CITY OF LUMBERTON PLANNING & ZONING COMMISSION LUMBERTON CITY HALL COUNCIL CHAMBERS 836 N MAIN STREET, LUMBERTON, TEXAS SEPTEMBER 6, 2022, 7:00 PM REGULAR MEETING

AGENDA

Call to Order:

Citizen Participation:

Minutes: August 1, 2022 Public Hearing

August 1, 2022 Regular Meeting

Old Business: None

New Business:

ITEM # Z22911 Discussion and possible action on a variance request submitted by Mark and Bobbie Camille to encroach upon their south, rear building setback line, to within 7 ½ 'of the rear property line, to build a 14'x20' accessory building. The property is located at 194 E Chance, Lot 2A, S&C Builders Minor Plat, S/D, #2, Abstract 53, in the S K Van Meter Survey, P#53-167-A, l# 2021-117622 8/5/2021, Lumberton, Hardin County, Texas.

ITEM # Z22912 Discussion and possible action on a variance request submitted by Ridley McKinley, of Ridley McKinley Construction, LLC, to drain the rear of the property as well as the west side of the property to the drainage ditch located west of this lot. The property is located at 1790 Kala's Circle, Lot 269, Copper Point, Phase 8, Abstract 46, in the R C Rogers Survey, P#CPT8-269, Lumberton, Hardin County, Texas.

ITEM # **Z22913 Discussion and possible action** on a request submitted by Darcy Rohrbach, on behalf of Mary Ann Graham, to replat Lot 2 of the Wade Graham Addition No. 1, Volume 4, Page 218A, Plat Records Hardin County, Abstract 14, in the E Duncan Survey, P#14-6, l#2014-47774, 1102 Alma, Lumberton, Hardin County, Texas.

ITEM # Z22914 Discussion and possible action on a request submitted by Kevin Boykin, of Boykin Homes and Land Sales, to approve the Preliminary Plat of Copper Point, Phase 3, a 11.868-acre subdivision, Abstract Number 46, in the R C Rogers Survey, Lumberton, Hardin County, Texas.

ITEM # Z22915 Discussion and possible action on a request submitted by Kevin Boykin, of Boykin Homes and Land Sales, to approve the Preliminary Plat of Copper Point, Phase 4, a 13.420-acre subdivision, Abstract Number 46, in the R C Rogers Survey, Lumberton, Hardin County, Texas.

ITEM # Z22916 Discussion and possible action on a zone change request submitted by Deborah Hanna, of Double H Property Management, LLC, has submitted a request to rezone approximately 2 acres from R-1 (Single-Family Dwelling District) to C-2 (Community Business District) with a Specific Use Permit for residences for the aged. The property is located at the rear of 30 W Chance, P#NOT-50, Tract 28 and the rear of 90 W Chance, Abstract 21, in the C A Felder Survey and Bumstead, P#21-57, Lumberton, Hardin County, Texas.

These Items will appear on the Agenda for Lumberton City Council on Monday, September 12, 2022, at 7:00 pm.

Future Agenda Items

Adjournment

I do hereby certify on the 2 nd day of September, 2022, 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:	
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Anita M. Price, Zoning Clerk	