



APPLICATION FOR VARIANCE

Now comes Kevin Weaver and Yazmin Weaver, Applicants, who request permission from the Hopkins County Commissioners Court for a variance from the County Subdivision Rules and Regulations.

Applicants make this Variance Application to resolve practical difficulties or unnecessary physical hardships that have resulted from the size, shape, dimensions, or other physical conditions of the location or in the immediate vicinity of the property described in the attached exhibit.

Specifically, Applicants request the Variance for the following reason(s):

For the placement of a tiny house described as Mother's 600 sq. ft. house as defined in Exhibit A and B attached hereto.

Kevin Weaver
Signature of Applicant

Yazmin Weaver
Signature of Applicant

Signed and sworn before Donna Goins, Notary Public, on the 7th day of October, 2021.

Donna L. Goins
Notary Public



ORDER

The Hopkins County Commissioners Court, having reviewed the Application for Variance filed by

Kevin + Yazmin Weaver hereby grants denies (check decision of the Court) the Application.

Filed this the 15th day of October, 2021.

[Signature]
County Judge

EXHIBIT A

To The Hopkins County Commissioners

We Kevin and Yazmin Weaver have recently purchased a house at 346 CR 3501 sulphur Springs. It is 0.6 acres

We bought this property outside city limits and with no restrictions with a plan to renovate and move our Mother's very small 600sq.ft. house next to our house.

Now that our house is purchased and remodeled we are ready to move our mother in next door, only to discover there rule/law that only allows 1 adx per household.

Giving that our Mother's house is even smaller than a Mother-in-law ~~suit~~ allowance we are asking for another consideration on this matter.

We understand rules are rules however an exception in this case would be more than exceptionally appreciated. Our commitment is to make sure this property is always clean and well kept.

Many Thanks to those In Consideration of This
Sincerely, Kevin, Weaver, *[Signature]* Yazmin Weaver Matter.
[Redacted] [Redacted]

Exhibit B

346 County Road No. 3501

Being a tract of land out of the Elizabeth Mitchell Survey, Abstract No. 585, situated in Hopkins County, Texas, being a tract being located in QUARTER 86A, Inc., the Robert Hoffman (RA #18142-21) by deed recorded in Instrument No. 20150056, Official Public Records, Hopkins County, Texas, and being more particularly described by metes and bounds as follows:

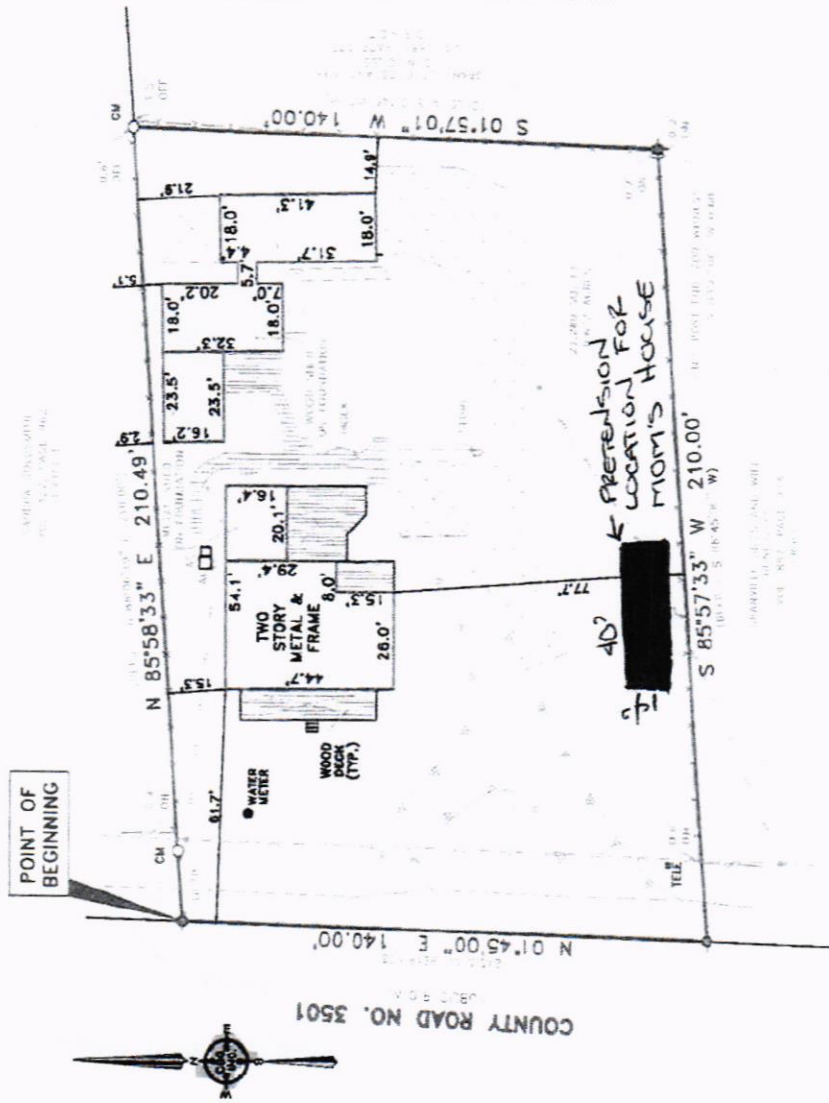
BEGINNING at a point for corner, said corner being the Southeast corner of a tract of land as conveyed unto Sandra Galdamith by deed recorded in Volume 322, Page 982, Deed Records, Hopkins County, Texas, said corner being in the centerline of County Road No. 3501 (a public right-of-way);

