONING COMMISSION RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME AS AUTHORIZED BY THE TEXAS GOVERNMENT CODE SECTIONS 551.071 - 551.090 TO DISCUSS ANY MATTERS LISTED ABOVE.

THE CITY OF FRIENDSWOOD IS COMMITTED TO COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT. REASONABLE ACCOMMODATIONS AND EQUAL ACCESS TO COMMUNICATIONS WILL BE PROVIDED UPON REQUEST. PLEASE CONTACT THE CITY SECRETARY'S OFFICE BY PHONE AT (281) 996-3270, FAX (281) 482-1634, OR CONTACT (281) 996-3270 VIA RELAY TEXAS AT 711

OR 1-800-735-2988 FOR TYY SERVICES. FOR MORE INFORMATION CONCERNING RELAY TEXAS,
PLEASE VISIT: [HTTP://RELAYTEXAS.COM](http://RELAYTEXAS.COM).

Becky Bennett

Becky Bennett
Development Coordinator

Leticia Brysch



Posted by: Leticia Brysch, City Secretary
Posted in compliance with the Texas Open Meetings Act this
5th day of December 2022, at 2:00 p.m.