

NOTICE OF MEETING
OF THE
GUN BARREL CITY PLANNING AND ZONING COMMISSION
1716 W. MAIN ST. GUN BARREL CITY, TEXAS

The Planning and Zoning Commission of the City of Gun Barrel City, Texas will meet in a Regular Meeting, in City Hall, Council Chambers, located at 1716 W. Main St. Gun Barrel City, Texas, on Monday, August 16, 2021 at 3:00 PM.

Call to Order
Roll Call and Quorum

1. New Business

- 1.A Discuss and/or take action to approve the minutes of the July 12, 2021, Planning and Zoning Commission meeting.
[07-12-21 minutes](#)
- 1.B Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lots 4 and 5 in the Holiday Club Estates subdivision, belonging to Larry Flowers physically located at 168 Memorial Drive into one lot, Lot 4-R.
[Flowers Replat Application](#)
[Flowers Final Plat](#)
- 1.C Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lots 71 and 72 in the Pleasureland Estates, belonging to Robert and Misty Brownd, physically located at 111 Arrow Way into one lot, Lot 71-R.
[Brownd Replat Application](#)
[Brownd final plat](#)
- 1.D Public Hearing to discuss rezoning TR 53C, 4.00 acres in the AB 59 J P Brown Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Turner Harvard Family LP. from Agriculture District (A) to Recreational Vehicle Park District (RVP-1).
[Public Hearing Notice](#)
- 1.E Discuss and/or take action to make a recommendation to the City Council regarding rezoning TR 53C, 4.00 acres in the AB 59 J P Brown Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Turner Harvard Family LP. from Agriculture District (A) to Recreational Vehicle Park District (RVP-1).
[Turner Application](#)
[Turner Survey](#)
[Supporting documentation](#)
[View_1 - Photo.jpg](#) [View_2 - Photo.jpg](#) [View_3 - Photo_.jpg](#)
[View_4 - Photo_.jpg](#) [View_5 - Photo_.jpg,](#) [View_6 - Photo.jpg,](#) [View_7 - Photo.jpg](#)

Adjournment

The Gun Barrel City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), or 551.087 (Economic Development Matters).

Note: Mayor and Council Reports on Items of Community Interest – Pursuant to Texas Government Code Sections 551.0415 the City Council may report on the following items: (1) expression of thanks, congratulations or condolences; (2) information about holiday schedules; (3) recognition of individuals; (4) reminders about upcoming City Council events; (5) information about community events; (6) announcements involving imminent threat to public health and safety.

Note: A quorum of the full Economic Development Board may attend the meeting of the City Council, a committee of that body, or any other city advisory board. For example, a quorum of the Gun Barrel City Economic Development Board may attend a council committee meeting, a committee of that body, or any other city advisory board meeting.

Attest:

Approved:

Janet Dillard, City Secretary

J. David Skains, Mayor

I certify that this Notice of Meeting was posted in a glass-enclosed case in front of City Hall at 1716 West Main Street, Gun Barrel City, Texas, and available for viewing by the public 72 hours prior to the meeting date and time above, as well as at the City's website at www.gunbarrelcity.net.

Janet Dillard, City Secretary

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 Office at (903) 887-1087 for further information.



PLANNING AND ZONING COMMISSION CITY OF GUN BARREL CITY, TEXAS AGENDA ITEM # 1.A

MEETING DATE:

August 16, 2021

SUBJECT:

Previous meeting minutes

ACTION ITEM:

Discuss and/or take action to approve the minutes of the July 12, 2021, Planning and Zoning Commission meeting.

BACKGROUND:

Attached are the previous meeting minutes for your review and consideration.

[07-12-21 minutes](#)

STATE OF TEXAS *

COUNTY OF HENDERSON *

CITY OF GUN BARREL CITY *

The Planning and Zoning Commission of the City of Gun Barrel City, Texas met in a regular meeting, in City Hall, Council Chambers, located at 1716 W. Main St. Gun Barrel City, Texas, on Monday, July 12, 2021, at 3:00 PM.

Chairman, Dennis Baade called the meeting to order at 3:00 p.m. Roll was called and a quorum established. Members in attendance included: Dennis Baade, Jeff Buck, Brian Crull, Kate Weller, Shelley Coleman. Susan Ball and Jennifer Jacobs were absent.

1. New Business

- 1.A Discuss and/or take action to approve the minutes of the June 14, 2021, Planning and Zoning Commission meetings.

Brian Crull made a motion to approve the minutes, Jeff Buck seconded and all members voted yes.

- 1.B Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lots 323 and 324 in the Tamarack subdivision, belonging to Brian Shivley physically located at 331 Valley View Street into one lot, Lot 323R.

Jeff Buck made a motion to recommend the replatting of lots 323 and 324 in the Tamarack subdivision, belonging to Brian Shivley physically located at 331 Valley View Street into one lot, Lot 323R. Kate Weller seconded and all members voted yes.

- 1.C Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lot 21R-1 in the Bar H Estates, belonging to Doug Lander/Go land Investments LLC. into two lots, Lot 21R-1A and 21R-1B.

Brian Crull made a motion to recommend the replatting of lot 21R-1 in the Bar H Estates, belonging to Doug Lander/Go land Investments LLC. into two lots, Lot 21R-1A and 21R-1B. Kate Weller seconded. Weller asked for clarification of the location of the lots. All members voted yes.

- 1.D Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lots 33C, 34C and 35C in the Loon Bay subdivision, belonging to Charles and Lori Ivey, physically located at 2526 West Main Street into one lot, Lot 33-C1.

