



FORT BEND COUNTY ENGINEERING

Fort Bend County, Texas

Richard W. Stolleis, P.E.
County Engineer

September 14, 2012

Commissioner Richard Morrison
Fort Bend County Precinct 1
1517 Eugene Heimann Circle, Suite 300
Richmond, Texas 77469

RE: Variance Request by Cheryl McNease to allow 2.00 acres out of 6.0 acres, to be sold to her adjoining neighbor Carl Gurecky, to be divided out of a tract of land in the Sarah Kennedy League, Abstract 45, Section 22, of Fort Bend County Deed Records Instrument #2005081935. Tax ID #0045-22-001-0450-903.

Dear Commissioner Morrison:

Fort Bend County Engineering has received and reviewed a request from Cherlann McNease concerning a variance to the Fort Bend County Regulations of Subdivisions. Ms. McNease requests a variance to allow 2.00 acres to be divided out of a 6.00 acre tract of land situated in the Sarah Kennedy League, Abstract 45, Section 22, of Fort Bend County Deed Records Instrument #2005081935 of Fort Bend County, Texas.

She plans to sell the 2.00 acres to her neighbor Carl Gurecky. The tract will have adequate access to a public road. No further division of these tracts will be allowed without the written consent of Commissioners Court.

Fort Bend County Engineering Department offers no objection to granting this variance and recommends approval of this variance. The FBC Health Department has reviewed this request and offers no objection to the approval.

Under the Fort Bend County Regulations of Subdivisions as described in Section 2.2 I, Commissioners Court can grant an exception to the regulations and not require a subdivision plat. If there are no objections, Fort Bend County Engineering will place an item on the agenda to approve the request for a variance.

If there are any questions or need for additional information please call 291-633-7510.

Sincerely,

A handwritten signature in blue ink that reads "Louis E. Hood". The signature is fluid and cursive.

Louis E. Hood, P.E.
First Assistant County Engineer

LEH/mjs

cc: Judge Robert E. Hebert, County Judge
Mr. Roy Cordes, Jr., FBC Attorney
File

Cherylann Mc Nease
P. O. Box 236
Orchard, Texas 77464

DATE: August 23, 2012

TO: Fort Bend County Engineering
Fort Bend County Health Department

SUBJECT: Variance Request

I am requesting a variance to the Fort Bend County Regulations of Subdivisions
As described in Section 2.2 1 to Commissioners Court to grant an exception to
the regulations and not require a subdivision plat for the property described below.

PROPERTY ADDRESS: 514 Long Lane, Orchard, Texas 77464

PROPERTY SURVEY & ABSTRACT: Abstract 45 Sarah Kennedy 6.0 acres
Section 22 Fort Bend County Deed
Records # 2005081935

TAX ACCOUNT #: 0045-22-001-0450-903

OWNERS OF RECORD: Cherylann McNease P. O. Box 236/ 514 Long Lane
Orchard, Texas 77464

Division Request: To sell 2.0 Acres out of 6 Acres to my neighbor Carl Gurecky

ATTACHMENTS: Survey Map
Deed
Health Department Approval

I understand no further division of these tracts will be allowed without the written
consent of Commissioner's Court. Your consideration of this request is appreciated.

