

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

MONDAY, NOVEMBER 12, 2012



6:00 P.M.

1.0 Call to Order

The meeting was called to order by Chairman Wallace at 6:00 p.m. Other members present were:

Commissioner Tague
Commissioner Chervenak
Commissioner Roquemore
Commissioner Beauvais

Others present:

City Engineer – Lori Lakatos
City Planner – Rebeca Guerra
Assistant City Planner – Rodney Schmidt
Engineering & Planning Senior Administrative Assistant – Brandy Pate
City Attorney – Loren Smith

2.0 No public comments were received

3.0 No reports or announcements were heard.

4.0 Motion was made by Commissioner Tague to approve the Minutes of the Regular Planning and Zoning Commission Meeting of October 8, 2012; second by Commissioner Beauvais.

Motion carried unanimously.

5.0 New Business:

- 5.1 Consideration to approve **FINAL PLAT OF VALLEY TREE SUBDIVISION**: A 16.9782 acre Tract of Land Situated in the John S. Smith Survey, Abstract No. 730, in Harris County, Texas, Being out of a certain 21.9206 Acre Tract; Being part of a 52.0 Acre Tract described in Volume 1720, Page 43 of the Harris County Deed Records, Harris County, Texas.

Lori Lakatos, Acting City Engineer presented comment recommendations.

Commissioner Chervenak made a motion to approve **FINAL PLAT OF VALLEY TREE SUBDIVISION**; second by Commissioner Roquemore.

Motion carried unanimously.

- 5.2 Consideration to approve **REPLAT OF THE FINAL PLAT RESERVE AT SPRING LAKE SECTION ONE**: Being 221.2020 Acres located in the Joseph Miller League, A-50 W.H. Clemens Survey, A-1641 Harris County, Texas City of Tomball, Texas.

Lori Lakatos, Acting City Engineer presented comment recommendations.

Commissioner Chervenak made a motion to approve **REPLAT OF THE FINAL PLAT RESERVE AT SPRING LAKE SECTION ONE** with contingencies; second by Commissioner Beauvais.

Motion carried unanimously.

- 5.3 Consideration to approve **ZONING CASE P12-510**: City-initiated text amendment to the Tomball Comprehensive Zoning Ordinance (Ordinance No. 2008-01) to amend Section 42.4 ("Fences in Residential Areas").

The Public Hearing was opened by Chairman Wallace at 6:04 p.m.

Rebeca Guerra, City Planner presented the staff report.

Jerald Till, resident of 13302 Wildwood spoke.

Hearing no additional comments, the Public Hearing was closed at 6:19 p.m.

Commissioner Roquemore made a motion to approve the request for **ZONING CASE P12-510**; second by Commissioner Tague.

Vote was as follows:

Commissioner Tague	<u>Aye</u>
Commissioner Chervenak	<u>Aye</u>
Commissioner Beauvais	<u>Aye</u>
Commissioner Roquemore	<u>Aye</u>
Commissioner Wallace	<u>Aye</u>

Motion carried unanimously, 5-0.

- 6.0 Motion was made by Commissioner Chervenak to adjourn; second by Commissioner Roquemore.

Motion carried unanimously.

Meeting adjourned at 6:24 p.m.

PASSED AND APPROVED this 10th day of December 2012.

Brandy Pate
Brandy Pate
P&Z Commission Secretary

Lori Wallace
Lori Wallace
Chairman