Jeff Buck made a motion to recommend the replatting of lots 33C, 34C and 35C in the Loon Bay subdivision, belonging to Charles and Lori Ivey, physically located at 2526 West Main Street into one lot, Lot 33-C1. Brian Crull seconded. Dennis Baade mentioned he spoke to the land owner who shared their future plans for the lots which would be great for the city. All members voted yes.

- 1.E Public Hearing to discuss rezoning TR 2, 10.679 acres in the AB 282 W. Hockiday Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to

Island Development LP from Townhouse Residential District (R-TH) to
Condominium Residential District (CD-1).

Dennis Baade opened the public hearing. Dan Waitman was present and shared a project packet with the entire Commission. He advised the current zoning (Townhomes) doesn't fit their proposed project as he is proposing four high rise building condominiums. Kate Weller stated that there is no provision in our zoning that allows for any building to be higher than 35 feet which is what they are proposing. Weller noted that if the City Council does approve the rezone they will be tasked with requesting a change to the ordinance to allow for buildings higher than 35 feet and it will be tough. She further stated it is her belief that high rise buildings will never be welcome in the city. Brian Crull stated that the strain on staff and public safety departments to begin with is already strenuous and to add a project like this should be a consideration for the city. There were no further comments and the hearing was closed.

- 1.F Discuss and/or take action to make a recommendation to the City Council regarding rezoning TR 2, 10.679 acres in the AB 282 W. Hockiday Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Island Development LP. from Townhouse Residential District (R-TH) to Condominium Residential District (CD-1).

Jeff Buck made a motion to take action to make a recommendation to the City Council regarding rezoning TR 2, 10.679 acres in the AB 282 W. Hockiday Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Island Development LP. from Townhouse Residential District (R-TH) to Condominium Residential District (CD-1). Brian Crull seconded. The vote concluded with a 3-2 vote with Weller and Coleman voting no. Motion passes for a recommendation to the City Council.

The meeting adjourned at 3:20 p.m.

Approved:

Attest:

Dennis Baade, Chairman

Janet Dillard, City Secretary



PLANNING AND ZONING COMMISSION CITY OF GUN BARREL CITY, TEXAS AGENDA ITEM # 1.B

MEETING DATE:

August 16, 2021

SUBJECT:

Replat Request

ACTION ITEM:

Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lots 4 and 5 in the Holiday Club Estates subdivision, belonging to Larry Flowers physically located at 168 Memorial Drive into one lot, Lot 4-R.

BACKGROUND:

Attached to this RFA is the applicants replat request with supporting documentation. Staff has reviewed the survey and determined it conforms to the zoning code.

[Flowers Repat Application](#)

[Flowers Final Plat](#)



CITY OF GUN BARREL CITY PLAT SUBMITTAL APPLICATION

Fee: All Plat Submissions - \$250.00

APPLICATION SUBMITTAL: Applications will be **conditionally** accepted on the presumption that the information, materials and signatures are complete and accurate. Applicants are responsible for submitting complete applications. **Incomplete** applications will result in the application being rejected for acceptance or lengthen the review/approval process.

Submittal Type: ☐ Preliminary Plat ☐ Final Plat ☒ Replat ☐ Other

Location of property to be platted: ☒ Within City Limits ☐ Extended Territorial Jurisdiction (ETJ)

Name of Owner/Applicant: LARRY FLOWERS

Mailing Address: 168 Memorial Drive

Contact Name: _____ Phone: (903) 603 0715

Email: bflowers@DMA.ORG

(Correspondence will be through e-mail)

Property Address: 168 Memorial Dr.

Subdivision Name: Holiday Club Estates Lot(s) to be platted: 4-5

Zoning District: R-2

Existing use of property (ex. empty lot, home with storage unit, etc.): HOME

Purpose of Replat (ex. Split lots to sell, put storage unit on empty lot, etc.): Replace Floated deck

I agree to comply with all platting requirements of the City of Gun Barrel City and understand that the plat will not be administratively approved or forwarded to the Planning and Zoning Commission (P&Z) for consideration until all plat requirements have been submitted.

Signature of Applicant Larry Flowers Date: 7-28-21

The P&Z meets on the second Monday of the month at 3:00 pm.
The City Council meets on the fourth Tuesday of the month at 6:30 pm.
There are occasional exceptions to the schedule.

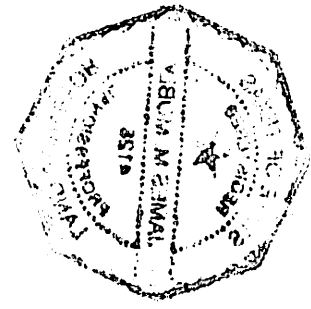
Please note: Members of the Planning and Zoning Commission will be making onsite visits to verify conformity to zoning regulations.

