CITY OF LUMBERTON PLANNING & ZONING COMMISSION LUMBERTON CITY HALL COUNCIL CHAMBERS 836 N MAIN STREET, LUMBERTON, TEXAS MARCH 6, 2023, 6:30 PM PUBLIC HEARING

AGENDA

Pledge of A	llegiance:	
Public Hearing:		
1)	For the purpose of discussion and possible public comments on a variance request submitted by Melissa Thompson to encroach upon the South side building setback line to within 2' from the	

- by Melissa Thompson to encroach upon the South side building setback line to within 2' from the property line. The property is located at 148 Norwood Drive, Lot 25, BLK 2, P# OF-2-25, I# 1145/899, Lumberton, Hardin County, Texas.
- 2) For the purpose of discussion and possible public comments Division 4. R-3 Manufactured Housing Dwelling District, to amend Sec. 50-266 to further regulate the movement and installation of a manufactured home within the city limits.
- 3) For the purpose of discussion and possible public comments Division 6. C-2 Community Business District, to amend Sec. 50-338 provide clarification for fencing requirements.
- 4) For the purpose of discussion and possible public comments Division 9. MH Manufactured Housing Community Park District, to amend Sec. 50-431 to further regulate the movement and installation of a manufactured home within the city limits.
- 5) For the purpose of discussion and possible public comments Division 12. Height, Area, and Space Regulations Applicable to All Districts, to adopt a new Section 50-538 regulating the use and location of outdoor kitchens.
- 6) For the purpose of discussion and possible public comments Division 12. Height, Area, and Space Regulations Applicable to All Districts, to adopt a new Section 50-539 prohibiting the encroachment of carports and similar overhead structures into the required setbacks.

These Items will appear on the Agenda for Lumberton City Council on Monday, March 13, 2023, at 6:30 pm.

Citizen Participation

Call to Order:

Invocation:

Discussion and Possible Action

Adjournment

I do hereby certify on the 3rd day of March 2023, at 12:00 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:

Stephanie M. Constance, Zoning Clerk

CITY OF LUMBERTON PLANNING & ZONING COMMISSION LUMBERTON CITY HALL COUNCIL CHAMBERS 836 N MAIN STREET, LUMBERTON, TEXAS MARCH 6, 2023, 7:00 PM REGULAR MEETING

AGENDA

Call to Order:	
Citizen Participation:	
Minutes:	February 6, 2023 Public Hearing February 6, 2023 Regular Meeting

Old Business:

NONE

New Business:

ITEM # Z230311 Discussion and possible action on a variance request submitted by Melissa Thompson to encroach upon the South side building setback line to within 2'from the property line, for concrete that was poured to extend the driveway. The property is located at 148 Norwood Drive, Lot 25, BLK 2, P# OF-2-25, I# 1145/899, Lumberton, Hardin County, Texas.

ITEM # Z230312 Discussion and possible action - Division 4. – R-3 Manufactured Housing Dwelling District, to amend Sec. 50-266 to further regulate the movement and installation of a manufactured home within the city limits.

ITEM # Z230313 Discussion and possible action - Division 6. - C-2 Community Business District, to amend Sec. 50-338 provide clarification for fencing requirements.

ITEM # Z230314 Discussion and possible action - Division 9. – MH Manufactured Housing Community Park District, to amend Sec. 50-431 to further regulate the movement and installation of a manufactured home within the city limits.

ITEM # Z230315 Discussion and possible action - Division 12. – Height, Area, and Space Regulations Applicable to All Districts, to adopt a new Section 50-538 regulating the use and location of outdoor kitchens.

ITEM # Z230316 Discussion and possible action - Division 12. – Height, Area, and Space Regulations Applicable to All Districts, to adopt a new Section 50-539 prohibiting the encroachment of carports and similar overhead structures into the required setbacks.

These Items will appear on the Agenda for Lumberton City Council on Monday, March 13, 2023, at 7:00 pm.

Future Agenda Items

Adjournment:

I do hereby certify on the 3rd day of March 2023, at 12:00 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

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Stephanie M Constance, Zoning Clerk