

Montgomery Planning and Zoning Commission  
**AGENDA REPORT**

<b>Meeting Date:</b> June 4, 2024	<b>Budgeted Amount:</b> N/A
<b>Department:</b> Administration	<b>Prepared By:</b> DMc

**Subject**

Preliminary review and discussion of a proposed 75-acre single family residential development along Lone Star Bend.

**Recommendation**

Listen to the presentation and discuss ideas with the development representatives.

**Discussion**

The city was approached about a potential SF residential development just outside the city limits on the eastern side of the city. The majority of the property in Conroe's ETJ, with a small portion in Montgomery's ETJ. The owner is reviewing jurisdictional options for development:

- Remain in Conroe ETJ, look to nearby MUD/water district for water service
- Request annexation by Montgomery, obtain utilities from City

The owner/developer's representative(s) will be at the meeting to provide an overview of the project and provide more detail. The developer is interested in getting the Commission's initial feedback on the project to help them determine their options.

**Approved By**

Director Planning & Development Assistant City Administrator	Dave McCorquodale	Date: 05/30/2024
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