

CITY OF LUMBERTON
PUBLIC HEARING 6:30 P.M.
JUNE 8, 2026

AGENDA

- A) MEETING CALLED TO ORDER
- B) INVOCATION AND PLEDGE OF ALLEGIANCE
- C) PUBLIC FORUM

DISCUSSION AND INFORMATION CONCERNING THE FOLLOWING:

- 1) Variance request submitted by JoAnne Starnes to build a 600 square feet accessory building, on a 30'x40' slab (Section 50-537, Lumberton City Ordinances). The property is located at 106 Hampshire Lane, Hampshire Lane Estates, Lot 4, Abstract No. 617, in the T M Foster Survey, Lumberton, Hardin County, Texas.
- 2) Variance request submitted by JoAnne Starnes to build a 600 square feet accessory building on a 30'x40' slab to within 17' of the rear property line (Section 42-15, Lumberton City Ordinances). The property is located at 106 Hampshire Lane, Hampshire Lane Estates, Lot 4, Abstract No. 617, in the T M Foster Survey, Lumberton, Hardin County, Texas.
- 3) Request to consider a **revised request** for a variance request submitted by JoAnne Starnes for the peak of the mentioned accessory building to be 16.5' (Section 50-537, Lumberton City Ordinances). The property is located at 106 Hampshire Lane, Hampshire Lane Estates, Lot 4, Abstract No. 617, in the T M Foster Survey, Lumberton, Hardin County, Texas.
- 4) Variance request submitted by Eric Godeaux, to encroach upon the rear building setback line to build a 12'x10' accessory building, to within 5' of the rear property line (Section 42-15, Lumberton City Ordinances). This building will have a 10' peak, and will be on skids. The property is located at 106 Kippers Court, The Cascades Subdivision, Lot 12, Abstract No. 14, located in the Elisha Duncan League, Lumberton, Hardin County, Texas.
- 5) Variance request submitted by Jason Brack, to encroach upon the north side and rear building setback lines to build a 16'x13' accessory building to within 5' of the north side and rear property lines (Section 42-15, Lumberton City Ordinances). This building will have a 14' peak, and will be on a slab. The property is located at 1300 Natashas Way, Copper Point Subdivision, Lot 94, Abstract No. 46, in the R.C. Rogers League, Lumberton, Hardin County, Texas.
- 6) Variance request submitted by Calvin Gauthier, on behalf of Bryan & Tammy Conger, to build a concrete driveway to within 2' of the south side property line, for access to their side garage (Section 42-15, Lumberton City Ordinances). The property is located at 390 Fletcher, Fletcher Place Subdivision, Lot 1A, Abstract No. 21, in the Charles A. Felder League, Lumberton, Hardin County, Texas.
- 7) Variance request submitted by Marilyn Welch to approve a replat of Alma Drive Addition. The property is located at 1224 Alma Dr, Replat of the Minor Plat recorded in Vol. 4 pg. 356-A, Abstract No. 14, in the Elisha Duncan League, Lumberton, Hardin County, Texas.

8) Discussion of an amendment to the City's Zoning Ordinance under Chapter 50 to authorize a Specific Use Permit for Commercial Animal Care Facilities and establish conditions and regulations governing operation.

9) ADJOURNMENT

STEVE CLARK
CITY MANAGER

On the 2nd day of June 2026 at 5:00 P.M., the original of this instrument was posted on a window of the City Hall readily accessible to the general public at all times.

DARLA HARRINGTON
CITY SECRETARY