



LJA ENGINEERING

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October 15, 2018

Fort Bend County Commissioners' Court
Commissioner Vincent Morales, Pct. 1
1517 Eugene Heimann Circle
Richmond, TX 77469

Re: Sienna Plantation Section 14
Sienna Plantation Municipal Utility District No. 4
Sienna Plantation Levee Improvement District
LJA Job No. 1414-1514P (6.1)

Dear Commissioner Morales:

The proposed single family development of Sienna Plantation Section 14 consists of 27.144 acres of land with 100 lots and 6 reserves in 4 blocks. The final plat was approved by the City of Missouri City Planning and Zoning Commission on October 10, 2018.

We respectfully request the Court to consider granting the following request:

- 1) A variance to the minimum lot area for lots serviced by sanitary sewer shall not be less than 5,000 square feet established under Section 5.14(E)(4) of the Fort Bend County Regulations of Subdivisions to allow a reduced lot size within the proposed Sienna Plantation Section 14 plat identified as Lot 12, Block 2.
- 2) A variance to the minimum distance of 10 feet between sides of residential structures established under Section 5.12(C)(1)(b)(5) of the Fort Bend County Regulations of Subdivisions to allow a zero lot line townhome product within the proposed Sienna Plantation Section 14 plat identified as Lot 11 and 12, Block 2.

We respectfully request the Court grant the requested variance above and approve the plat of the same.

We greatly appreciate your consideration of this variance request.

Thank you,

Marie Escue
Sr. Platting Coordinator

ME/bt