

CITY OF LUMBERTON
PLANNING & ZONING COMMISSION
LUMBERTON CITY HALL COUNCIL CHAMBERS
SEPTEMBER 5, 2017 7:00 PM

REGULAR MEETING

A G E N D A

Call to Order

Citizen Participation

Minutes August 7, 2017 Public Hearing
August 7, 2017 Regular Meeting

Old Business

New Business

ITEM # Z17911 Discussion and possible action on a request submitted by Mark Whiteley and Associates, Inc. on behalf of MST Lumberton Development for approval of the Final Plat of Westwood Heights Phase IV Section B, Lots 14-32, Block 8. The property is approximately 5.9362 acres located out of and a part of Francisco Arriola Survey, Abstract No. 2, Lumberton, Hardin County, Texas.

ITEM # Z17912 Discussion and possible action on a variance request submitted by DJM Contractors to encroach upon the rear building setback line to build an accessory building. The property is located at 6655 Llano Lane, Lot 23, Block 9, Westwood Heights, Phase IV, Section A, Plat 4-177-A, P# WWHIV-9-23, Lumberton, Hardin County, Texas..

ITEM # Z17913 Discussion and possible action on a variance request submitted by Alan and Ashley Molina to encroach upon the side and rear setback line to extend their existing driveway. They also request to encroach upon the side and rear building setback line to build a slab for a dog kennel. The property is located at 6275 Jenny Lane, Lot 7, Block 1, Woodridge 1, P# WR1-7, l# 1541/478 2/3/06, Lumberton, Hardin County, Texas.

ITEM # Z17914 Discussion and possible action on a variance request submitted by Chris Havard to encroach upon his side building setback line to extend his existing driveway. He also would like to request a variance to encroach upon his rear building setback line to build an accessory building. The property is located at 7703 Rosewood Drive Lot 23, Block 2, Boykin West, P# BW-2-23,l# 2016-66510 07/19/2016, Lumberton, Hardin County, Texas. . The building setback lines for Boykin West are 10'.

ITEM # Z17915 *Discussion and possible action* on a variance request submitted by Vicki Mills on behalf of Charles Nichols, Executor for the Estate of Betty Nichols, to allow the estate to divide this property into two properties, with the rear lot having a 30 foot road frontage. The property is located at 1380 W Walton, AB 490, J Walea Survey, P# 490-2-X-C Tract 1B, l# 2016-65117 5/25/2016, Lumberton, Hardin County, Texas.

ITEM # Z17916 *Discussion and possible action* on a request for a Specific Use Permit submitted by Blake and Jessica Higginbotham on behalf of Scott Shelander to place a gym in an existing building that has previously housed a gym in a C-2 location. The property is located at 118 Country Lane, AB 14, E Duncan Survey, P# 14-161-A-4, l#996/506, Lumberton, Hardin County, Texas.

ITEM # Z17917 *Discussion and possible action* on a request for a Specific Use Permit submitted by Tiffany Emerson on behalf of Jody Key to place a Day Nursery in a C-2 location. The property is located at 349 S Main Street, AB 53, S K Van Meter Survey, P#53-232-A, l# 2015-59211 10/01/2015, Lumberton, Hardin County, Texas.

Future Agenda Items

Adjournment

I do hereby certify on the 1st day of September, 2017, at 5:00 p.m., the original of this instrument was posted in the window bulletin board outside City Hall readily accessible to the general public at all times in accordance with the Texas Open Meeting Act, Texas Government Code, Chapter 551.

Steve Clark, City Manager

Attest:

Anita M. Price, Zoning Clerk