

Planning and Zoning  
Building Inspection  
Telephone (903)892-7229  
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## AGENDA

The Planning and Zoning Commission and Board of Adjustment of the City of Sherman will hold a regular meeting Tuesday, September 16, 2014 at 5:00 P.M. in the Council Chambers at 220 W. Mulberry to consider the following:

*All requests are under Ordinance No. 2280, unless otherwise stated.*

1. **CALL TO ORDER**

2. **APPROVE MINUTES OF THE REGULAR AUGUST 19, 2014 PLANNING AND ZONING COMMISSION MEETING.**

3. **APPOINT BOARD OF ADJUSTMENTS**

4. **CONSENT AGENDA (ITEM 6)**

Asterisked (\*) items are considered to be routine and non-controversial items. These items will be enacted in one motion without discussion unless a Commission Member or a member of the audience requests a specific item be discussed and voted on separately prior to a motion and vote.

5. **604 S. SAM RAYBURN FREEWAY**

The request of Adnan Knaish (Owner) and Sartin & Associates (Surveyor) concerning the property located at 604 S. Sam Rayburn Freeway, being 0.74 acres in the Samuel Blagg Survey, Abstract No. 56, as follows;

***Planning and Zoning Commission***

Specific Use Permit and site plan approval under Ordinance No. 2280, Section 8, Subsection (5)(a) to allow used automobile sales and repair in a C-2 (General Commercial) District/O-1.2 (Sam Rayburn) Overlay District.

6. \* **1701 GALLAGHER DRIVE**

The request of Sherman ISD (Owners) and Randy Reid and Scott Conrad (Representatives) concerning the property located at 1701 Gallagher Drive, being Lot 1, Gallagher Park Addition, as follows:

***Planning and Zoning Commission***

Site plan approval for two portable classroom buildings at Dillingham Intermediate School.

7. **3939 N. U.S. HIGHWAY 75**

The request of Sherman Commons LP (Owners), Academy Sports and Outdoors (Tenant), Tony Rivera (Manager of Construction & Facilities) and Chris Mitchell (Store

Director) concerning the property located at 3939 N. U.S. Highway 75, being Lot 4, Block A, Sherman Commons Addition, Replat Blocks A, B & D, as follows;

**Planning and Zoning Commission**

Specific Use Permit and site plan approval under Ordinance No. 2280, Section 8, Subsection (5)(a) to allow a commercial amusement center for an indoor archery lane in a C-1 (Retail Business) District/O-1 (75 & 82) Overlay District.

**8. 118 E. WALL STREET**

The request of Sean Vanderveer (Owner) concerning the property at 118 E. Wall Street, being 0.138 acres in the J.B. McAnair Survey, Abstract No. 763 and Lots 8 & 10, Block 3, Original Town Plat (OTP Sherman), as follows:

**Board of Adjustments**

Temporary Use Permit, site plan approval and exception under Ordinance No. 2280, Section 8, Subsection (4) (a) to allow the operation of a farmer's market for retail and wholesale of agricultural products with a sales area of 4,000 square feet in lieu of 500 square feet for a period of one year in a C-2 (General Commercial) District/Central Business District.

**9. ADJOURNMENT**

By direction of the Planning and Zoning Commission and Board of Adjustment of the City of Sherman.

Joe Gilbert, Chairman

ATTEST: Scott Shadden, Secretary

Meetings of this advisory board are open to the public.

Note: The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time.

An unscheduled closed executive session may be held if the discussion of any of the above agenda items concerns the purchase, exchange, lease or value of real property; or requires consultations with City Attorney.

**Certification**

I, the undersigned authority, do hereby certify that the above Agenda of the Regular Meeting of the Board of Adjustments and Planning and Zoning Commission of the City of Sherman is a true and correct copy of said Notice and that I posted a true and correct copy of said Notice on the bulletin board, at City Hall, of said City of Sherman, Texas, a place convenient to the public and said notice was posted on September 11, 2014 at 4:00 p.m. and said time of posting was 72 hours before said meeting was convened or called to order.

Dated this 11<sup>th</sup> day of September, 2014  
City of Sherman, Texas

  
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Patsy Reeves,  
Developmental Services Administrative Secretary