Sincerely, 

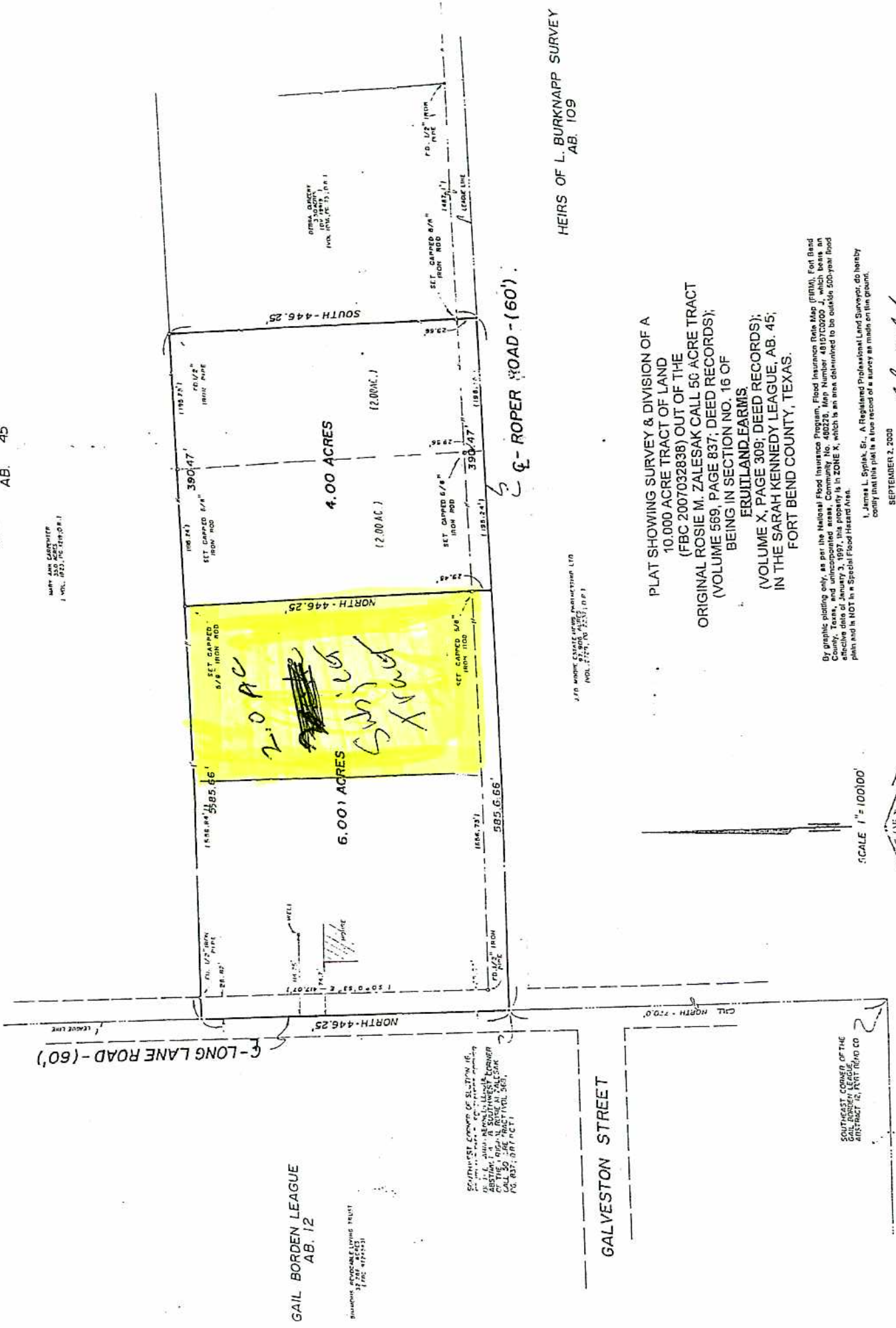
Cherylann McNease

AUG 24 2012

Exhibit "A"

SARAH KENNEDY LEAGUE
AB. 45

MAP FOR CLARITY
1 VOL. 103, PG. 149 (P.F.)



GAIL BORDEN LEAGUE
AB. 12

SHARON PRODUCE LIVING TRUST
37 281 44203
(VOL. 103, PG. 149)

SOUTHWEST CORNER OF SECTION 16,
TOWNSHIP 10N, RANGE 12E, COUNTY 103,
P.F. 103, 301 (P.F.)
OF THE 1/4 SECTION 16, TOWNSHIP 10N,
RANGE 12E, COUNTY 103,
CALL 350 THE SURVEY RECORDS,
PG. 357, 301 (P.F.)

GALVESTON STREET

HEIRS OF L. BURKNAPP SURVEY
AB. 109

PLAT SHOWING SURVEY & DIVISION OF A
10.000 ACRE TRACT OF LAND
(FBC 2007032838) OUT OF THE
ORIGINAL ROSIE M. ZALESK CALL 50 ACRE TRACT
(VOLUME 569, PAGE 837; DEED RECORDS);
BEING IN SECTION NO. 16 OF
FRUITLAND FARMS
(VOLUME X, PAGE 309; DEED RECORDS);
IN THE SARAH KENNEDY LEAGUE, AB. 45;
FORT BEND COUNTY, TEXAS.

J.P.M. MOORE ENGINEERING & SURVEYING LTD
NO. 12710, HWY 281, P.F. 103

SOUTHWEST CORNER OF THE
GAIL BORDEN LEAGUE
ABSTRACT 12, FORT BEND CO

By graphic platting only, as per the National Flood Insurance Program, Flood Insurance Rate Map (FIRM), Fort Bend County, Texas, designated area, Community No. 480228, Map Number 480702000J, which bears an effective date of January 3, 1997, this property is in ZONE X, which is an area determined to be outside 500-year flood plain and is NOT in a Special Flood Hazard Area.

SCALE 1" = 100' 100'



J. James L. Spick, Sr., A Registered Professional Land Surveyor, do hereby certify that this plat is a true record of a survey as made on this grant.

SEPTEMBER 2, 2003

Signed: *James L. Spick, Sr.*