For Department Use Only

Date Received/Reviewed: 07/29/21 Accepted by: Janet Dillard
Admin Notes: corrected buildlines

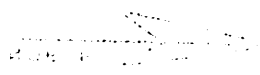
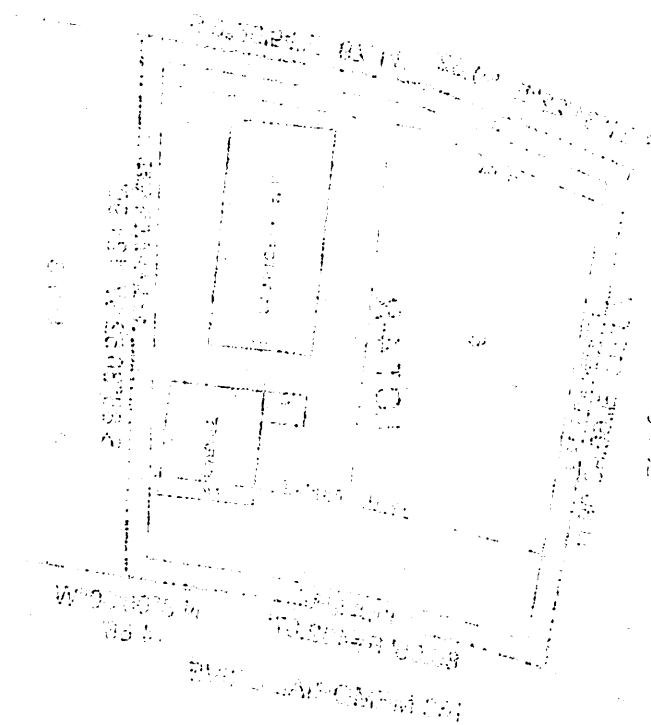
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MEMORANDUM FOR THE DIRECTOR
 FROM THE CHIEF OF POLICE
 SUBJECT: [illegible]
 RE: [illegible]



[Large block of illegible, faded text, possibly a letter or report body.]

PAID
 RECEIVED
 [illegible]





PLANNING AND ZONING COMMISSION CITY OF GUN BARREL CITY, TEXAS AGENDA ITEM # 1.C

MEETING DATE:

August 16, 2021

SUBJECT:

Replat Request

ACTION ITEM:

Discuss and/or take action to consider making a recommendation to the City Council regarding the replatting of lots 71 and 72 in the Pleasureland Estates, belonging to Robert and Misty Brownd, physically located at 111 Arrow Way into one lot, Lot 71-R.

BACKGROUND:

Attached to this RFA is the applicants replat request with supporting documentation. Staff has reviewed the survey and determined it conforms to the zoning code.

[Brownd Replat Application](#)

[Brownd final plat](#)



CITY OF GUN BARREL CITY PLAT SUBMITTAL APPLICATION

Fee: All Plat Submissions - \$250.00

APPLICATION SUBMITTAL: Applications will be **conditionally** accepted on the presumption that the information, materials and signatures are complete and accurate. Applicants are responsible for submitting complete applications. Incomplete applications will result in the application being rejected for acceptance or lengthen the review/approval process.

Submittal Type: ☐ Preliminary Plat ☐ Final Plat ☒ Replat ☐ Site Plan/Other

Location of property to be platted: ☒ Within City Limits ☐ Extended Territorial Jurisdiction (ETJ)

Name of Owner/Applicant: Robert & Misty Brownnd

Mailing Address: 9041 Meadowknoll Drive, Dallas, TX 75243

Contact Name: Misty Brownnd Phone: (470) 790-9091

Email: mishybrownd@gmail.com
(Correspondence will be through e-mail)

Property Address: 111 Arrow Way, Gun Barrel City, TX 75156

Subdivision Name: Pleasureland Estates Lot(s) to be platted: 71 & 72

Zoning District: R-4

Existing use of property (empty lot, home with storage unit, etc.): Lot 71. Doublewide onsite until July 26th. Demolished & now an open lot. Lot 72 - always vacant

Purpose of Replat (Split lots to sell, put storage unit on empty lot, etc.): Combine vacant lots in anticipation of building a new home in late 2021.

I agree to comply with all platting requirements of the City of Gun Barrel City and understand that the plat will not be administratively approved or forwarded to the Planning and Zoning Commission (P&Z) for consideration until all plat requirements have been submitted.

Signature of Applicant Misty Brownnd Date: 7/30/21

The P&Z meets on the first Monday of the month at 4:30 pm.
The City Council meets on the fourth Tuesday of the month at 6:30 pm.
There are occasional exceptions to the schedule.

Please note: Members of the Planning and Zoning Commission will be making onsite visits to verify conformity to zoning regulations.

For Department Use Only

Date Received/Reviewed: 07/30/21

Accepted by: Janet Dillard

Admin Notes: c/c authorization - out of town.

City of Gun Barrel City, Texas

1716 W. Main Street | Phone (903)-887-1087 | Fax (903) 887-6666 | www.gunbarrelcity.net

FLOOD STATEMENT
THIS TRACT DOES NOT LIE WITHIN A FLOOD HAZARD AREA AND IS IN A MINIMAL FLOOD HAZARD AREA KNOWN AS ZONE "X" AS INDICATED ON FEMA FIRM MAP COMMUNITY PANEL NO. 48213C0060E. THIS STATEMENT IS BASED SOLELY ON THE FEMA FIRM MAP AND IS NOT INTENDED TO IMPLY THAT ANY FIELD VERIFICATION WAS MADE TO MAKE THIS DETERMINATION.

