SHERMAN

LEGAL

The Planning and Zoning Commission and Board of Adjustment of the City of Sherman will hold a regular meeting Tuesday, June 17, 2008 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.

BOARD OF ADJUSTMENTS AND PLANNING AND ZONING COMMISSION

1. The request of Charles E. Anderson (Owner) and Barry Travis (Representative) concerning the property at 1400 West Taylor, being a 1.6890 acre tract in the J. B. McAnair Survey, Abstract No. 763, as follows;
   Board of Adjustments
   (Renew) Temporary Use Permit under Ordinance No. 2280, Section 8, Subsection (4) to allow a Haunted House from September 26th through the end of the month of October in an R-1 (One Family Residential) District.

2. The request of Sherman Bible Church (Owners) concerning the property at 2617 North F.M. 1417 (Heritage Parkway), being Lots 1 & 2, Block 3, Section 2-A, Canyon Creek Addition and Lot 5, Block 1 of the Replat of Belvedere Estates Addition, as follows:
   Board of Adjustments
   Exception and site plan approval under Ordinance No. 2280, Section 6.8.1 to not be required to comply with the design standards of the O-1.1 (FM 1417) Overlay District for two (2) temporary portable office buildings for a period of up to eighteen (18) months in an R-1 (One Family Residential) District and the O-1.1 (FM 1417) Overlay District.

3. The request of Woodmont Sherman, L.P. (Owners) and Mays & Company (Prospective Buyer) concerning the property located at 3801 U.S. Highway 75 North, being Lot 1, Block C of the Sherman Commons Addition, Replat of Block C as follows:
   Planning and Zoning Commission
   Zone change under Ordinance No. 2280, Section 12, from a C-1 (Retail Business) District to a C-2 (General Commercial) District and Specific Use Permit and site plan approval under Section 8, Subsection (5)(a) to allow a tire sales business and an automobile service and repair business, including sales, service, repair and installation of tires, motor vehicle parts and accessories, oil and its derivatives, automobile supplies and furnishings in a C-2 (General Commercial) District and O-1 (75 & 82 Overlay) District.

4. The request of Randy & Leta Williams and Fischer & Mata Construction (Owners) and Helvey and Associates (Surveyors) concerning the property located at 2900 and 2904 Canyon Creek Drive, being Lots 1 & 2, Block A, of the Replat of O'Hanlon Ranch Addition, Phase 1A as follows;
   Planning and Zoning Commission

P.O. BOX 1106 • SHERMAN, TEXAS 75091-1106 (903) 892-7206

Replat approval of Lots 1 & 2, Block A of the Replat of O'Hanlon Ranch Addition, Phase 1A

5. The request of Randy & Leta Williams (Owners) and Elizar Mata (Representative) and Helvey and Associates (Surveyors) concerning the property located at 2904 Canyon Creek Drive, being Lot 2, Block A, of the Replat of O'Hanlon Ranch Addition, Phase 1A as follows;
Board of Adjustments
Variance under Ordinance No. 2280, Section 6.2, Subsection 1 to allow a 7'8" side yard setback for a single family dwelling in lieu of the required 13'6" in an R-1 (One Family Residential) District.

6. The request of Ron Barton (Owner) and Sartin & Associates (Surveyor) concerning the property located at 1624 East King Street, being Lot 1, Block 1 of the Replat of Lot 19, Block 3 and a Portion of Harrison Street between Blocks 3 and 4 of the J.C. Linnsteadt's Addition as follows:
Planning and Zoning Commission
Replat approval of the Replat of Lot 19, Block 3 and a portion of Harrison Street between Blocks 3 & 4 of J.C. Linnstaedt's Addition.

7. The request of Arthur & Deborah Harmon (Owners) and All American Surveying (Surveyor) concerning the property in the 1400-1700 Blocks of North Hoard and the 2100 Block of East Tuck Street, being Lot 2, Block 1 of the Harmony Baptist Church Addition as follows:
Planning and Zoning Commission
Replat approval of Lot 2, Block 1 of the Harmony Baptist Church Addition.

OTHER BUSINESS

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

Jason Sofey, 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.

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BOARD OF ADJUSTMENTS AND PLANNING AND ZONING COMMISSION

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2. The request of Sher- nan Bible Church (Own- ers) concerning the prop- arty at 2617 North F.M. 1417 (Heritage Parkway), being Lots 1 & 2, Block 3, Section 2-A, Canyon Creek Addition and Lot 5, Block 1 of the Replat of Belvedere Estates Addi- tion, as follows:

Board of Adjustments

Exception and site plan approval under Ordi- nance No. 2280, Section 6.8.1 to not be required to comply with the design standards of the O-1.1 (FM 1417) Overlay Dis- trict for two (2) temporary portable office buildings for a period of up to eighteen (18) months in an R-1 (One Family Resi- dential) District and the O-1.1 (FM 1417) Overlay District.

3. The request of Wood- mont Sherman, L.P. (Owners) and Mays & Company (Prospective Buyer) concerning the property located at 3801 U.S. Highway 75 North, being Lot 1, Block C of the Sherman Commons Addition, Replat of Block C as follows:

Planning and Zoning Commission

Zone change under Ordi- nance No. 2280, Section 12, from a C-1 (Retail Business) District to a C-2 (General Commer- cial) District and Specific Use Permit and site plan approval under Section 8.

Attn: Patsy
Please let me know
if this is ok. Thank You!
Jamie
903-893-8181

ys;

Planning and Zoning Commission

plat approval of Lots 1 2, Block A of the Replat O'Hanlon Ranch Addi-n, Phase 1A

The request of Randy Leta Williams (Owners) id Elizar Mata (Repre-entative) and Helvey id Associates (Survey-s) concerning the prop-ty located at 2904 Can-on Creek Drive, being ot 2, Block A, of the Re-lat of O'Hanlon Ranch ddition, Phase 1A as ollows;

Board of Adjustments

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Planning and Zoning Commission

Replat approval of the Replat of Lot 19, Block 3 and a portion of Harrison Street between Blocks 3 & 4 of J.C. Linnstaedt's Addition.

7. The request of Arthur & Deborah Harmon (Owners) and All Amer-ican Surveying (Surveyor) concerning the property in the 1400-1700 Blocks of North Hoard and the 2100 Block of East Tuck Street, being Lot 2, Block 1 of the Harmony Baptist Church Addition as fol-lows:

Planning and Zoning Commission

Replat approval of Lot 2, Block 1 of the Harmony Baptist Church Addition.

OTHER BUSINESS

By direction of the Plan-ning and Zoning Com-mission and Board of Ad-justment of the City of Sherman.

Jason Sofoy, Chair-man
ATTEST: Scott Shad-den, Secretary

Meetings of this advisory board are open to the public.

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