



**Texas
Engineering
And
Mapping Co.**

August 14, 2020

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

Re: Cherry Industrial Center – Variance Request for Block Length

Dear Commissioner Morales:

The light industrial site of Cherry Industrial Center consists of 28.8783 acres of land and is being platted as a single unrestricted reserve. This subdivision lies within the City of Houston's ETJ and Fort Bend County.

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

A variance is requested for the maximum 1,400-foot east-west block length requirement established under the Fort Bend County Regulations of Subdivisions as described in Section 5.5.A.2. This property is just a little longer than the block length requirement (1,486.85 feet versus 1,400 feet). The property to the east of this site is already platted with no possibility of an east-west road extending in that direction. The large acreage industrial uses surrounding this site also makes the 1,400-foot block length impractical in this vicinity.

Therefore, we request that Commissioners' Court grant the variance request and greatly appreciate your consideration of this matter.

Please feel free to contact me if you have any questions.

Thank you,

Ryan Moeckel
Platting Manager

T.E.A.M. Works For You!

12718 Century Drive Stafford, Texas 77477 (281) 491-2525 / 491-2535 - FAX