

AGENDA

The Planning and Zoning Commission and Board of Adjustment of the City of Sherman will hold a regular meeting April 17, 2007 at 5:00 P.M. in the Council Chambers at 220 W. Mulberry to consider the following:

1. Approve minutes of the regular March 20, 2007, Planning and Zoning Commission meeting.
2. Appoint Board of Adjustments.

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

BOARD OF ADJUSTMENTS AND PLANNING AND ZONING COMMISSION

3. The request of Pulte Homes of Texas, LP (Owners), Tipton Engineering, Inc. (Engineers) concerning the property located in the 1300-1500 of Pintail Drive and 1436 Swan Ridge Drive, being Lots 32-46, Block 6, and Lot 20, Block 9, of Country Ridge Estates No. 3, as follows:
Board of Adjustments
Variance under Ordinance No. 2280, Section 6.2, Subsection 1, to allow a twenty foot (20) foot rear yard setback in lieu of the required 25 foot in an R-1 (One and Two Family Residential) District.
4. The request of Eddie Anderson (Owner) and Shawn Davis (Applicant) concerning the property located at 1330 West Taylor, being 28.49 acres in the J. B. McAnair Survey, Abstract No. 763 as follows;
Board of Adjustments
Temporary Use Permit under Ordinance No. 2280, Section 8, Subsection (4) (a), to allow the operation of a snow cone stand May through September in an R-1 (One and Two Family Residential) District.
5. The request of Ronald and Diane Swenson (Owners) and Fred Smith (Representative) concerning the property at 2409 San Miguel, being Lot 8, Block 2 of the Replat of a part of Sections 1B and 2A of Canyon Creek Addition as follows:
Board of Adjustments
Variance under Ordinance No. 2280, Section 7, Subsection 2, to allow a one (1) foot side yard setback for a detached garage in lieu of the required 5 foot in an R-1 (One and Two Family Residential) District.

6. The request of Brinker Texas LP (Owner), GHA Architecture / Development (Architect) concerning the property located at 2809 U.S. Highway 75 North, being Lot 1, Texoma Crossing Addition, as follows:
Planning and Zoning Commission
Site Plan Approval for Chili's Restaurant
7. The request of Friendship Ranch Joint Venture, Nathan McClure and Jim Hildalgo (Owners) Teague, Nall and Perkins (Engineers) and Underwood Drafting & Surveying (Surveyors) concerning the property in the 400 Block of North Friendship Road, being 18.5 acres in the Fielding Bacon Survey, Abstract No. 119, as follows:
Planning and Zoning Commission
Final Plat of Friendship Ranch, being a rural type subdivision in the Extra Territorial Jurisdiction of the City of Sherman
8. The request of Progress Rail Services and Sherman Economic Development Corporation (Owners), and Underwood Drafting & Surveying (Surveyors) concerning the property located at 525 Progress Drive, being Lots 1 and 2, Block 1, Sherman Industrial Development Addition, and part of the William Martin Survey, Abstract No. 765 in Tract 3 of the Blalock Industrial Park, as follows:
Planning and Zoning Commission
Replat of Lots 1 and 2, Block 1 of the Sherman Industrial Development Addition
9. The request of Sherman Hills LTD. (Owner) Murray Golf Club Inc. (Developer) and CLB Engineers, Inc. (Engineers) concerning the property in the 1800-2800 Blocks of U.S. Highway 75 South, being a part of the Elizabeth Jones Survey, Abstract No. 625, the Samuel Blagg Survey, Abstract No. 56, and the Preston Kitchen Survey, Abstract No. 667, as follows:
Planning and Zoning Commission
Revised Master Plan of Sherman Hills Master Planned Golf Community.
10. The request of Patel and Shafer (Owners) and Underwood Drafting & Surveying Inc. (Surveyor) concerning the property in the 2900 Block of U.S. Highway 75 North, being a portion of Lot 4, Block One of Shafer Plaza and Lot 3, Block One of the Holiday Inn Sherman, as follows:
Planning and Zoning Commission
Shafer Plaza II, a Repat of Lot 4, Block One of Shafer Plaza, and Lot 3, Block One of the Holiday Inn Sherman.
11. The request of Woodmont Sherman LP (Owner and Developer) and Herschman Architects, Inc. (Architects) concerning the property at 4127 U. S. Highway 75 North, being Lot 1, Block A of the Repat of Blocks A, B and D of Sherman Commons Addition, as follows:
Planning and Zoning Commission
Site Plan Approval for Circuit City

12. The request of Tejinder Singh and Chuhar Singh (Owners) and Jaspal Singh (Tenant) concerning the property at 220 East FM 1417, being 13.21 Acres in the Sherod Dunman Survey, Abstract No. 329, as follows:

Planning and Zoning Commission

Site Plan Approval Sherman Truck Stop

OTHER BUSINESS

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

Willie Steele, 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.