LEGEND

CONC. = CONCRETE
PP = POWER POLE
WM = WATER METER
WV = WATER VALVE
IRF = IRON ROD FOUND
IRS = IRON ROD SET
W/CAP # 4207
IPF = IRON PIPE FOUND
FC = FENCE CORNER FOUND
BCS = BURIED CABLE SIGN
PLM = PIPELINE MARKER

TB = TELEPHONE BOX
LP = LIGHT POLE
GM = GAS METER
EB = ELECTRICAL BOX
PT = PROPANE TANK
SP = SERVICE POLE
FH = FIRE HYDRANT
BL = BUILD LINE
UE = UTILITY EASEMENT
DE = DRAINAGE EASEMENT

SUMMIT RIDGE DRIVE

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
WE, ROBERT AND MISTY BROWND DO HEREBY ADOPT THIS RE-PLAT, DESIGNATING THE HEREIN ABOVE DESCRIBED PROPERTY AS LOT 71-R A RE-PLAT OF LOTS 71 AND 72 OF PLEASURE LAND ESTATES TRACTS 72 AND 74 REVISED AND HEREBY IN ACCORDANCE WITH THE COVENANTS, CONDITIONS AND RESTRICTIONS OF PLEASURE LAND ESTATES AS AMENDED, A SUBDIVISION LOCATED IN HENDERSON COUNTY, TEXAS, RECORDED IN THE OFFICIAL PUBLIC RECORDS ON HENDERSON COUNTY, TEXAS.

ROBERT BROWND

MISTY BROWND

STATE OF TEXAS
COUNTY OF

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS ON THIS DAY PERSONALLY APPEARED MISTY BROWND, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____ 2021.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS
COUNTY OF

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS ON THIS DAY PERSONALLY APPEARED ROBERT BROWND, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____ 2021.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

APPROVED BY GUN BARREL CITY, HENDERSON COUNTY, TEXAS, THIS THE _____ DAY OF _____ 2021.

MAYOR

CITY SECRETARY

B. MEDRO SURVEY, A-483

CEDAR CREEK LAKE

OWNER'S CERTIFICATION STATE OF TEXAS :
COUNTY OF HENDERSON :

BEING ALL THAT CERTAIN LOT TRACT OR PARCEL OF LAND LOCATED IN THE B. MEDRO SURVEY, A-483, CITY OF GUN BARREL, HENDERSON COUNTY, TEXAS, BEING DESCRIBED AS LOTS 71 & 72 OF PLEASURE LAND ESTATES TRACTS 72 AND 74 REVISED ACCORDING TO THE PLAT RECORDED IN VOLUME 8, PAGE 33, CABINET C, SLIDE 180 OF THE PLAT RECORDS, HENDERSON COUNTY, TEXAS.

SURVEYOR'S CERTIFICATE

I, GARY L. HARDIN, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4207, DO HEREBY CERTIFY THAT THE PLAT HEREON REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION, THE LINES AND DIMENSIONS OF SAID PROPERTY BEING AS INDICATED.

GARY L. HARDIN, RPLS NO. 4207

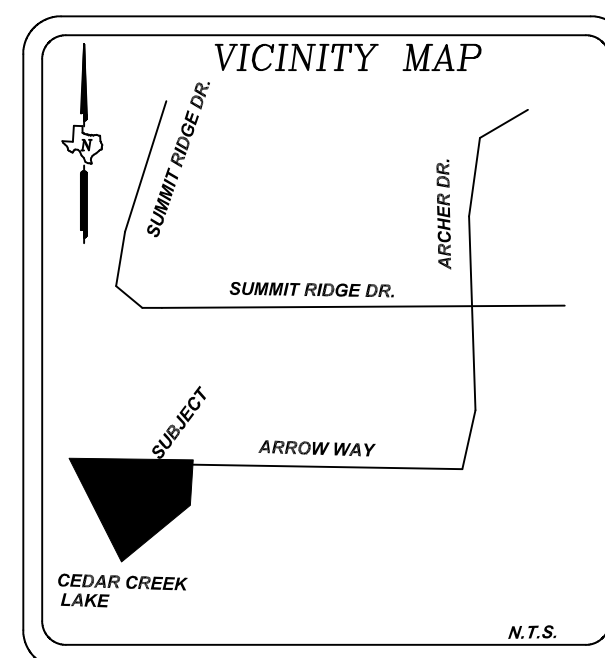


SANITARY SEWER IS AVAILABLE AND NO O.S.S.F. WILL BE ALLOWED

ACCEPTED BY:
TARRANT REGIONAL WATER DISTRICT

DATE

ARROW WAY
(20' ACCESS ESMT. PER PLAT)



FINAL RE-PLAT PLEASURE LAND ESTATES 1 LOT

RE-PLAT OF
LOTS 71 AND 72
0.48 ACRES
CITY OF GUN BARREL
B. MEDRO SURVEY, A-483
HENDERSON COUNTY, TEXAS

HARDIN SURVEYING

PO BOX 587
MABANK, TEXAS 75147
(903) 887-5674
FIRM REGISTRATION NO. 10114700

DATE PERFORMED: JULY 27, 2021

SCALE: 1" = 30 FEET

WORK ORDER # 2106007

FIELD BY: JT

DRAWN BY: TF

CHECKED BY: TP



PLANNING AND ZONING COMMISSION CITY OF GUN BARREL CITY, TEXAS AGENDA ITEM # 1.D

MEETING DATE:

August 16, 2021

SUBJECT:

Public Hearing

ACTION ITEM:

Public Hearing to discuss rezoning TR 53C, 4.00 acres in the AB 59 J P Brown Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Turner Harvard Family LP. from Agriculture District (A) to Recreational Vehicle Park District (RVP-1).

BACKGROUND:

Attached to this RFA is the public hearing notice schedule for your review. Letters have been sent out to all property owners who lie within 200 feet of Mr. Turners property. A public hearing will also take place at the August 24th City Council meeting.

