

**CITY OF LUMBERTON
PLANNING & ZONING COMMISSION
LUMBERTON CITY HALL COUNCIL CHAMBERS
836 N MAIN STREET, LUMBERTON, TEXAS
JANUARY 2, 2024, 7:00 PM
REGULAR MEETING**

A G E N D A

Call to Order:

Citizen Participation:

Minutes: **December 4, 2023 Public Hearing
December 4, 2023 Regular Meeting**

Old Business: None

New Business:

ITEM # Z24111 Swearing in of the Planning and Zoning Commission positions that will expire January 1, 2024. The expiring positions are: Chairman Steve Stafford, Commissioner Vicki Mouton and Commissioner Matthew Johnson. Adam Brooks was approved to take the position vacated by Nate Shaw and serve out that term of January 1, 2025. Motion was made and seconded by City Council to appoint these Commissioners for another two-year term.

ITEM # Z24112 Discussion and possible action on a variance request submitted by Melinda Baer LeBlanc, co-administrator for the estate of Isabelle Clotiaux Baer, to approve dividing this property into 2 lots, with a minor plat. There is an existing, recorded easement and agreement in place at this time. There will not be 75' of road frontage for Lot 2. The property is located at 126 S Village Creek Parkway, Abstract 53, in the S K VanMeter League, Lumberton, Hardin County, Texas.

ITEM # Z24113 Discussion and possible action on a variance request submitted by William Kemper to encroach upon the west side setback line and the rear setback line to within 5' of those property lines, to install an 8X12 accessory on skids. The property is located at 6355 Marble Falls, Westwood Heights, Section 1, Abstract 2, in the Francisco Arriola Survey, Block 1 Lot 5, Lumberton, Hardin County, Texas.

ITEM # Z24114 Discussion and possible action on a variance request submitted by Randy Jones, President and CEO for Goodwill Industries of Southeast Texas, to the requirement to have an eight-foot high opaque fence between Goodwill's store and the adjoining property, which is Candlestick Baptist Church. They would like to use a four-foot opaque fence for only 100 feet starting at the southern property line, and the remaining 343 feet would be the 8-foot high opaque fence. The property is located at 115 N Main Street, Abstract 53, in the S K VanMeter Survey, Lumberton, Hardin County, Texas.

Future Agenda Items

Adjournment:

I do hereby certify on the 29th day of December, 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:

Anita M Price, Zoning Secretary