

**MINUTES OF  
REGULAR PLANNING & ZONING COMMISSION MEETING  
CITY OF TOMBALL, TEXAS**

**MONDAY, MARCH 11, 2024**



**6:00 P.M.**

- A. The meeting was Called to Order by Chairwoman Tague at 6:00 p.m. Other Members present were:
- Commissioner Scott Moore
  - Commissioner Susan Harris
  - Commissioner Richard Anderson

Commissioner Tana Ross – Excused Absence

Others present:

- Jared Smith – City Planner
- Kim Chandler – Community Development Coordinator
- Tommy Ramsey – City Attorney

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- B. No Public Comments were received.

- C. Reports and Announcements:

Jared Smith, City Planner announced the following:

- City Council Approved, **Zoning Case Z24-01**: Request by ESP Enterprises Inc., represented by Phlex Properties LLC. to amend Chapter 50 (*Zoning*) of the Tomball Code of Ordinances, by rezoning approximately 6.87 acres of land legally described as being a portion of the W Hurd Survey, Abstract 378 from Agricultural (AG) to Office (O) zoning. The property is located within the 100 block (west side) of School Street, within the City of Tomball, Harris County, Texas.
- There will be a UDC Joint Workshop with Planning & Zoning Commission and City Council on Monday, April 1, 2024 @ 5:00 p.m.
- Next Planning & Zoning Commission Meeting will be held on Monday, April 8, 2024 @ 6:00 p.m.

D. Approval of Minutes:

Motion was made by Commissioner Harris, second by Commissioner Moore, to approve the Minutes of the Regular Planning and Zoning Commission Meeting of February 12, 2024.

Roll call vote was called by Community Development Coordinator – Kim Chandler.

Motion Carried unanimously.

E. New Business Non-Action Items:

- E.1 Minor Plat of **DL Bledsoe Acres:** Being a 12.3558 acre tract and a 1.9009 acre tract of land situated in the Ralph Hubbard Survey, 383, in Harris County, Texas, being a replat of portions of Lots 56 and 60, and all of Lots 63 and 67 of the Tomball Townsite, a subdivision as recorded in Volume 2, Page 65, of the Map Records of Harris County, Texas.

Jared Smith, City Planner, presented with Staff Approval with no conditions.

F. New Business:

- F.1 Consideration to approve Final Plat of **Christian Brothers Tomball:** A subdivision of 2.6070 acres, (113,562.23 Sq. Ft.), situated in the Joseph House League, Abstract No. 34, City of Tomball, Harris County, Texas.

Jared Smith, City Planner, presented with Staff Approval with the following conditions:

1. The legal instrument for the 30-foot-wide pipeline & access easement illustrated along the eastern property boundary must be recorded at the county clerk's office and appropriate reference to the legal instrument number must be provided on the final mylar submitted for signature and recordation.
2. Prior to the final approval and recordation of this plat, public infrastructure plans must be submitted to the City Engineer for review and approval.
3. Prior to recording of this plat all public infrastructure associated with the plat must be installed in accordance with the approved public infrastructure plans and accepted by the City of Tomball and/or a suitable financial guarantee must be furnished to the City of Tomball covering the overall costs of the required public infrastructure improvements.

Motion was made by Commissioner Anderson, second by Commissioner Harris, to approve with conditions.

Roll call vote was called by Community Development Coordinator – Kim Chandler.

Motion Carried unanimously.

G. Adjournment

Motion was made by Commissioner Anderson second by Commissioner Moore, to adjourn.

Roll call vote was called by Community Development Coordinator – Kim Chandler.

Motion Carried unanimously.

The meeting adjourned at 6:08 p.m.

PASSED AND APPROVED this \_\_\_\_\_ day of 2024.

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Kim Chandler  
Community Development Coordinator/  
Commission Chair Commission Secretary

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Barbara Tague  
Commission Chair