

CITY OF ROSENBERG NOTICE OF PUBLIC HEARING

Variance Request: V-25-0028

A public hearing will be held at which all persons interested in the variance request for the property located at 5610 Wagon Wheel Ln, Rosenberg, Texas will be given an opportunity to be heard. The public hearing will be held during the Planning Commission Meeting on Wednesday, June 18, 2025, at 6:00 p.m., in the Rosenberg City Hall Council Chamber, located at 2110 4th Street, Rosenberg, Texas 77471.

The public are invited to make comments on the following variance to City requirements for Setbacks:

- **The Unified Development Code Chapter 4, Division 2, Sec. 4-68 (C)(2)(ii):**
Side Setbacks for Single-family lots: Minimum of five (5) feet on each side shall be required for any single-family lot having a width of less than seventy (70) feet, or any lot platted prior to March 4, 2025.
- **The applicant is seeking approval of the following variance in accordance with the provisions of Section 4-67(A):**
 1. The applicant is seeking approval of the variance to eliminate the required five-foot (5') side setback along the east side of the subject property and instead allow a zero-foot (0') setback in order to permit a covered patio constructed on this side of the house to remain.
- **Legal Description:**
Lot 13, Block 2, of The Oaks of Rosenberg, Section 2, a subdivision in the City of Rosenberg according to the subdivision plat recorded in County Clerk's file No. 2005070327, in the Plat Records of Fort Bend County, Texas.

Further details may be obtained by contacting the Planning Department at 832-595-3500.