

**MINUTES OF
REGULAR BOARD OF ADJUSTMENTS MEETING
CITY OF TOMBALL, TEXAS**

THURSDAY, MARCH 12, 2020



6:00 P.M.

- 1.0 The meeting was called to order by Chairman Billy Hemby at 6:01 p.m. Other members present were:

Board Member Jarmon Wolfe
Board Member Christine Roquemoire
Board Member April Gray
Board Member Susan Harris

Others present:

Craig Meyers - Community Development Director
Amelia Lindley - City Planner
Wesley Stolz - City Engineer
Loren Smith – City Attorney

- 1.1 Craig Meyers, Community Development Director, announced Re-Appointments for Board of Adjustments Members: Christine Roquemoire and April Gray.

Election of Chair and Vice Chair

Board Member Wolfe made a motion, second by Board Member Roquemoire, to nominate Billy Hemby for the position of Chairman.

Motion carried unanimously.

Board Member Roquemoire made a motion, second by Board Member Gray, to nominate Jarmon Wolfe for the position of Vice Chairman.

Motion carried unanimously.

- 2.0 No Public Comments were received

- 3.0 Craig Meyers, Community Development Director, announced the following:

- There will not be a Board of Adjustments meeting in April, 2020.

Motion was made by Board Member Wolfe, second by Board Member Harris, to approve the following Special Exception request of **BOA Case P20-021**:

- Section 50-82(b) (*Use Charts*) of the Code of Ordinances to allow 175 parking stalls where up to 470 parking stalls are required.

Vote was as follows:

Chairman Hemby	<u>Aye</u>
Board Member Wolfe	<u>Aye</u>
Board Member Roquemore	<u>Nay</u>
Board Member Gray	<u>Aye</u>
Board Member Harris	<u>Aye</u>

Motion Carried; 4 votes Aye, 1 vote Nay.

Motion was made by Board Member Wolfe, second by Board Member Gray, to approve the Variance request of **BOA Case P20-021**, with the following conditions:

- Second story windows shall be a minimum of 7' from the floor.
- A 7' fence shall be installed along the north and west property line.

Vote was as follows:

Chairman Hemby	<u>Aye</u>
Board Member Wolfe	<u>Aye</u>
Board Member Roquemore	<u>Aye</u>
Board Member Gray	<u>Aye</u>
Board Member Harris	<u>Aye</u>

Motion carried unanimously.

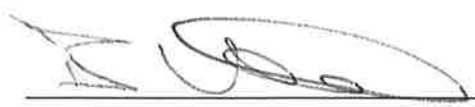
6.0 Motion was made by Board Member Wolfe, second by Board Member Harris, to adjourn.

Motion carried unanimously.

The meeting adjourned at 6:45 p.m.

PASSED AND APPROVED this 11th day of June, 2020.


Amelia Lindley
City Planner/Board Secretary


Billy Hemby
Chairman

- 4.0 Motion was made by Board Member Harris, second by Board Member Gray, to approve the Minutes of Special Board of Adjustments Meeting of February 13, 2020.

Motion carried unanimously.

5.0 New Business:

- 5.1 Consideration to approve **BOA Case P20-021**: Request by Jorge Campos, with TCG Capital LLC, for special exceptions from Section 50-82(b) (*Use Charts*) of the Code of Ordinances to allow 175 parking stalls where up to 470 parking stalls are required, Section 50-112 (*Off-street parking and loading requirements*) to allow for 8' wide parking stalls where a minimum of 9' wide parking stalls are required, Section 50-113 (*Landscape requirements*) to allow for a 7.95% landscaped area where a minimum 15% of the front yard and 7.5% of the total side are required to be landscaped, and for a variance from Section 50-77 (*Commercial District*) to allow for a 10' rear yard setback where a 66' setback is required for an *amusement, commercial (indoor)* facility. The project site is approximately 3 acres, generally located on the north side of Theis Lane, across from Pine Meadows subdivision, is zoned Commercial District and legally described as Lots 1 & 2, Block 1 Theis Road Warehouses.

The Public Hearing was opened by Chair Hemby at 6:04 p.m.

Amelia Lindley, City Planner, presented the case and recommendation.

Applicant, Jorge Campos (9303 Stafford Place, Tomball, TX 77375) spoke on behalf of the case.

Dennis Faske (12815 Pine Meadows, Tomball, TX 77375) spoke in opposition of the case.

Quentin Blanchard (1850 S. Cherry Street, Tomball, TX 77375) spoke in opposition of the case.

Rob Hauck (1820 S. Cherry Street, Tomball, TX 77375) spoke in support of the case.

Matthew Fank (1850 S. Cherry Street, Tomball, TX 77375) spoke in opposition of the case.

Kathleen Hauck (1820 S. Cherry Street, Tomball, TX 77375) spoke in support of the case.

Hearing no additional comments, the Public Hearing was closed at 6:23 p.m.