THENCE North 85 degrees 58 minutes 33 seconds East, along the South line of said Galdamith tract, passing at a distance of 18.78 feet a 1/2 inch iron rod found, continuing a total distance of 210.48 feet to a 1/2 inch iron rod found for corner, said corner being a Northwest corner of a tract of land as conveyed unto Granville Giles and wife, Dont Giles by deed recorded in Volume 887, Page 273, Deed Records, Hopkins County, Texas;

THENCE South 01 degree 57 minutes 01 second West, along a West line of said Giles tract a distance of 140.00 feet to a point for corner, said corner being an inside left corner of said Giles tract, from which a fence post round bears North 80 degrees 27 minutes 06 seconds West, a distance of 0.68 feet for witness;

THENCE South 85 degrees 57 minutes 33 seconds West, along a North line of said Giles tract, a distance of 210.00 feet to a point for corner, said corner being a Northwest corner of said Giles tract, said corner being in the centerline of said County Road No. 3501;

THENCE North 01 degree 45 minutes 00 seconds East, along the centerline of said County Road No. 3501, a distance of 140.00 feet to the POINT OF BEGINNING and containing 29,280 square feet or 0.672 acres of land.



This survey is made in accordance with the information provided by Freedom Realty. Use of this survey by any other person is at their own risk and the responsibility of the user. This is to certify that I have on this date made a careful and accurate survey on the ground of the subject property. The plat herein on indicated location and type of buildings, structures, and other improvements, shown are as shown and approved as indicated on this plat.

Accepted by: _____
Purchaser: _____

NOTES:
BEARINGS BASED ON THE DEED RECORDED IN INSTRUMENT NO. 20150056, OFFICIAL PUBLIC RECORDS, HOPKINS COUNTY, TEXAS. EASEMENTS AND BUILDING LINES ARE BY RECORDED PLAT UNLESS OTHERWISE NOTED.
FLOOD NOTE: According to the F.I.B.M. No. 4822500225E, this property does lie in Zone X and DOES NOT lie within the 100 year flood zone.

CBG SURVEYING INC.
321 Century Plaza Dr., Ste. 110
P 281.443.2273
F 281.443.2224
Perm No. 10194280
www.cbgsurvey.com

Drawn By: RL
Scale: 1"=30'
Date: 04/22/2011
OF NO.: 35-695
Job No.: 2107797



- LEGEND**
- 1/4" ROD FOUND
 - 1" ROD FOUND
 - 1/2" ROD FOUND
 - 5/8" ROD FOUND
 - TRANSFORMER
 - UNDERGROUND ELECTRIC
 - OVERHEAD ELECTRIC POWER
 - OVERHEAD ELECTRIC
 - CHAIN LINK FENCE
 - WOOD FENCE 4" x 4" POSTS
 - DOUBLE SIDED WOOD FENCE
 - CONCRETE
 - COVERED AREA
 - EXCEPTIONS:

EASEMENTS RECORDED IN THE FOLLOWING VOLUMES MAY AFFECT THIS PLAT:
VOL. 156, PG. 350, VOL. 343, PG. 321