

FOR YOUR INFORMATION:

AGENDA

The Planning and Zoning Commission and Board of Adjustment of the City of Sherman will hold a regular meeting Tuesday, February 17, 2009 at 5:00 P.M. in the Council Chambers at 220 W. Mulberry to consider the following:

1. Approve minutes of the regular January 20, 2009, 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 Mary Keller (Owner) concerning the property located at 2012 South East Street, being Lot 6, Block 45 of the Southside Addition as follows;
Board of Adjustments
Variance under Ordinance No. 2280, Section 7, Subsection (3) to allow a 21' side street setback for a 24 X 30 detached garage in lieu of the required 25' in an R-1 (One Family Residential) District.
4. The request of Lamar Partnership, Daniel Endresen (Owners) Rosalbo Guerrero and Roberto Castillo (Applicants) concerning the property at 1706 E. Lamar Street, being Lot 3, Block 1 of the Lamar Plaza Addition, a Replat of part of Block 2 of J.P. Loving's 2nd Addition, as follows:
Board of Adjustments
Site Plan Approval and Permit for a Mobile Food Vendor under Ordinance No. 2280, Section 8, Subsection (4.1) in a C-1 (Retail Business) District.

BOARD OF ADJUSTMENTS

AND

PLANNING AND ZONING COMMISSION

5. The request of Totten Investments LTD (Owners), Anil Ram, Global Designs (Design Manager/Representative) and Underwood Drafting and Surveying, Inc. (Surveyors) concerning the property located in the 300 Block of Cornerstone Drive, being 3.242 acres in the J.B. McAnair Survey, Abstract No. 763, as follows:

Planning and Zoning Commission

Replat of Lots 7, 8, 9 & 10, Block 2 of Cornerstone Addition.

6. The request of Totten Investments LTD (Owners), Anil Ram, Global Designs (Design Manager/Representative) and Underwood Drafting and Surveying, Inc. (Surveyors) concerning the property located in the 300 Block of Cornerstone Drive, being all of Lots 7, 8, 9, & 10, Block 2 of Cornerstone Addition, as follows:

Board of Adjustments

Variance under Ordinance No. 2280, Section 6.4, Subsection (5)(c) to allow a four story hotel with a height of 58' in lieu of 3 stories, 45' height permitted in a C-1 (Retail Business) District and the O-1 (75&82) Overlay District.

Planning and Zoning Commission

Specific Use Permit and site plan approval under Ordinance No. 2280, Section 8, Subsection (5)(a) to allow a hotel in a C-1 (Retail Business) District and the O-1 (75 & 82) Overlay District.

PLANNING AND ZONING COMMISSION

7. The request of Heracleo Gracia (Owner) concerning the property located at 1624 East Lamar Street, being the east 95' of Lot 1, Block 1 of J.P. Loving's Second Addition and a 75' X 150' lot in the G.B. Pilant Survey, Abstract No. 96 for a total of .59 acres, 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 automotive used tire sales and service, muffler sales and service, consignment automobile sales and small engine repairs in a C-2 (General Commercial) District.

8. The request of Grayson Bible Baptist Church (Owners), Eddy Johnson (Pastor/Representative) and BWG Architecture (Architects) concerning the property located at 4400 U.S. Highway 82 East, being 11.802 acres in the William H. Brogden Survey, Abstract No. 92 as follows;

Planning and Zoning Commission

Site plan approval for a Family Life Center

9. The request of Nathan Gray (Owner) and Helvey and Associates Surveying, Inc. (Surveyors) concerning the property located at 303 West Houston Street, being a part of the J.B. McAnair Survey, Abstract No. 763, being a part of Lots 4, 5 & 6, Block W of Alexander & Allen's Addition for a total of 0.3664 acres, as follows:

Planning and Zoning Commission

Replat approval of Nathan Gray's Replat in Block "W" Alexander & Allen's Addition.

10. The request of Sherman Montessori Preschool, Inc. (Owners), Christopher Rehmet, (Chairman of the Board and President of the Board of Trustees), Mike Wilson (Representative) and Sartin and Associates, Inc. (Surveyors) concerning the property located at 618 West Belden Street, being a part of the J.B. McAnair Survey, Abstract No.

763 and the east 20' of Lot 46, Block 1, Birge-Fairview Addition for a total of 0.661 acres, as follows:

Planning and Zoning Commission

Final plat approval of Belden Street Montessori School Addition, being a Replat of the East 20' of Lot 46, together with a portion of a 15' alley of the Birge-Fairview Addition

11. The request of Sherman Montessori Preschool, Inc. (Owners), Christopher Rehmet, (Chairman of the Board and President of the Board of Trustees), Mike Wilson (Representative) and Sartin and Associates, Inc. (Surveyors) concerning the property located at 618 West Belden Street, being a part of the J.B. McAnair Survey, Abstract No. 763 and the east 20' of Lot 46 of Birge-Fairview Addition for a total of 0.661 acres, as follows:

Planning and Zoning Commission

Specific Use Permit and site plan approval under Section 8, Subsection (5)(a) to allow two additional school classrooms in an R-1 (One Family Residential) District.

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.