



December 19, 2016

Commissioner Richard Morrison
Fort Bend County District 1
1517 Eugene Heimann Circle
Richmond, Texas 77469

Re: Final Plat of Lomas Hills
4825 FM 521
Fresno, Texas 77545
(Interfield Project No. 15149.00)

Dear Commissioner Morrison:

On behalf of Jose I. Valdez, Alfonso Valdez and Antonia Garcia Sanchez, owners of subject tract, we would like to request a variance to the Fort Bend County Regulations of Subdivisions, to be allowed to create "Landscape and Access Easement", instead of the required "Landscape Reserve".

Legal Description	A 2.6954-acre tract of land situated in the Manuel Escalera Survey, Abstract 170, and being part of tracts no. 51 and 52 of the New York and Texas Land Company, as recorded in Volume 26, Page 596 of the Deed Records of Fort Bend County, Texas.
FBCAD Nos.:	0170-00-000-3400-907 0170-00-000-3409-907

The reason for this variance request is due to the City of Pearland Chapter 25-Article III-Division 2-Sections 25-61 and 25-67 require all lots, tracts and reserves shall have frontage on an approved public right-of-way or access easement.

Plat has been approved by the City of Pearland Planning Department, and we have obtained Letters of "No Objection" from FBCFWSD # 1 and Fort Bend County Drainage District.

We would like to thank you in advance for your consideration of this request.

Very truly yours,
THE INTERFIELD GROUP

mvillareal
Mary Villareal
Planning Manager