

CITY OF TOMBALL

Plat Name: BAKER ESTATES Plat Type: Replat

Construction Drawings for Public Facilities required? Yes ☐ No ☐ N/A ☒

Plat within City Limits ☒ Within Extraterritorial Jurisdiction ☐

Planning and Zoning Commission Meeting Date: February 14, 2022

The above Subdivision Plat has been reviewed for compliance with existing Ordinances of the City of Tomball, Texas. Based on this review, the following comments are presented to the Planning & Zoning Commission for consideration in the Platting Process:

- Call out all easements and liens that are shown in the City Planning Letter.
- Add Note #6 stating that Zoning has been adopted in the City of Tomball and may have additional property development standards and setbacks. Please reference applicable City ordinances.
- Add Note #7 that references this is a corner lot and must abide by all ordinance requirements when referencing the visibility triangle and cannot be obstructed, per City Ordinance.
- Tie both boundary corners to nearest survey corner or give their coordinates.
- Provide "No Objection" Utility Letters to the City of Tomball.

Community Development recommends approval of this plat with contingencies.