

**Meeting Minutes  
City of League City  
Planning and Zoning Commission  
Regular Meeting, Monday, August 4, 2025  
Council Chambers, 200 W. Walker Street, League City, TX 77573**

**1. Call to Order and Roll Call of Members**

Paul Maaz, Chair, called the meeting to order at 6:00 p.m.

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**4. Public Hearing and Action Items**

- A. Hold a public hearing and make a recommendation to City Council on a Special Use Permit Application, SUP-24-0005 (Marina Bay Drive Carwash), to allow a car wash on approximately 1.31 acres zoned "CG" (General Commercial), generally located along the west side of Marina Bay Drive (FM 2094) approximately 300 feet north of the intersection of Marina Bay Drive (FM 2094) and Davis Road, with the address of 2464 Marina Bay Drive (FM 2094).

Mark Linenschmidt, Planning Manager, gave a presentation on behalf of the City of League City.

Adil Zahir Maknojia, Makmo Design representing the owner, gave a presentation on the requested site update.

Mr. Maaz opened the public hearing at 6:10 p.m.

No one spoke at the public hearing.

Mr. Maaz closed the public hearing at 6:10 p.m.

There was a brief discussion regarding traffic and access to the site.

Ms. Arnold made a motion to recommend approval of a Special Use Permit Application, SUP-24-0005 (Marina Bay Drive Carwash), per staff's recommendations.

Ms. Mertens seconded the motion.

The motion passed by a vote of 7-1-0.

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**6. Adjournment**

Mr. Maaz adjourned the meeting at 6:46 p.m.