



**ITEM # Z21716 Discussion and possible action** on a zone change request submitted by Arfeen Properties to rezone property located beyond the 250' C-2 zone line from R-1 Single-Family Dwelling District to C-2 Community Business District. The property is located at 344 S Main Street, Abstract 53, S K Van Meter League, P#53-63, Tract 128, l# 2016-62747 02/25/2016, Lumberton, Hardin County, Texas.

**ITEM # Z21717 Discussion and possible action** on a variance request submitted by Mike Hawkins of Hawkins Homes, to move a single-family dwelling onto a lot located within the City Limits of Lumberton, Texas. The house is 1300 sq. ft. and will be renovated and have a detached garage after placement. The property is located at the north corner of S Village Creek Parkway and Dennis Road at 255 Dennis Road, Lot 2B of Minor Plat Mike Hawkins, Abstract 14, E Duncan Survey, P#14-94-B, l# 1609/797, Lumberton, Hardin County, Texas.

**ITEM # Z21718 Discussion and possible action** on a variance request submitted by DJM Contractors to encroach upon the rear building setback line to within 11' of the rear property line. The property is located at 128 Beechwood, Lots 25 and 26 Beechwood Subdivision, Abstract 36, A Lancaster Survey, P#BW-26, l# 2020-102858 3/20/2020, Lumberton, Hardin County, Texas.

**ITEM # Z21719 Discussion and possible action** on a request submitted by Dennis Williams to approve a Replat of a replat of Lot 4A and 4B Westwood Plaza, Vol. 4, Pg. 120, Plat Records HC into Lot 4A-1 and Lot 4B-1, Westwood Plaza, Abstract 2, Francisco Arriola Survey, Lumberton, Hardin County, Texas.

**ITEM # Z217110 Discussion and possible action** to consider an amendment to the City's Zoning Ordinance under Chapter 50, Division 6, Section 50-332 for the purpose of permitting secondhand goods stores within the C-2 business district.

**ITEM # Z217111 Discussion and possible action** to consider amendments to various sections of the City's Zoning Ordinance under Chapter 50 for the purpose of amending regulations of off-street parking.

These Items will appear on the Agenda for Lumberton City Council on Monday, July 12, 2021 at 6:30pm.

### **Future Agenda Items**

### **Adjournment**

I do hereby certify on the 2<sup>nd</sup> day of July 2021, 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.

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Steve Clark, City Manager

### **Attest:**

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Anita M. Price, Zoning Clerk