



City of Sugar Land

Planning & Zoning Commission Minutes

Sugar Land City Hall
2700 Town Center
Boulevard North
Sugar Land, TX 77479

Thursday, July 9, 2026
Planning & Zoning Commission Meeting Minutes
City Council Chamber
6:00 PM

I. Attention

Members of the City Council, Board and/or Commission may participate in deliberations of posted agenda items through video conferencing means. A quorum of the City Council, Board and/or Commission will be physically present at the above-stated location, and said location is open to the public. Audio/Video of open deliberations will be available for the public to hear/view; and are recorded as per the Texas Open Meetings Act.

The meeting will live stream at <https://www.sugarlandtx.gov/1238/SLTV-16-Live-Video> or <https://www.youtube.com/watch?v=Jr6Xz7c4GB4>. Sugar Land Comcast/Xfinity Cable Subscribers can also tune-in on Channel 16.

II. Call to Order

QUORUM PRESENT

Mary Smith, Randall Halbrook, Apurva Parikh, Sapana Patel, Matthew Caligur, and Timothy Hart were present. Bradley Tilton attended virtually. Chuck Brown and Fareena Dawood were absent.

III. Public Comment

Pursuant to Texas Government Code section 551.007, citizens are permitted to address the City Council, Board, and/or Commission in person regarding matters posted for consideration or workshop on the agenda. Each speaker must complete a "Request to Speak" form and give it to the City Secretary or designee, prior to the beginning of the meeting.

Each speaker is limited to 3 minutes, speakers requiring a translator will have 6 minutes, regardless of the number of agenda items to be addressed. Comments or discussion by City Council, Board, and/or Commission members, will only be made at the time the subject is scheduled for consideration.

For questions or assistance, please contact the Office of the City Secretary (281) 275-2730.

No members of the public addressed the Commission.

IV. Minutes

A. MINUTES

Consideration of and action on the approval of the minutes of the June 25, 2026, meeting.

Linda Mendenhall, City Clerk

A motion to **Approve the June 25, 2026 meeting minutes**, was made by Matthew Caligur and seconded by Sapana Patel; the motion **Passed**.

Ayes: Mary Smith, Randall Halbrook, Apurva Parikh, Sapana Patel, Matthew Caligur, Timothy Hart, Bradley Tilton
Absent: Chuck Brown, Fareena Dawood

V. Subdivision Plat

A. RYEHILL SECTION FOUR FINAL PLAT

Consideration of and action on the Ryehill Section Four Final Plat.

Ethan Cantu, Principal Planner

Ethan Cantu, Principal Planner, gave a presentation, made comments, and answered questions from the Commission.

A motion to **Approve the Ryehill Section Four Final Plat.**, was made by Matthew Caligur and seconded by Sapana Patel; the motion **Passed**.

Ayes: Mary Smith, Randall Halbrook, Apurva Parikh, Sapana Patel, Matthew Caligur, Timothy Hart, Bradley Tilton

Absent: Chuck Brown, Fareena Dawood

B. LAKE POINTE GREEN SECTION ONE PRELIMINARY PLAT

Consideration of and action on the Lake Pointe Green Section One Preliminary Plat.

Emily Ercius, Planner II

Jessica Rodriguez, Assistant Director of Planning and Development Services, gave a presentation, made comments, and answered questions from the Commission.

A motion to **Approve the Lake Pointe Green Section One Preliminary Plat**, was made by Matthew Caligur and seconded by Sapana Patel; the motion **Passed**.

Ayes: Mary Smith, Randall Halbrook, Apurva Parikh, Sapana Patel, Matthew Caligur, Timothy Hart, Bradley Tilton

Absent: Chuck Brown, Fareena Dawood

VI. Reports

A. Planning and Zoning Commission Liaison Report

- City Council Meeting June 23, 2026
- City Council Meeting July 7, 2026

Mary Smith, Commissioner, & Timothy Hart, Commissioner

Mary Smith, Commissioner, attended and reported on the June 23, 2026. Timothy Hart, Commissioner, attended and reported on the July 7, 2026, meetings.

B. City Staff Report

- Calendar of Scheduled Meetings and Events

Lisa Kocich-Meyer, Director of Planning & Development Services

Lisa Kocich-Meyer, Director of Planning and Development Services, reported on the upcoming

scheduled meetings and events.

VII. Adjournment

A motion to **Adjourn at 6:26 p.m.**, was made by Matthew Caligur and seconded by Apurva Parikh; the motion **Passed**.

Ayes: Mary Smith, Randall Halbrook, Apurva Parikh, Sapana Patel, Matthew Caligur, Timothy Hart, Bradley Tilton

Absent: Chuck Brown, Fareena Dawood

Linda Mendenhall, City Clerk

