



## New & Active Annexation, Zoning, and Specific Use Permits (SUPs)

09/10/2025

*Please note that projects are subject to change while under review.*

Please contact the **Planning Staff Contact** named for a project with questions about that project.

Lauren Mecke	<a href="mailto:lmecke@annatexas.gov">lmecke@annatexas.gov</a>	(972) 924-2616
Everett Johnson	<a href="mailto:ejohnson@annatexas.gov">ejohnson@annatexas.gov</a>	(972) 924-2616

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**Project:** Shadowbend, Block A, Lot 4, Site Plan (7-11)

**Project Number:** SP 25-0018

**Owner:** Three Bad Hombres

**Project Description:** A convenience store with fuel pumps on 1.6± acres on the northwest corner of the intersection of N. Powell Parkway (N. State Highway 5) and W. Rosamond Parkway. Zoned Planned Development/Local Commercial (PD/C-1) (Ord. No. 797-2018)

**Project Contact:** Keyur Rathod, (469) 331-8566 Ext. 123, [keyur@triangle-engr.com](mailto:keyur@triangle-engr.com)

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 *Planning and Zoning Commission Meeting*

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**Project:** Anna Ranch Phase 2 Final Plat

**Project Number:** FP 25-0015

**Owner:** Sumeer Homes, Inc.

**Project Description:** 177 Single-Family 6.0 residential lots and 12 Homeowners Association lots on 47.1± acres on the northeast corner of County Road 422 and E. Foster Crossing Road. Zoned Planned Development/Single-Family Residential 60 (PD/SF-60) (Ord. No. 1088-2023-12)

**Project Contact:** Jaison Stephen, (214) 803-2139, [jstephen@lja.com](mailto:jstephen@lja.com)

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 *Planning and Zoning Commission Meeting*

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**Project:** Anna Ranch Phase 1C Amending Plat

**Project Number:** AP 25-0003

**Owner:** Kendall Hamrick

**Project Description:** 68 residential lots and five Homeowners Association lots on 17.1± acres on the northeast corner of Gardendale Hollow Lane and Burlington Crest Trail. Zoned Planned Development/Single-Family Residential 60 (PD/SF-60) (Ord. No. 323-2007).

**Project Contact:** Brighton Yau, (214) 451-0873, [byau@lja.com](mailto:byau@lja.com)

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** *staff approved*

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**Project:** Crystal Park Amenity Center Site Plan

**Project Number:** SP 25-0019

**Owner:** Bloomfield Homes, LP

**Project Description:** A community center, private, on 1.3± acres on the northwest corner of Pearl Road and Citrine Lane. Zoned Planned Development/Single-Family Residential 7.2 (PD/SF-7.3) (Ord. No. 969-2022)

**Project Contact:** Cody Johnson, (972) 201-3100, cody.johnson@johnsonvolk.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 Planning and Zoning Commission Meeting

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**Project:** BG Downtown Anna PSP & PP

**Project Number:** PSP 25-0008, PP 25-0018

**Owner:** Brown & Griffin Real Estate Advisors, LP

**Project Description:** Two restaurant buildings and one accessory building on one lot on 2.8± acres on the southeast corner of N. Powell Parkway and W. Seventh Street. Zoned Downtown-Core (DT-CE).

**Project Contact:** Delanie Powell, (214) 762-4613, delanie.powell@spiarsengineering.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 Planning and Zoning Commission Meeting

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**Project:** Integrity First Site Plan

**Project Number:** SP 25-0016

**Owner:** Texas Bank

**Project Description:** Auto Repair, Light on 0.9± acres on the northeast corner of W. White Street and Victoria Falls Drive. Zoned Planned Development/General Commercial district. (PD/C-2) (Ord. 119-2003)

**Project Contact:** Tyler Adams, (214) 810-4535, tyler@gldevco.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** Staff Approved

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**Project:** Meadow Vista Phase 4 Preliminary Plat

**Project Number:** SP 25-0019

**Owner:** Bloomfield Homes

**Project Description:** 159 Single-Family Residential (SF-60) lots, 10 Single-Family Residential (SF-7.2) lots, and five Homeowner's association lots located on 43.7± acres on the Northwest corner of Ferguson Parkway and Bellwether Drive. Zoned Planned Development/Single-Family Residential 6.0(PD/SF-6.0) (Ord. No. 839-2019)

**Project Contact:** Shelby Schoech, (214) 620-2770, sschoech@lja.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 Planning and Zoning Commission Meeting

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**Project:** Parks at Foster Crossing Phase 2 Final Plat

**Project Number:** FP 25-0014

**Owner:** Meritage Homes of Texas, LLC

**Project Description:** 78 Single-Family Residential (SF-60) lots, 117 Single-Family Residential (SF-72) lots, 44 Single-Family Residential Zero lot line (SF-Z) lots, and two Homeowner's association lots located on 48.3± acres on the north side of Zion Road, 1,100± feet east of Caroline Street. Zoned Planned Development/Single-Family Residential Zero Lot Line/Single-Family Residential 7.2/ Single-Family Residential 60 (PD/SF-Z/SF-7.2/SF-60) (Ord. No. 1054-2023-06).

**Project Contact:** Eric Seeley, (214) 673-8869, eric@lincolnce.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 Planning and Zoning Commission Meeting

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**Project:** Perez Addition Development Plat

**Project Number:** DP 25-0005

**Owner:** Ramon Perez

**Project Description:** Single-Family Residential on 1.5± acres on the west side of County Road 376, 550± feet north of Grasshopper Lane. Located in the ETJ

**Project Contact:** Lori Osborne, (903) 364-2916, wkirbyconst19@gmail.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** Staff Approved

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**Project:** 13970 CO 480 Addition, Block A, Lot 1 Development Plat

**Project Number:** DP 25-0005

**Owner:** David & Karen Surdukan

**Project Description:** Single-Family Residential on 20.0± acres on the east side of County Road 480, 3,400± feet north of FM 2862. Located in the ETJ

**Project Contact:** David Surdukan, (972) 924-8200, david@surdukansurveying.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** Staff Approved

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**Project:** Home Depot, Block A, Lot 13, Site Plan (Waffle House)

**Project Number:** SP 25-0017

**Owner:** Waffle House

**Project Description:** A restaurant on one lot on 0.6± acres on the southeast corner of US Highway 75 and Hackberry Drive. Zoned Regional Commercial (C-2) (Ord. No. 1067-2023-08)

**Project Contact:** Matt Silva, (770) 500-2638, mattsilva@wafflehouse.com

**Planning Staff Contact:** Everett Johnson

**Scheduled for:** 10/06/2025 Planning and Zoning Commission Meeting