

AGENDA

The Planning and Zoning Commission and Board of Adjustment of the City of Sherman will hold a regular meeting Tuesday, August 19, 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 JULY 22, 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. **210 W. HOUSTON STREET**
The request of Small Town Creations, LLC (Owners), Willie Jim's Pie Company (Tenant) and Michael Kluss, North Star Signs (Contractor/Representative) concerning the property located at 210 W. Houston Street, being Lot 1, Block 4, Original Town Plat, as follows;
Board of Adjustments
Exception under Ordinance No. 2280, Section 7, Subsection (14)(b)(5) to allow a wall sign to project 42" from the building over the sidewalk in lieu of the permitted 18" in a C-1 (Retail Business) District/Central Business District.
6. * **3600 BLOCK LOY LAKE ROAD & 900 BLOCK E. PECAN GROVE ROAD**
The request of Ibrahim Abu Sarris Family, LP (Owners), Brad Andrus (Prospective Buyer) Homeyer Engineering, Inc. (Engineers) and Underwood Drafting & Surveying (Surveyor) concerning the property located in the 3600 Block Loy Lake Road and the 900 Block E. Pecan Grove Road, being 3.127 acres in the Hillard Jennings Survey, Abstract No. 639, as follows:
Planning and Zoning Commission
Preliminary and Final Plat approval Sherman Carwash Addition.

7. **3600 BLOCK LOY LAKE ROAD & 900 BLOCK E. PECAN GROVE ROAD**

The request of Ibrahim Abu Sarris Family, LP (Owners), Brad Andrus (Prospective Buyer), Homeyer Engineering, Inc. (Engineers) and Underwood Drafting & Surveying (Surveyor) concerning the property located in the 3600 Block Loy Lake Road and the 900 Block E. Pecan Grove Road, being 3.127 acres in the Hillard Jennings Survey, Abstract No. 639, as follows:

Planning and Zoning Commission

Zone change and conceptual site plan approval under Ordinance No. 2280, Section 12, from an R-1 (One Family Residential) District to a C-1 (Retail Business) District.

8. **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 August 14, 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 14th day of August, 2014
City of Sherman, Texas

Patsy Reeves,
Developmental Services Administrative Secretary