



Revised: 10/1/2022

## **APPLICATION FOR CONDITIONAL USE PERMIT**

**Planning Division**

A conditional use is a land use which, because of its unique nature, is compatible with the permitted land uses in a given zoning district only upon a determination that the external effects of the use in relation to the existing and planned uses of adjoining property and the neighborhood can be mitigated through imposition of certain standards and conditions. This Section sets forth the standards used to evaluate proposed conditional uses and the procedures for approving conditional use permit (CUP) applications.

**APPLICATION SUBMITTAL:** Applications will be *conditionally* accepted on the presumption that the information, materials and signatures are complete and accurate. If the application is incomplete or inaccurate, your project may be delayed until corrections or additions are received.

**FEES:** Must be paid at time of submission or application will not be processed.

- \$1,000.00 fee for Conditional Use Permit (CUP) request

**DIGITAL APPLICATION SUBMITTALS:**

PLEASE SUBMIT YOUR APPLICATIONS AND PLANS DIGITALLY WITHIN SMARTGOV

**SMARTGOV WEBSITE:** [ci-tomball-tx.smartgovcommunity.com](http://ci-tomball-tx.smartgovcommunity.com)

### **Applicant**

Name: Tom Nguyen Title: Store Manager  
Mailing Address: 1101 Alma St, Suite 100 City: Tomball State: TX  
Zip: 77375 Contact: Anne Tran  
Phone: (713) 6288578 Email: esytrendy@gmail.com

### **Owner**

Name: Dr. Hang A. Le Title: Owner  
Mailing Address: 103 E. Black Knight Dr. City: Spring State: TX  
Zip: 77382 Contact: Dr. Hang Le  
Phone: (228) 861-6338 Email: Hangle2014@gmail.com

### **Engineer/Surveyor (if applicable)**

Name: N/A Title: \_\_\_\_\_  
Mailing Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_  
Zip: \_\_\_\_\_ Contact: \_\_\_\_\_  
Phone: ( ) Fax: ( ) Email: \_\_\_\_\_

Description of Proposed Project: Arcade center and general retail

Physical Location of Property: 1101 Alma St, Suite 100  
[General Location – approximate distance to nearest existing street corner]

Legal Description of Property: TR 27K ABST 34 J HOUSE  
[Survey/Abstract No. and Tracts; or platted Subdivision Name with Lots/Block]



HCAD Identification Number: 0402700010736 Acreage: 1.0532

Current Use of Property: Vacant

Proposed Use of Property: Arcade-style games/machines and general retail

**Please note: A courtesy notification sign will be placed on the subject property during the public hearing process and will be removed when the case has been processed.**

**This is to certify that the information on this form is COMPLETE, TRUE, and CORRECT and the under signed is authorized to make this application. I understand that submitting this application does not constitute approval, and incomplete applications will result in delays and possible denial.**

<input checked="" type="checkbox"/>		6/29/25
	_____ Signature of Applicant	_____ Date
 <input checked="" type="checkbox"/>	 	 6/29/25
	 _____ Signature of Owner	 _____ Date