[Public Hearing Notice](#)

PUBLIC HEARING NOTICE SCHEDULE for August 2021

08/02/21	Public hearing notice sent to paper (The Monitor).
08/12/21	Public hearing notice published
08/16/21	P&Z Meeting
08/24/21	City Council Meeting

PUBLIC NOTICE

The Gun Barrel City Planning and Zoning Commission and the Gun Barrel City Council will hold public hearings on Monday, August 16, 2021 at 3p.m. and Tuesday, August 24, 2021 at 6:30 p.m., in City Hall, located at 1716 West Main Street, Gun Barrel City, Texas, to discuss

1. Replatting lots 4 and 5 in the Holiday Club Estates subdivision, belonging to Larry Flowers physically located at 168 Memorial Drive into one lot, Lot 4-R.
2. Replatting lots 71 and 72 in the Pleasureland Estates, belonging to Robert and Misty Brownd, physically located at 111 Arrow Way into one lot, Lot 71-R.
3. Rezoning TR 53C, 4.00 acres in the AB 59 J P Brown Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Turner Harvard Family LP. from Agriculture District (A) to Recreational Vehicle Park District (RVP-1).



PLANNING AND ZONING COMMISSION CITY OF GUN BARREL CITY, TEXAS AGENDA ITEM # 1.E

MEETING DATE:

August 16, 2021

SUBJECT:

Rezone Request

ACTION ITEM:

Discuss and/or take action to make a recommendation to the City Council regarding rezoning TR 53C, 4.00 acres in the AB 59 J P Brown Survey, Henderson County, Texas in the City of Gun Barrel City, belonging to Turner Harvard Family LP. from Agriculture District (A) to Recreational Vehicle Park District (RVP-1).

BACKGROUND:

Attached to this RFA is Mr. Turners Rezone Application, Survey and supporting documentation for your review and consideration.

[Turner Application](#)

[Turner Survey](#)

[Supporting documentation](#)

[View_1 - Photo.jpg](#)

[View_2 - Photo.jpg](#)

[View_3 - Photo_.jpg](#)

[View_4 - Photo_.jpg](#)

[View_5 - Photo_.jpg](#)

View_6 - Photo.jpg

View_7 - Photo.jpg



Application for Special Use Permit/Rezoning

Application for: ☒ Rezoning ☐ Special Use Permit

Address of Site

668 Luther Lane, GBC, TX 75157

Applicant/Owner Information

Name of Applicant/Owner: Randall R. Turner

Name of Business: Cedar Creek Lake RV Park #2

Address of Applicant/Owner:

4615 Westside Dr Dallas TX 75209

Contact E-mail: R.Turner@HarvardCo.com

Contact Phone: 214-231-0100

Legal Description

Lot(s) Number: Attached w/survey Tract/Block(s) Number: _____

Current zoning: Agri culture Proposed zoning: RVP-1

Acres: 4.00 Subdivision (if applicable): _____

Existing & Proposed Use Description

Existing use of the site (empty lot, leased space, etc.): 48 space mob. home & RV Park

Description of proposed use: See Letter attached

Acknowledgment

I certify that the above information is accurate and complete to the best of my knowledge and that I will be fully prepared to present the above proposal at both the Planning and Zoning Commission and City Council public hearing. I reserve the right to withdraw this proposal at any time by filing a written request with the City Secretary. I understand that the full application fee is non-refundable once paid to the city.

Applicant/Owner Signature: _____

Date: July 12, 2021



Applicant Plan of Operation For Special Use Permit/Rezoning

All non-residential uses must provide the following information with the application

Describe proposed use

RV Park for Seniors (55 and older)
as monthly residences (90%)

Indicate hours of operation

8am - 6pm

Total number of employees

2

Indicate if any activity or storage is proposed outside the building

RV Park use

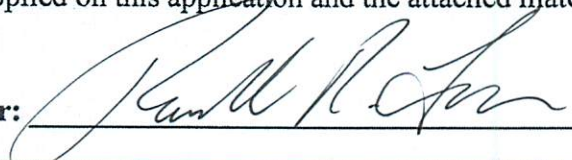
Other relevant unique information regarding site



Applicant Checklist For Special Use Permit/Rezoning

- ☒ Receipt and Recognition of Information & Guidelines for Special Use Permits/Rezoning
- ☒ Application form
- ☒ Plan of Operation (for non-residential uses)
- ☒ Application fee receipt: Rezone - \$200.00, Special Use - \$250.00
- ☒ A site survey (if applicable) along with a drawing to scale of the property requested to be granted an SUP with the seal of a Texas-registered professional surveyor or civil engineer.
- ☒ Company business plan (10 copies and digital format)
- ☒ Map/s of property and adjoining properties
- ☒ Photo/s of property and adjoining properties
- ☒ Digital .pdf format files of all submitted drawings and/or photos

I certify that the information supplied on this application and the attached materials is accurate and true to the best of my knowledge.

