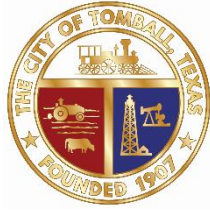


**NOTICE OF PLANNING AND ZONING COMMISSION REGULAR
MEETING
CITY OF TOMBALL, TEXAS**



**Monday, July 11, 2022
6:00 PM**

Notice is hereby given of a meeting of the Planning & Zoning Commission, to be held on Monday, July 11, 2022 at 6:00 PM, City Hall, 401 Market Street, Tomball, Texas 77375, for the purpose of considering the following agenda items. All agenda items are subject to action. The Planning & Zoning Commission reserves the right to meet in a closed session for consultation with attorney on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

- A. Call to Order
- B. Public Comments and Receipt of Petitions; *[At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law - GC, 551.042.]*
- C. Reports and Announcements
- D. Approval of Minutes
 - D.1 Consideration to Approve the Minutes of the Regular Planning and Zoning Commission Meeting of June 13, 2022.
- E. New Business
 - E.1 Consideration to Approve Final Plat of **SEVEN OAKS HOLDERRIETH**: A Subdivision of 19.34 acres (842,341 Square Feet) of land located in the C. Pillot Survey, A-632, City of Tomball, Harris County, Texas.
 - E.2 Conduct a public hearing and consideration to approve **Zoning Case P22-205**: Request by Michael Seitz for a Conditional Use Permit to allow an accessory residence within General Retail (GR) zoning. The property is legally described as approximately 0.78 acres, being a portion of the Jesse Pruitt Survey, Abstract Number 629. The property is located at 817 E. Main Street, within the City of Tomball, Harris County, Texas.

F. Discussion Item

F.1 **Text Amendment Discussion Items:** Discuss potential upcoming text amendments:

- Increase notification area for public hearings.
- Add/revise right-of-way dimensions to match street design standards.
- Remove/revise “submittal date and time” for plat reviews.
- Add driveway separation and access management standards.
- Revise minimum lot width requirements for key or flag-shaped lots.
- Revise OT & MU land-use regulations.

G. Adjournment

C E R T I F I C A T I O N

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Tomball, Texas, a place readily accessible to the general public at all times, on the 8th day of July 2022 by 5:00 PM, and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Kimberly Chandler
Community Development Coordinator

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (281) 290-1002 or FAX (281) 351-6256 for further information.

AGENDAS MAY BE VIEWED ONLINE AT www.ci.tomball.tx.us.