

AGENDA

The Planning and Zoning Commission and Board of Adjustment of the City of Sherman will hold a regular meeting Tuesday, February 22, 2011 at 5:00 P.M. in the Council Chambers at 220 W. Mulberry to consider the following:

1. Approve minutes of the regular January 18, 2011, Planning and Zoning Commission meeting.

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

BOARD OF ADJUSTMENTS

2. The request of Walter M. Cole (Owner) concerning the property located at 1802 East Houston Street, being Lots 1 & 3, Block 16 of the Christian College Addition as follows;
Board of Adjustments
(Renew) Temporary Use Permit and site plan approval under Ordinance No. 2280, Section 8, Subsection (4)(a) to allow a snow cone stand in a C-1 (Retail Business) District.
3. The request of Garcha Corporation (Owner), Canam Truck Plaza, LLC (Tenant) and Gurwinder Jaswal (Representative) concerning the property at 220 East F.M. 1417, being 13.41 acres in the Sherod Dunman Survey, Abstract No. 329, as follows:
Board of Adjustments
Exception under Ordinance No. 2280, Section 7, Subsection (14)(i)(1) & (3) to allow a 342 square foot additional freestanding digital sign for a total of three freestanding signs, in lieu of one permitted not to exceed 300 square foot in a C-1 (Retail Business) District, C-2 (General Commercial) District and O-1.1 (F.M. Highway 1417) Overlay District.
4. **REQUEST TO BE TABLED.** The request of Sherman/Grayson Hospital, LLC (Owners), Texas Health Presbyterian Hospital – WNJ (Tenant) and David Watkins, Ascension Group Architects, LLP (Architects) concerning the property at 500 North Highland Avenue, being Block 3, White Rock Addition and Block 17, Greenmount 1st Addition, as follows:
Board of Adjustments
Exception under Ordinance No. 2280, Section 6.2, Subsection (1) to allow a 15' front setback in lieu of the required 25' for an addition to the Emergency Room Canopy in an R-1 (One Family Residential) District with a Specific Use Permit for a Hospital.

PLANNING AND ZONING COMMISSION

5. The request of GlobiTech Inc. (Owner), Terry Kluesner and Rocky Valentine (Representatives) concerning the property located at 200 F.M. 1417 West, being Lot 1 in the Northgate Technology Park and in Tract 2 of the Blalock Industrial Park, as follows:
Planning and Zoning Commission
Site plan approval to Ordinance No. 2252 Article IV Section 410 (2) (j) for Phase II, a warehouse addition to the existing building in the Blalock Industrial Park.
6. The request of Chris Martin (Owner) concerning the property at 4312 Texoma Parkway, being Lot 1, Sidney Heights Addition, as follows:
Planning and Zoning Commission
Specific Use Permit and site plan approval under Ordinance No. 2280, Section 8, Subsection (5) (a) to allow the conversion of the self service portion of an existing carwash into a Climate Controlled Storage Facility in a C-2 (General Commercial) District.
7. The request of John Chung (Owner), Cerma Auto Brokers (Tenant) and Deanna D. Shoars (Representative) concerning the property at 3924 Texoma Parkway, being 0.71 acres in the S.M. McGlothlin Survey, Abstract No. 811 and the H. Jennings Survey, Abstract No. 639, as follows:
Planning and Zoning Commission
Specific Use Permit and site plan approval under Ordinance No. 2280, Section 8, Subsection (5) (a) to allow truck and automotive repair and sales in a C-2 (General Commercial) District.

OTHER BUSINESS

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

Lawrence Davis, 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 Notice 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 February 17, 2011 at 12:00 p.m. and said time of posting was 72 hours before said meeting was convened or called to order.

Dated this 17th day of February, 2011
City of Sherman, Texas

Patsy Reeves,
Developmental Services Administrative Secretary