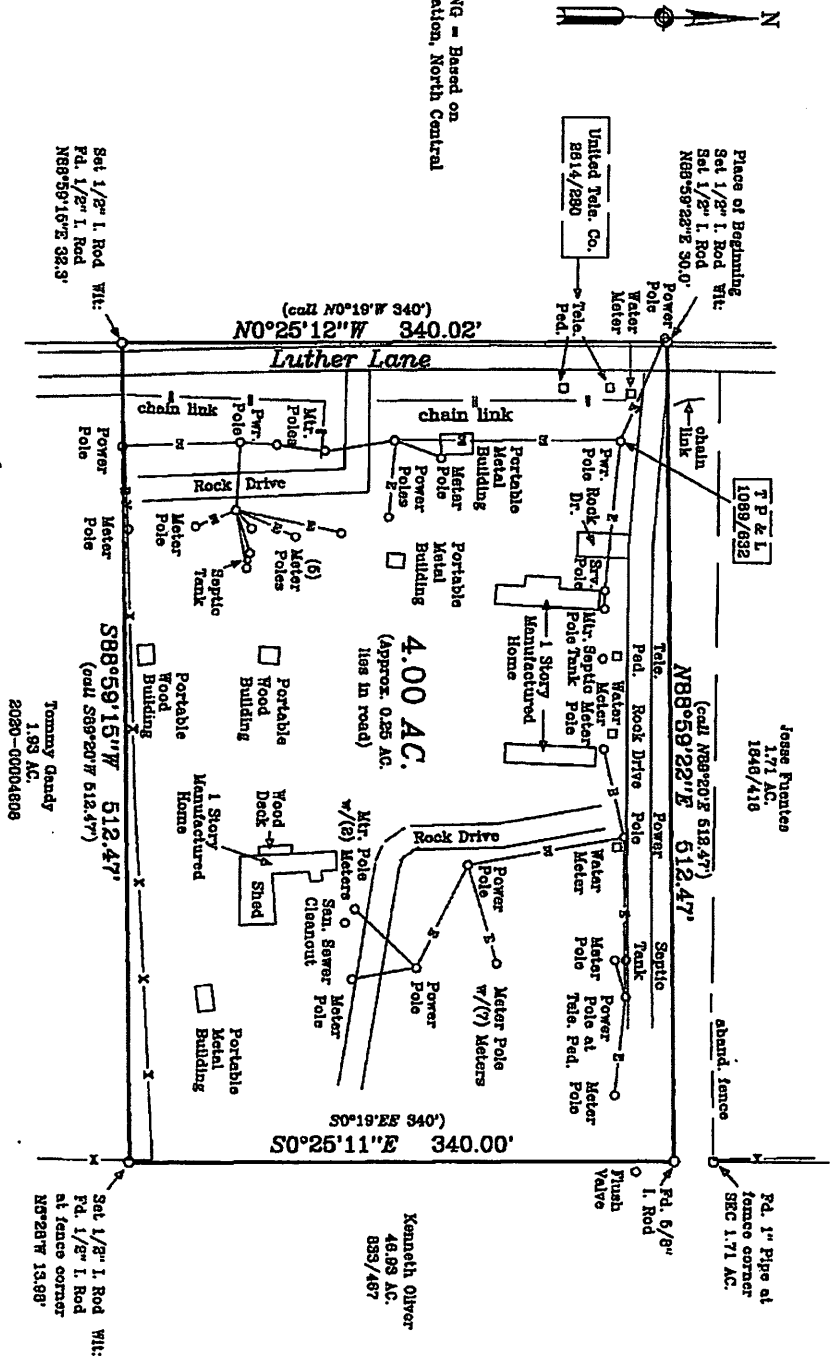
Signature of Applicant/ Owner:  Date: 7-17-2021

For Office Use Only

Reviewed by: Janet Dillard / Mike Ward

Reviewed by: _____

Accepted by: Janet Dillard Date: 07/30/21



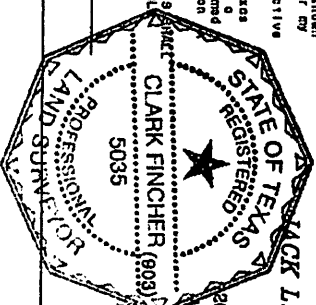
SCALE: 1" = 100'
COUNTY: HENDERSON
ACREAGE: 4.00 AC.
SURVEY: J. P. BROWN A-59
DESCRIPTION: 2020-00007453
SURVEY FOR: TURNER HARVARD

Also this survey substantially complies with the current Texas Society of Professional Land Surveyors standards and Specifications for a Category 1 Condition Survey. This survey was performed and particularly relies on the information furnished in the introduction d. F. No. 402318 of Cedar Creek Title Company.

