



# AGENDA ITEM SUMMARY FORM

**MEETING DATE:** September 4, 2025

**PREPARED BY:** Otis T. Spriggs, AICP, Director of Development Services

**AGENDA CONTENT:** Discussion and possible action on the Preliminary Plat of the Ashland Street Dedication Section 6 (Sapphire Springs Trail).

**AGENDA ITEM SECTION:** Regular Agenda

**BUDGETED AMOUNT:** N/A

**FUNDS REQUESTED:** N/A

**FUND:** N/A



**EXECUTIVE SUMMARY.** This is a request for approval of the Preliminary Plat of the Ashland Street Dedication Section 6 (Attachment 1). The subject property is located within the City of Angleton ETJ between FM 521 and SH 288 and north of Hwy. 523, as part of a development agreement and SPA (Strategic Partnership Agreement), which establishes standards for the Ashland Development. Ashland Development is part of a Strategic Partnership Agreement within MUD-82 (April 29, 2024), and also a Development Agreement executed with the City on June 6, 2023.

For roads, the construction of which are governed by the pending development agreement between City and developer, County and City shall jointly coordinate and cross-reference construction standards to verify that the roads are constructed to meet or exceed County standards.

## Staff and City Engineering Review:

The Preliminary Plat of the Ashland Street Dedication Section 6 was forwarded to the City Engineer, who submitted the textual comments that were later corrected by the applicant in the attached response letter.

### Sheet 1 of 2

1. Include City Secretary signature line and text.

**Response: Plat has been updated. Please see updated plat.**

2. A metes and bounds legal description will be required for final plat.

**Response: Plat has been updated. Please see updated plat.**

The City Engineer has forwarded the *letter-of-no-objection (attached)* clearing all of the above comments. Due to new agenda posting deadlines the final letter was later received. Note that the City Engineer requested that the applicant submit a more current Concept Plan. **Staff welcomes any comments or input on any and all changes to the Ashland Concept Plan, which tracks all future phases.**

## Recommendation

The Planning and Zoning Commission should approve the preliminary plat for Ashland Street Dedication 6, and forward it to the City Council for final action and consideration.