

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

MONDAY, JANUARY 13, 2014



6:00 P.M.

1.0 Call to Order

The meeting was called to order by Chair Tague at 6:03 p.m. Other members present were:

Commissioner Torres
Commissioner Roquemore
Commissioner Beauvais

Commissioner Anderson – Excused Absence

Others present:

Community Development Director – Craig Meyers
City Engineer – Lori Lakatos
City Planner – Rebeca Guerra
Assistant City Planner – Rodney Schmidt
City Attorney – Loren Smith
Senior Administrative Assistant – Brandy Pate

2.0 The following Public Comments were received:

Letter from Monique Dermaux of 2531 S. Cherry Street, expressing her concerns regarding the lack of progress on non-conforming lot regulations was read into the record.

3.0 Lori Lakatos, City Engineer announced Commissioner Anderson’s recent appointment to the Planning and Zoning Commission.

4.0 Motion was made by Commissioner Torres to approve the Minutes of the Regular Planning and Zoning Commission Meeting of December 9, 2013; second by Commissioner Roquemore.

Motion carried unanimously.

5.0 Old Business:

- 5.1 Consideration to approve **ZONING CASE P13-148**: Request by the City of Tomball to amend Section 34.4 (“Area Regulations for Residential Uses”) of the City’s Zoning Ordinance (Ordinance No. 2008-01) by creating non-conforming lot regulations for lots within that portion of the Old Town Area bounded by Fannin Street, Houston Street, the railroad tracks, and Pine Street, and including the lots that front on Fannin Street and Houston Street adjacent to such portion.

Rebeca Guerra, City Planner presented the staff report.

Zoning Case P13-148 was tabled at the regular Planning & Zoning Commission meeting of October 14, 2013 with a motion for approval made by Commissioner Beauvais; second by Commissioner Walicki.

Vote on January 13, 2014 was as follows:

Commissioner Torres	<u>Aye</u>
Commissioner Beauvais	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Tague	<u>Nay</u>

Motion carried; 3 votes Aye, 1 vote Nay.

6.0 New Business:

- 6.1 Consideration to approve **MINOR PLAT OF DANIELS I**; Being a subdivision of 0.161 acre of land situated in the W. Hurd Survey, Abstract Number 371, Harris County, Texas and being a Replat of Lots 20 and 21, in Block 63 of the Tomball Townsite, a subdivision in Harris County, Texas, according to the map or plat thereof recorded in Volume A, Page 25 of the Map Records of Harris County, Texas.

Lori Lakatos, City Engineer presented comment recommendations.

Motion was made by Commissioner Torres; second by Commissioner Beauvais to approve; with contingencies, **MINOR PLAT OF DANIELS I**. Vote was as follows:

Commissioner Torres	<u>Aye</u>
Commissioner Beauvais	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Tague	<u>Aye</u>

Motion carried; 4 votes Aye, 0 votes Nay.

- 6.2 Consideration to approve **MINOR PLAT OF DANIELS II**; Being a subdivision of 0.161 acre of land situated in the W. Hurd Survey, Abstract Number 371, Harris County, Texas and being a Replat of Lots 41 and 42, in Block 64 of the Tomball Townsite, a subdivision in Harris County, Texas, according to the map or plat thereof recorded in Volume A, Page 25 of the Map Records of Harris County, Texas.

Lori Lakatos, City Engineer presented comment recommendations.

Motion was made by Commissioner Roquemore; second by Commissioner Beauvais to approve; with contingencies, **MINOR PLAT OF DANIELS II**. Vote was as follows:

Commissioner Torres	<u>Aye</u>
Commissioner Beauvais	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Tague	<u>Aye</u>

Motion carried; 4 votes Aye, 0 votes Nay.

- 6.3 Consideration to approve **WELLING OWENS QUADRUPLICES**: Being a Replat of Outlots 104, 103, and 98 of Tomball Townsite, City of Tomball, recorded under Vol. 2, Pg. 65 of the Harris County Map Records located in the Ralph Hubbard Survey, Abstract 383, Harris County, Texas.

Lori Lakatos, City Engineer presented comment recommendations.

Motion was made by Commissioner Torres; second by Commissioner Roquemore to approve; with contingencies, **WELLING OWENS QUADRUPLICES**. Vote was as follows:

Commissioner Torres	<u>Aye</u>
Commissioner Beauvais	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Tague	<u>Aye</u>

Motion carried; 4 votes Aye, 0 votes Nay.

- 7.0 Motion was made by Commissioner Torres to adjourn; second by Commissioner Roquemore.

Motion carried unanimously.

Meeting adjourned at 6:28 p.m.

PASSED AND APPROVED this 10th day of March 2014.

Brandy Pate
Brandy Pate
P&Z Commission Secretary

Barbara Tague
Barbara Tague
Chairman