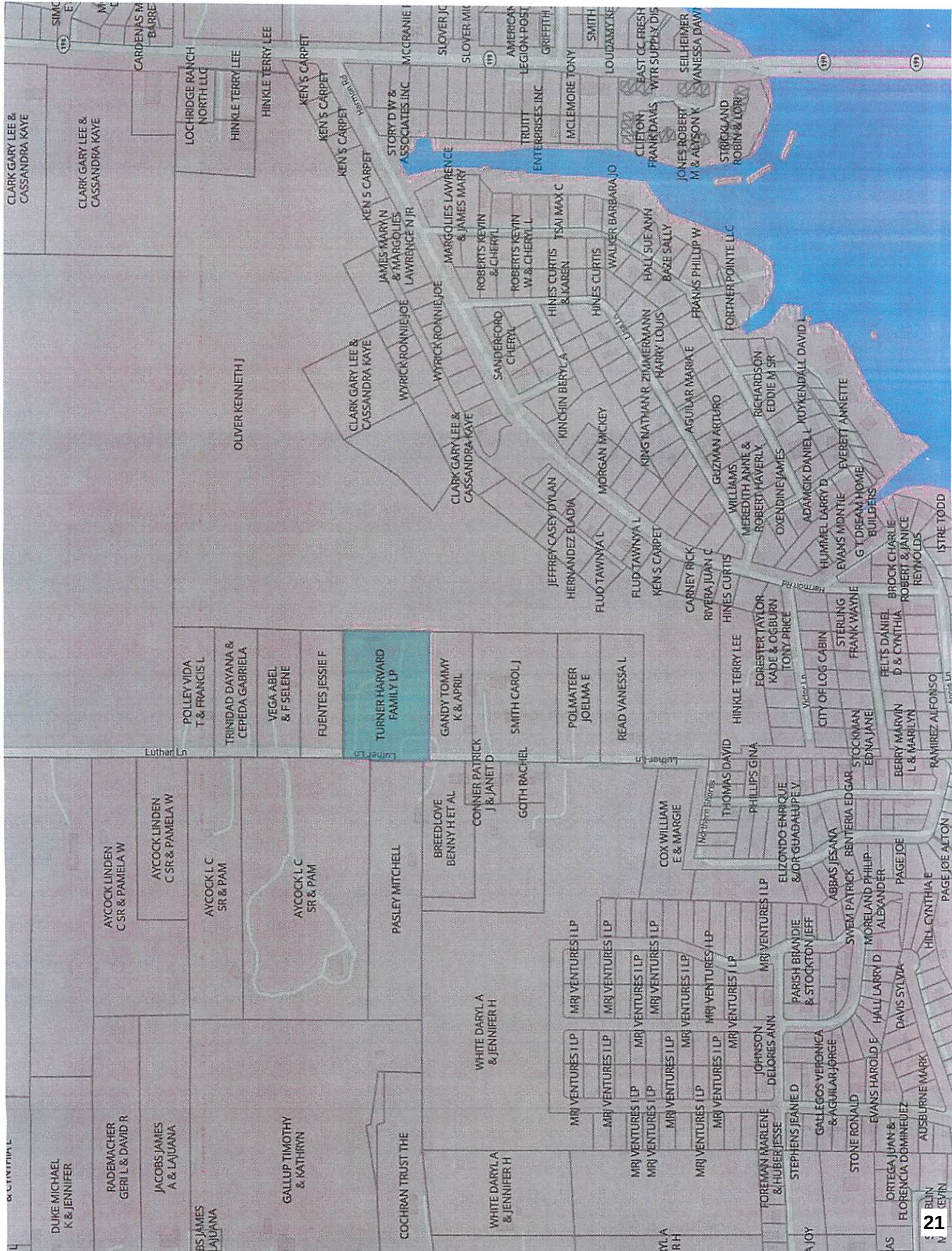
USE OF THIS SURVEY FOR ANY OTHER PURPOSE OR BY OTHER PARTIES SHALL BE AT THEIR OWN RISK AND THE UNDERSIGNED SURVEYOR IS NOT RESPONSIBLE FOR ANY LOSS RESULTING THEREFROM.

CLARK FINCHER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5035
FIRM NO. 01094479

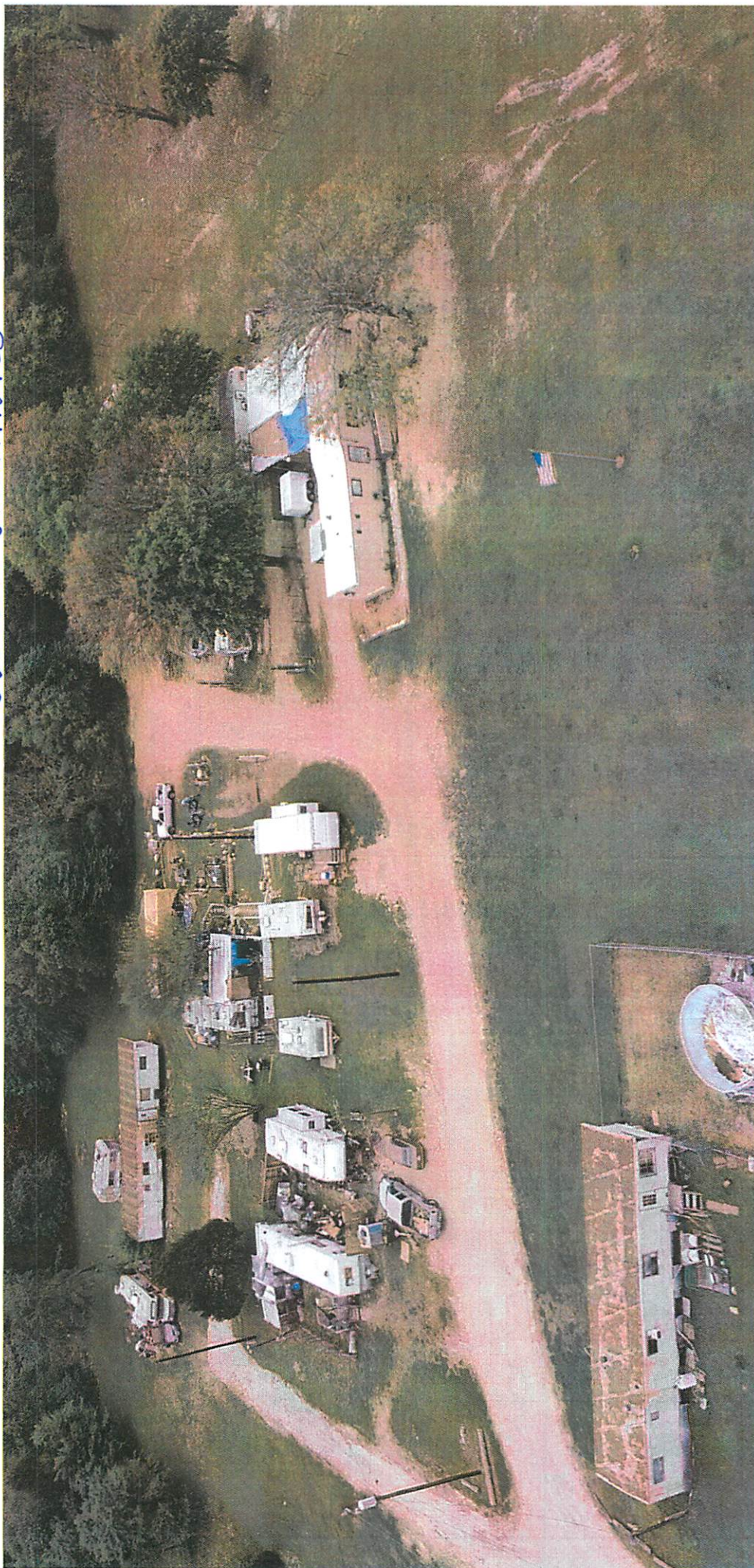
CLARK FINCHER, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5035,
FIRM NO. 10194479

