



December 22, 2022

Mr. J. Stacy Slawinski, P.E.
County Engineer
Fort Bend County Engineering Department
301 Jackson St
Richmond, Texas 77469

Commissioner, Grady Prestage
Fort Bend County Precinct 2
303 Texas Parkway, Suite #213
Missouri City, Texas 77489

RE: Variance Request -Final Plat of Sienna Village of Bees Creek Section Thirty
General Building Setback Variance Request Section 5.12.C.8
Costello Inc., Job No.2021-110-000-DV-012

Dear Mr. Slawinski and Commissioner, Prestage:

On behalf of PHHOU-SIENNA 34, LLC, we Costello, Inc., have submitted the final plat of Sienna Village of Bees Creek Section Thirty, to Fort Bend County Engineering for the consideration and approval at the next available Commissioners' Court meeting. This final plat has been approved and signed by the City of Missouri City.

We kindly request a variance to the Fort Bend County subdivision regulation section 5.12.C.8 which requires a General Building Setback of 20' feet along a cul-de-sac. This variance request is specific to Lots 1 and 2 of Block 3 and would replace the required 20' Building line with a 10' Building line along the cul-de-sac portion of Perdita Trail. Both of these lots front on Colony Lane and the rear portion of both lots adjoin Perdita Trail.

We respectfully request your consideration and approval of this variance request. Should you have any questions, please feel free to contact our office.

Sincerely,
Costello, Inc.

A handwritten signature in blue ink, appearing to read "J. De La Rosa".

Jorge L. De La Rosa
Plat Coordinator



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RE: Variance Request -Final Plat of Sienna Village of Bees Creek Section Thirty
Minimum Lot Size Variance Request Section 5.14.E.4
Costello Inc., Job No.2021-110-000-DV-012

Dear Mr. Slawinski and Commissioner, Prestage:

On behalf of PHHOU-SIENNA 34, LLC, we Costello, Inc., have submitted the final plat of Sienna Village of Bees Creek Section Thirty, to Fort Bend County Engineering for the consideration and approval at the next available Commissioners' Court meeting. This final plat has been approved and signed by the City of Missouri City.

We kindly request a variance to the Fort Bend County subdivision regulation section 5.14.E.4 and the standard of a 5,000-square foot minimum lot requirement on approximately 18 lots in Sienna Village of Bees Creek Section Thirty. In this section of development, the builder is proposing to construct smaller homes on a smaller lot based on buyer demand for a lot with less maintenance. The majority of lots in this subdivision will be over the minimum 5,000-square foot requirement.

We respectfully request your consideration and approval of this variance request. Should you have any questions, please feel free to contact our office.

Sincerely,
Costello, Inc.

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Jorge L. De La Rosa
Plat Coordinator