



**PLANNING AND ZONING COMMISSION, REGULAR MEETING
THURSDAY, JANUARY 9, 2025 - 6:00 PM
COUNCIL CHAMBERS, CITY HALL
910 S. FRIENDSWOOD DR, FRIENDSWOOD, TX 77546**

AGENDA

1. CALL TO ORDER

2. COMMUNICATIONS FROM THE PUBLIC

In order 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 to 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 approval of the minutes of the Planning and Zoning Commission Special Meeting held Thursday, December 5, 2024.
- B. Consider approval of the minutes of the Planning and Zoning Commission Regular Meeting held Thursday, December 12, 2024.
- C. Consider approval of the Laurel Park Friendswood III Final Plat located at 214 S Friendswood Drive.
- D. Consider approval of the partial replat of Liberty Tree Estates located at 405 W Spreading Oaks Dr. and being 9.725 acres of land, all of Lot 2, Block 1, Liberty Tree Estates plat recorded in volume 18, map number 37, Galveston County Map Records, and all of that certain tract of land as described by deed recorded under Galveston County Clerk File Number 2015065797, out of the Sarah McKissick League, Abstract 151, City of Friendswood, Galveston County, Texas.

4. ACTION ITEMS

A. ZONE CHANGE REQUEST: 311 LAUREL

- i Conduct a public hearing regarding a request for a zone classification change located at 311 Laurel, .289 acres of land, more or less, being a part of Lot 16 of the Harvey and Stout Subdivision of Lots 6, 7, and 8, Block 2 of Friendswood Subdivision of the Sarah McKissick or J.P. Williams League of land, Friendswood, Galveston County, Texas, to change from Multi-Family Residential-Medium Density (MFR-M) to Downtown District (DD).
- ii Consider making a recommendation to City Council for the requested zone classification change located at 311 Laurel, .289 acres of land, more or less, being a part of Lot 16 of the Harvey and Stout Subdivision of Lots 6, 7, and 8, Block 2 of Friendswood Subdivision of the Sarah McKissick or J.P. Williams League of land, Friendswood, Galveston County,

Texas, to change from Multi-Family Residential-Medium Density (MFR-M) to Downtown District (DD).

- B. Consider approving the Wild Pines Preliminary Plat, 11.135 acres of land being all of a called 11.1350 acre tract as described by deed recorded under G.C.C.F. No. 2020067045 and being all of Lot 14, Einar Hoidale's Subdivision Plat Record 12, Map No. 9, G.C.M.R. Sarah McKissick League, A-151 B.B.B. & C.R.R. Co. Survey, Sec. 3, A-46 City of Friendswood, Galveston County, Texas, located generally at 400 Fence Post Rd.
- C. Consider approving the site plan for APA Designs to be located at 405 Laurel, Friendswood, Galveston County, Texas.

5. COMMUNICATIONS

- A. Receive information concerning the City Council's January 6th discussion of possible amendments to the Friendswood City Code concerning appeals to the City Council; reconsiderations of items; and/or regulations regarding landscaping and screening requirements.
- B. Announce the next Planning and Zoning Commission regular meetings for (i) Thursday, January 23, 2025, and (ii) Thursday, February 13, 2025.
- C. Receive the December 2024 DRC Report, Council Liaison updates concerning action taken by the City Council on Planning and Zoning related items, and Commissioner comments concerning items of community interest and/or requesting future agenda items.

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).



Approved for posting by:
Aubrey Harbin, LEED AP
Director of Community Development/City Planning



Posted by: Raquel Martinez, Deputy City Secretary
Posted in compliance with the Texas Open Meetings Act this
6th day of January 2025, at 5:00 P.M.