

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

MONDAY, NOVEMBER 11, 2013



6:00 P.M.

Notice is hereby given of a meeting of the City of Tomball Planning & Zoning Commission, to be held on Monday, November 11, 2013 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 October 14, 2013.

Discussion/Action of the Following Items:

- 5.0 New Business:
 - 5.1 Consideration to approve **TOMBALL SOUTH COMMERCIAL NO. 2**; Being a subdivision of a 14.8086 acre tract of land situated in the Elizabeth Smith Survey, Abstract Number 70, of Harris County, Texas, out of and a part of a tract described in deed recorded in Clerk's File Number 20070269548 of the Real Property Records of Harris County, Texas; said 14.8086 acre subdivision being a Replat of all of Lot 1 and Restricted Reserve C, both in Block One of Tomball South Commercial, a subdivision according to the map or plat thereof recorded in Volume 632, Page 199 of the Map Records of Harris County, Texas.
 - 5.2 Consideration to approve **PRELIMINARY PLAT TUCKER MEADOWS**; A subdivision of 4.6756 acre tract, being comprised of 4.3285 acre tract and 0.5000 acre tract situated in Chauncey Goodrich Survey, Abstract 311, Harris County, Texas.
 - 5.3 Consideration to approve **FINAL PLAT TUCKER MEADOWS**; A subdivision of 4.6756 acre tract, being comprised of 4.3285 acre tract and 0.5000 acre tract situated in Chauncey Goodrich Survey, Abstract 311, Harris County, Texas.

- 5.4 Consideration to approve **RALEIGH CREEK SECTION ONE PARTIAL REPLAT NUMBER ONE**; A subdivision of 0.2519 acres, being a Replat of Lot 6, Block 6 of Raleigh Creek Section One, as recorded in Film Code No. 656125 H.C.M.R., and situated in the Joseph Miller Survey, Abstract Number 50, Harris County, Texas.
- 5.5 Consideration to approve **RALEIGH CREEK SECTION ONE REPLAT PARTIAL REPLAT NUMBER TWO**; A subdivision of 1.2774 acres, being a Replat of Reserve “A”, Block 2 and Reserve “B”, Block 1, of Raleigh Creek Section One, as recorded in Film Code No. 656125 H.C.M.R., and situated in the Joseph Miller Survey, Abstract Number 50, Harris County, Texas.
- 5.6 Consideration to approve **RALEIGH CREEK SECTION TWO**; A subdivision of 26.1150 acres, being a Replat of Reserve “J” and Reserve “I” of Raleigh Creek Section One, as recorded in Film Code No. 656125 H.C.M.R., and situated in the Joseph Miller Survey, Abstract Number 50, Harris County, Texas.
- 5.7 Consideration to approve **ZONING CASE P13-157**: Request by Jackie Moon, on behalf of Breaux Properties, LTD, to amend the City’s Zoning Ordinance by rezoning approximately 8.55 acres of land, legally described as Lot 1, Block 3, Hirschfield Farms (Unrecorded); Lot 2, Block 3, Hirschfield Farms (Unrecorded); Lot 3, Block 3, Hirschfield Farms (Unrecorded); 0.1246 acres being a residue of a called 2.8805 acre tract as described in Harris County Clerk's File Number J-90408O; 1.5918 acres being a residue of a called 3.5864 acre tract as described in Film Code Number 119-48-0065, Harris County Clerk's File; Lot 1, Block 1, Hirschfield Farms (Unrecorded); Lot 5, Block 1, Final Plat of Parkway Oasis; and being a portion of Lot 1, Block 1, Final Plat of Parkway Oasis Replat No. 1, according to the map or plat recorded in Film Code No. 635087 of the Harris County Map Records, as recorded under Harris County Clerk's File No. 20070358349; within the City of Tomball, Harris County, Texas, generally located northerly and southerly of Hirschfield Road, between State Highway 249 and State Highway 249 Expressway, from the General Retail and Agricultural Districts to the Planned Development - 5 District to facilitate the expansion of Breaux Machine Works.
- Conduct a Public Hearing on **ZONING CASE P13-157**
- 5.8 Consideration to approve **ZONING CASE P13-158**: Request by Stutts Cox Builders, Inc., on behalf of Ronald and Amy Haffner, to amend the City’s Zoning Ordinance by rezoning approximately .68 acres of land, legally described as Lot 2, Block 2, Brown-Hufsmith Commercial within the City of Tomball, Harris County, Texas, generally located southerly of Brown-Hufsmith Road between State Highway 249 and Quinn Road, from the Planned Development - 1 District to the Office District.
- Conduct a Public Hearing on **ZONING CASE P13-158**

5.9 Consideration to approve **ZONING CASE P13-161**: Request by the City of Tomball to amend Section 38.2 (“Use Charts”) of the City’s Zoning Ordinance by allowing a “Residential Use” with a Conditional Use Permit in the Office District.

- Conduct a Public Hearing on **ZONING CASE P13-161**

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 **7th** day of **November 2013** 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
P&Z Commission Secretary
Senior Administrative Assistant

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.