

**MINUTES OF AUGUST 10, 2020
CITY OF LUMBERTON**

A Public Hearing of the City Council of the City of Lumberton was held at 6:30 p.m. on August 10, 2020 pursuant to notice duly posted according to law. The following members were present:

Don Surratt	-	Mayor
Lynette Barks	-	Councilwoman
Steve Templeton	-	Councilman
Kenneth Wahl	-	Mayor Pro Tem
Sharon Spears	-	Councilwoman
David Maniscalco	-	Councilman
Dan Bell	-	Councilman

Also present were City Manager Steve Clark, City Attorney Curtis Soileau, Police Chief Danny Sullins, City Secretary Susan Collins, and Zoning Clerk Anita Price, and other guests (see attached Guest Register).

Mayor Surratt called the Meeting to order at 6:30 p.m. noting that a quorum was present, and meeting was duly called and posted in accordance with the Texas Open Meetings Act. Mayor Surratt then delivered the Invocation, Councilwoman Barks led the Pledge of Allegiance and Councilman Maniscalco led the Texas Pledge.

PUBLIC FORUM:

DISCUSSION AND INFORMATION CONCERNING THE FOLLOWING:

- 1) REQUEST SUBMITTED BY JERALD & MICHELLE JOHNSON TO ENCROACH UPON THEIR EAST SIDE BUILDING SETBACK LINE TO POUR CONCRETE TO WIDEN AND EXTEND THEIR EXISTING DRIVEWAY TO WITHIN 2' OF THE EAST SIDE PROPERTY LINE. THE PROPERTY IS LOCATED AT 7677 COBBLESTONE TERRACE, LOT 4, BLOCK 8, BOYKIN PLACE UNIT 4, AB 53, S.K. VANMETER LEAGUE, P # BOY-PL8-4, 1# 1387/574, LUMBERTON, HARDIN COUNTY, TEXAS.**

Zoning Commission Chairman, Steve Stafford came forward to present this item. Mr. Stafford stated that, considering the five-foot utility easement on the property, it would be a benefit to stop at 2.5 feet off the property line rather than two feet as requested. Mr. Stafford then advised that the Zoning Commission unanimously approved the variance request as presented.

- 2) REQUEST SUBMITTED BY JERALD & MICHELLE JOHNSON TO ENCROACH UPON THEIR EAST SIDE AND REAR BUILDING SETBACK LINES 5' TO CONSTRUCT AN ACCESSORY BUILDING AND A COVERED PATIO. THE PROPERTY IS LOCATED AT 7677 COBBLESTONE TERRACE, LOT 4, BLOCK 8, BOYKIN PLACE UNIT 4, AB 53, S.K. VANMETER LEAGUE, P # BOY-PL8-4, 1# 1387/574, LUMBERTON, HARDIN COUNTY, TEXAS.**

Mr. Steve Stafford advised that this request was unanimously approved as presented.

- 3) **REQUEST SUBMITTED BY CALVIN GAUTHIER OF S&C BUILDERS, LLC, ON BEHALF OF BLAINE AND CARLI LAMB TO ENCROACH UPON THE WEST SIDE BUILDING SETBACK LINE TO WITHIN 3' OF THE PROPERTY LINE TO POUR CONCRETE FOR A DRIVEWAY. THE PROPERTY IS LOCATED AT 7614 S. BOARDWALK, LOT 20, BLOCK 10, BOYKIN PLACE UNIT 5, AB 53, S.K. VANMETER SURVEY, P# BOY-PL10-201, #1471/22 11/03/2004, LUMBERTON, HARDIN COUNTY, TEXAS.**

Mr. Stafford advised that the home will have a side facing garage, therefore, the builder is requesting an encroachment to allow ample room for driveway access. Councilman Bell stated that, while this type of request is not uncommon, it is preferable to request a variance *before* the home is built. After a brief discussion, Mr. Stafford advised that the Zoning Commission unanimously approved the variance request as presented.

- 4) **REQUEST SUBMITTED BY ANDREW PAULSEN TO ENCROACH UPON HIS WEST SIDE BUILDING SETBACK LINE TO WITHIN APPROXIMATELY 3' OF HIS PROPERTY LINE TO POUR CONCRETE TO WIDEN AND LENGTHEN HIS EXISTING DRIVEWAY. THE PROPERTY IS LOCATED AT 6375 CLEVELAND STREET, LOT 30, BLOCK 6, WESTWOOD HEIGHTS PHASE III, P# WWHIII-6-30, 1# 201/10054, LUMBERTON, HARDIN COUNTY, TEXAS.**

Mr. Stafford advised that this request was unanimously approved as presented.

- 5) **REQUEST SUBMITTED BY ANDREW PAULSEN TO ENCROACH UPON THE REAR AND WEST SIDE BUILDING SETBACK LINE TO ADD CONCRETE TO THE DECK AROUND HIS SWIMMING POOL. THE PROPERTY IS LOCATED AT 6375 CLEVELAND STREET, LOT 30, BLOCK 6, WESTWOOD HEIGHTS PHASE III, P# WWHIII-6-30, 1# 201/10054, LUMBERTON, HARDIN COUNTY, TEXAS.**

Mr. Stafford advised that the concrete was in place when the property was purchased, however, the corners were rounded off. Mr. Paulsen would simply like to “square off” the existing pool deck. The Zoning Commission unanimously approved the request as presented.

- 6) **REQUEST SUBMITTED BY DEBORAH TURNER TO DIVIDE HER PROPERTY INTO TWO LOTS. THE PROPERTY IS ODD SHAPED AND NEITHER LOT WOULD HAVE THE REQUIRED 75' OF ROAD FRONTAGE. THE PROPERTY IS LOCATED AT 148 TERRY DRIVE, AB 53, S.K. VANMETER SURVEY, P# 53-162-A, 1# 20148-82292 02/06/2018 000053-01 1005, LUMBERTON, HARDIN COUNTY, TEXAS.**

Mr. Stafford stated that this request was unanimously approved as presented.

- 7) **ADJOURNMENT:**

There being no further business, the Public Hearing adjourned at 6:57 p.m.

DON SURRETT
MAYOR

ATTEST:

SUSAN COLLINS
CITY SECRETARY