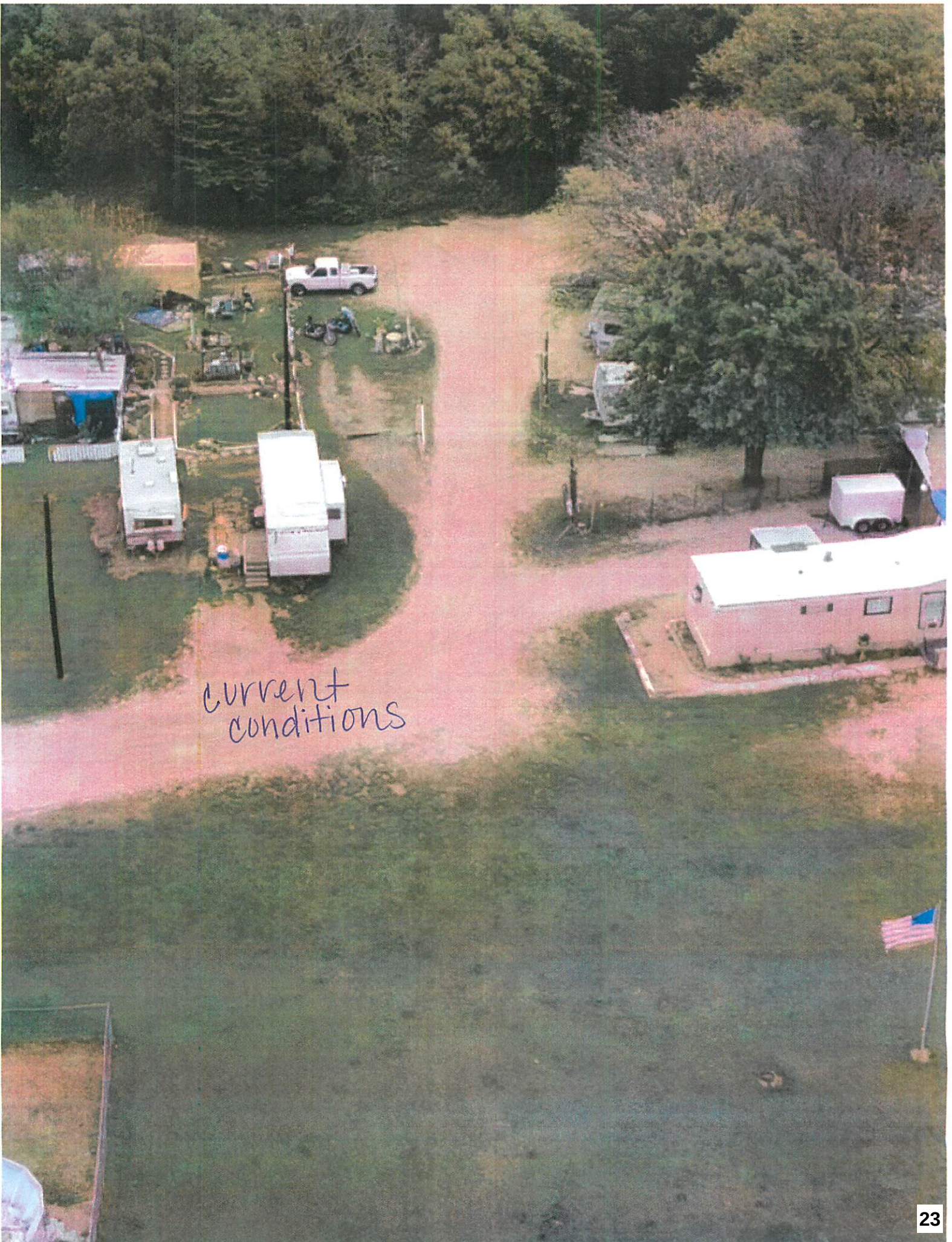


P. O. BOX 1480
2008 S. PALESTINE ST.
HOUSTON, TEXAS 75761
(3) 676-3818 or (803) 676-8656
FAX NO. 10184478



Current Conditions





current
conditions



current
conditions













