



A G E N D A

**Board of Adjustment
Lake Dallas City Hall
212 Main Street
April 17, 2017 - 7:00 PM**

Notice is hereby given, as required by Title 5, Chapter 551.041 of the Texas Government Code, that the Board of Adjustment of the City of Lake Dallas will meet on April 17, 2017 at 7:00 PM in the Lake Dallas City Hall, 212 Main Street, Lake Dallas, Texas. The agenda for this meeting shall be as follows:

- 1. Roll Call**
- 2. Conduct a public hearing and act on a request** by Mr. Chris Weems with Lake Cities Business Park, L.P., for a Special Exception, as authorized by Section 122-1073 of the Lake Dallas Code of Ordinances, to allow for the enlargement of an existing legal non-conforming, off premise advertising (billboard) sign, by increasing the height of said sign from thirty-five feet (35') to forty-two and one-half feet (42.5') in height, and to replace a static display on the north face of said sign with an electronic, digital face. The subject property is zoned C-3 Commercial District and IH-35E Business Corridor District, is addressed as 2002 S. Stemmons Freeway, and is more commonly known as being located on the northbound service road of S. Interstate 35E, south of W. Hundley Drive.
- 3. Conduct a public hearing and act on a request** by Mr. John Pimentel with QuikTrip Corp for a Special Exception, as authorized by Section 122-1073 of the Lake Dallas Code of Ordinances, to allow for the replacement and enlargement of an existing legal non-conforming, on premise advertising pole sign, by demolishing an existing seventy-eight foot (78') high pole sign and replacing said sign with a new one-hundred foot (100') high pole sign; **and act on a variance request** to Section 122-802, (6) of the Lake Dallas Code of Ordinances, to allow the installation of a ground monument sign that exceeds of the maximum allow signage area of sixty (60) square feet by seventy-three (73) square feet, for a total signage area of one-hundred and thirty three (133) square feet; said signs to be located on 7.526 acres of land situated in the J.W. Simmons Survey, Abstract No. 1163. The subject property is zoned C-2 Commercial District and is more commonly known as 302 Swisher Road, being situated east of S. Interstate 35E.

I, Codi Delcambre, City Secretary, certify that this agenda was posted on the City of Lake Dallas bulletin board as required by April 13, 2017 at 5:00 p.m.

Codi Delcambre

Codi Delcambre, City Secretary

This building is wheelchair accessible. Any requests for sign interpretive services must be made 48 hours ahead of meeting. To make arrangements, call 940-497-2226 or (TDD) 1-800-RELAY-TX (1-800-735-2989) to reach 940-497-2226.

The Board of Adjustment reserves the right under Section 551.071(2) of the Texas Government Code to seek legal advice from the City Attorney on any of the agenda matters which under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly establish as confidential.

I certify that the above notice and agenda of items to be considered by the Board of Adjustment was removed by me from the City Hall bulletin board on the _____ day of April, 2017.

Codi Delcambre

Codi Delcambre

Codi Delcambre, City Secretary