

**NOTICE OF
REGULAR PLANNING & ZONING COMMISSION MEETING
CITY OF TOMBALL, TEXAS**

MONDAY, DECEMBER 8, 2014



6:00 P.M.

Notice is hereby given of a meeting of the City of Tomball Planning & Zoning Commission, to be held on Monday, December 8, 2014 at 6:00 p.m., City Hall, 401 Market Street, Tomball, Texas 77375, for the purpose of considering the following agenda items. All agenda items are subject to action.

- 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 Commission 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 Reports and Announcements
- 4.0 Consideration to Approve the Minutes of the Regular Planning and Zoning Commission Meeting of November 10, 2014.

Discussion/Action of the Following Items:

- 5.0 New Business:
 - 5.1 Consideration to approve **PRELIMINARY PLAT OF R & R ESTATE**: Being a subdivision of 1.410 acre, located in the Joseph House Survey, A-34, Harris County, Texas and being that same tract as described under H.C.C.F No. F401537.
 - 5.2 Consideration to approve **PINE COUNTRY OF TOMBALL, SECTION TWO, RESERVE "A" REPLAT**: A residential subdivision of 2.0000 acres located in the Chauncey Goodrich Survey A-311 City of Tomball, Harris County, Texas being a replat of Reserve "A" of Pine Country of Tomball ~ Section Two, an addition in Harris County, Texas, according to the map or plat thereof recorded under Film Code No. 628282 of the Map Records of Harris County, Texas.
 - 5.3 Consideration to approve **MOH DALI DEVELOPMENT**: A subdivision of 5.7965 acres situated in the Jesse Pruitt Survey, A-629 being a replat of Lot 1, Block 1 of Hufsmith-2978 as recorded under Film Code No. 620122 Map Records of Harris County Harris County, Texas.

- 5.4 Consideration to approve **REPLAT: GUSMERI HOME**: A replat of Lots 37 and 38 into New Lot 37 in Block 90 of Revised Map of Tomball, an addition in Harris County, Texas, according to the map or plat thereof recorded in Volume 4, Page 25, of the Map Records of Harris County, Texas. Said Block 90 lying in the Ralph Hubbard Survey (A-383).
- 5.5 Consideration to approve **GATEWAY BUSINESS PARK**: A subdivision of 2.9894 acres Triangular-shaped tract of land situated in the Joseph House Survey, Abstract No. 20, Montgomery County, Texas.
- 5.6 Consideration to approve **FINAL PLAT STANOLIND FIRE STATION**: A 2.2277 acre tract of land being out of a called 28.25 acre tract recorded under Harris County Clerk's File No. Y532630 in the Joseph Miller Survey, Abstract No. 50 City of Tomball, Harris County, Texas.
- 5.7 Consideration to approve **ZONING CASE P14-227**: Request by Nancy Gomez, on behalf of Nancy Gomez Revocable Living Trust, for a Conditional Use Permit to operate a gymnastics school which is classified in Chapter 50 (Zoning) of the Tomball Code of Ordinances as a "Dance/Drama/Music School." The property is approximately 2.46 acres, is legally described as Tract 42B, Tomball Outlots, is generally located between Ulrich Road and Rudolph Road, north of East Hufsmith Road, and is located in the Single-Family Estate Residential-20 District.
- Conduct Public Hearing on **ZONING CASE P14-227**
- 5.8 Consideration to approve **ZONING CASE P14-232**: Request by Pamela Castelain to amend Chapter 50 (Zoning) of the Tomball Code of Ordinances by rezoning approximately 1.13 acres of land, legally described as Tract 7D-3, Abstract 34, Joseph House Survey, within the City of Tomball, Harris County, Texas, generally located south of Baker Drive, west of State Highway 249, from the Multifamily Residential District to the Commercial District.
- Conduct Public Hearing on **ZONING CASE P14-232**
- 5.9 Consideration to approve **ZONING CASE P14-239**: Request by the City of Tomball to amend Section 50-82(b) ("Use Charts") of the Tomball Code of Ordinances.
- Conduct Public Hearing on **ZONING CASE P14-239**
- 6.0 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 **4th** day of **December 2014** by 5:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Amelia Vasquez
Amelia Vasquez
Board Secretary

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.