



**PLANNING AND ZONING COMMISSION, REGULAR MEETING
THURSDAY, JUNE 12, 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 approving the minutes of the Planning and Zoning Commission regular meeting held on Thursday, May 22, 2025.

4. ACTION ITEMS

- A. Consider approving a site plan amendment for Industry Park Friendswood Phase Two located at 4500 and 4552 FM 2351.
- B. Consider approving a site plan amendment for Dance Expressions located at 204 W Heritage Drive.
- C. Consider approving the site plan for Sterling Falls Venue to be located at 2600 S Friendswood Drive.
- D. Consider approving the preliminary plat of Falling Leaf Ranch, a subdivision of 122.007 acres of land out of those certain tracts boas described by deeds recorded under G.C.C.F. NO. 2023024935 and being a Replat of Lots 1-14, Block 2, Falling Leaf Dr., B-Bar Circle, and D-Bar Circle, Mustang Meadows Section One Plat Record 15, Map No. 14, G.C.M.R. B.B.B. & C.R.R. Co. Survey, A-46 Robert Hoppel Survey, A-83 City of Friendswood, Galveston County, Texas, to be generally located southeast of Stonewall Pass Lane, southwest of Baker Road, northeast of Janet Lane, and northwest of Wilderness Trails, Friendswood, Galveston County, Texas.

5. COMMUNICATIONS

- A. Announcement of the next Planning and Zoning Commission regular meetings for (i) Thursday, June 26, 2025, and (ii) Thursday, July 10, 2025.
- B. Receive the May 2025 DRC Report, the May 2025 Business 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 TTY 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, TRMC, City Secretary
Posted in compliance with the Texas Open Meetings Act this
9th day of June 2025, at 5:00 P.M.