

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

MONDAY, SEPTEMBER 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, September 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 August 11, 2014.

Discussion/Action of the Following Items:

- 5.0 New Business:
 - 5.1 Consideration to approve **FINAL PLAT OF JTS SUBDIVISION**; A Subdivision of 6.4411 acres of land situated in the John M. Hooper Survey, Abstract Number 375, of Harris County, Texas, and being out of and part of a called 6.598 acres as described in deed recorded in Clerk's File Number S026292 of the Real Property Records of Harris County, Texas.
 - 5.2 Consideration to approve **SPRING CREEK COUNTY HISTORICAL ASSOCIATION**; A Subdivision of 2.7064 acres of land out of the Joseph House Survey, Abstract 34, City of Tomball, Harris County, Texas. Being a Replat of Lots 1,2 and 9-16, Block 48 and Lots 4-6 and the Southwesterly 20' of Lot 3, Block 102 of the revised map of Tomball Volume 4, Page 25 M.R.H.C. and Lots 7A and 8A of "Abbreviated Plat" 7A and 8A film code number 598155 M.R.H.C.

- 5.3 Consideration to approve **ZONING CASE P14-145:** Request by TNRG Development LLC, on behalf of Frank P. Fontana, to amend the City's Zoning Ordinance by rezoning approximately 20.64 acres of land, legally described as Tracts 4H-1 and 4L-2, Abstract 632, C.N. Pillot, within the City of Tomball, Harris County, Texas, generally located west of South Cherry Street, north of Holderrieth Road, from the General Retail District to the Light Industrial District.

- Conduct a Public Hearing on **ZONING CASE P14-145**

- 5.4 Consideration to approve **ZONING CASE P14-153:** Request by Southern Knights Inc. to amend the City's Comprehensive Plan by altering the Future Land Use of approximately 4.31 acres of land, legally described as Tract 2, Howe Tract, within the City of Tomball, Harris County, Texas, generally located between Michel Road and Theis Lane, west of Johnson Road, from High Density Residential to Employment/Office.

- Conduct a Public Hearing on **ZONING CASE P14-153**

- 5.5 Consideration to approve **ZONING CASE P14-154:** Request by Southern Knights Inc. to amend the City's Zoning Ordinance by rezoning approximately 4.31 acres of land, legally described as Tract 2, Howe Tract, within the City of Tomball, Harris County, Texas, generally located between Michel Road and Theis Lane, west of Johnson Road, from the Duplex District to the Commercial District.

- Conduct a Public Hearing on **ZONING CASE P14-154**

- 5.6 Consideration to approve **ZONING CASE P14-159:** Request by the City of Tomball to amend Section 38.2 ("Use Charts") of the City's Zoning Ordinance to allow "Dance/Drama/Music Schools (Performing Arts, Martial Arts)" with a Conditional Use Permit in the Agricultural, Single-Family Estate Residential-20, Single-Family Residential-9, Single-Family Residential-6, Duplex, Multi-Family, and Manufactured Home Park Districts.

- Conduct a Public Hearing on **ZONING CASE P14-159**

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 **3rd** day of **September 2014** by 5:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Doris Speer
Doris Speer
City 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.