

**NOTICE OF
SPECIAL BOARD OF ADJUSTMENTS MEETING
CITY OF TOMBALL, TEXAS**

THURSDAY, JULY 21, 2011



6:30 P.M.

Notice is hereby given of a meeting of the Board of Adjustments, to be held on **Thursday, July 21, 2011 at 6:30 p.m.**, at City Hall, 401 Market Street, Tomball, Texas 77375, for the purpose of considering the following agenda items. All agenda items are subject to action. The Board of Adjustments reserve the right to meet in a closed session for consultation with attorney on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

- 1.0 Call to Order
- 2.0 Public Comments and Receipt of Petitions *(At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law.)*
- 3.0 Approval of the Minutes of Special Board of Adjustments Meeting of May 19, 2011.
- 4.0 New Business:
 - 4.1 Consideration and Possible Action Regarding **BOA Case P11-336**: Request by Philip O'Sullivan, on behalf of Rose Land Ventures LLC, for five variances from the terms of the City of Tomball Code of Ordinances related to the proposed construction of two duplexes. Variances requested include (1) a 15 foot front yard setback along Mechanic Street where a 20 foot front yard setback is required by Section 34.4.B.4, (2) a 15 foot front yard setback along Timkin Road where a 20 foot front yard setback is required by Section 34.4.B.4, (3) a 0 foot front yard setback at the southern terminus of Ash Street where a 20 foot front yard setback is required by Section 34.4.B.4, (4) a 0 foot side yard setback along Ash Street where a 10 foot side yard setback is required by Section 34.4.B.6, and (5) a minimum lot depth of 0 feet for two proposed lots where a minimum lot depth of 100 feet is required by Section 34.4.A.3. The project site is legally described as Lot 25, Block 82, Kana Industrial Park and a 7,827.73 square foot portion of abandoned Ash Street right-of-way. The site is generally located between Mechanic Street and Timkin Road, west of Ash Street within the Old Town & Mixed Use District.
 - Conduct a Public Hearing on **BOA Case P11-336**

5.0 Adjournment

C E R T I F I C A T I O N

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall; City of Tomball, Texas, a place readily accessible to the general public at all times, on the 18th day of July 2011 by 5:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Brandy Pate
Brandy Pate
Senior Administrative Assistant
Secretary of the Board

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please feel free to contact the City Secretary's office at (281) 290-1002 or FAX (281) 351-6256 for further information. AGENDAS MAY ALSO BE VIEWED ONLINE AT www.ci.tomball.tx.us.