

CANTON BOARD OF ADJUSTMENT
1:30 P.M., THURSDAY, JANUARY 22, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Ben Shirey, Alton Smith, Larry Roe, Harry Minton, and Walter Clemments.

1. CALL MEETING TO ORDER AND DECLARE QUORUM - Chairman Ben Shirey called the meeting to order at 1:30 p.m. and declared that a quorum was present.
2. APPROVAL OF MINUTES OF DECEMBER 4, 1997 BOARD OF ADJUSTMENT MEETING - Larry Roe moved that the Minutes of the December 4, 1997, meeting be approved. Walter Clemments seconded, and all were in favor.
3. DISCUSS AND CONSIDER REQUEST FROM MICHAEL FLOWERS FOR VARIANCE ON REAR SETBACK AT LOTS 7 AND 8, BLOCK 17, ORIGINAL TOWN OF CANTON, TEXAS (300 BLOCK OF SOUTH BUFFALO) - City Secretary Rhita Koches reported to the Board that no objections to this request had been received. Larry Roe moved that the variance be approved as requested and limited only to the rear setback. Alton Smith seconded, and all were in favor.
4. DISCUSS AND CONSIDER REQUEST FROM ADA EAST O'STEEN FOR VARIANCE ON REAR SETBACK AT 1489 FORREST DRIVE - Mrs. O'Steen presented copies of written responses in favor of her request from four adjoining property owners. Mr. D. D. Mitchell had reserved the right to object and had contacted City Hall and Building Inspector Rick Malone to express his objection. The Board then reviewed Mrs. O'Steen's proposal and photographs of the area. Larry Roe moved that the variance be granted as requested. Harry Minton seconded, and all were in favor.
5. ADJOURN - There being no further items to come before the Board, Larry Roe moved that the meeting be adjourned. Harry Minton seconded, and all were in favor.



Ben Shirey, Board Chairman

ATTEST:



Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
1:30 P.M., MONDAY, MARCH 16, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Alton Smith, Larry Roe, Harry Minton, and Walter Clemments. Board Chairman Ben Shirey was absent.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Filling in for Chairman Ben Shirey, Larry Roe called the meeting to order at 1:30 p.m. and declared that a quorum was present.
2. APPROVAL OF MINUTES OF JANUARY 22, 1998 BOARD OF ADJUSTMENT MEETING – There being no additions or corrections to the Minutes of the January 22, 1998, meeting, the were approved as distributed.
3. DISCUSS AND CONSIDER REQUEST FROM JACK NOBLE FOR VARIANCE ON FRONT SETBACK AT 654 SIDES CIRCLE, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to four adjoining property owners and that two favorable responses had been received. Alton Smith moved that the variance be approved as requested. Harry Minton seconded, and all were in favor.
4. ADJOURN - There being no further items to come before the Board, Walter Clemments moved that the meeting be adjourned. Harry Minton seconded, and all were in favor.



Ben Shirey, Board Chairman

ATTEST:

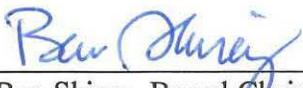


Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
1:30 P.M., THURSDAY, APRIL 9, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Alton Smith, Larry Roe, and Walter Clemments. Board Chairman Ben Shirey and Harry Minton were absent.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Filling in for Chairman Ben Shirey, Larry Roe called the meeting to order at 1:30 p.m. and declared that a quorum was present.
2. APPROVAL OF MINUTES OF MARCH 16, 1998 BOARD OF ADJUSTMENT MEETING – There being no additions or corrections to the Minutes of the March 16, 1998 meeting, Walter Clemments moved that the Minutes be approved as distributed. Alton Smith seconded, and all were in favor.
3. DISCUSS AND CONSIDER REQUEST FROM WADE WHITAKER FOR VARIANCE ON REAR SETBACK AT 156 GRANADA SQUARE, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no responses had been received. Building Inspector Rick Malone reported no objection to the requested variance. Upon questioning by the Board, Mr. Whitaker confirmed that he is in the process of purchasing the house located at 154 Granada Square and may not build on the lot at 156 Granada Square for some time. Walter Clemments moved that the variance be approved as requested with the stipulation that the variance would lapse and not apply should there be any change in ownership of the property. Alton Smith seconded, and all were in favor.
4. ADJOURN - There being no further items to come before the Board, Alton Smith moved that the meeting be adjourned. Walter Clemments seconded, and all were in favor.



Ben Shirey, Board Chairman

ATTEST:



Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
1:30 P.M., THURSDAY, MAY 28, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

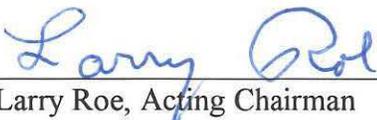
The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Alton Smith, Larry Roe, Walter Clemments, and Ed Morzak. Harry Minton was absent.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Filling in as Chair, Larry Roe called the meeting to order at 1:30 p.m. and declared that a quorum was present. Ed Morzak was introduced as a new member of the Board.

2. APPROVAL OF MINUTES OF APRIL 9, 1998 MEETING OF THE BOARD OF ADJUSTMENT – There being no additions or corrections to the Minutes of the April 9, 1998 meeting, Walter Clemments moved that the Minutes be approved as distributed. Ed Morzak seconded, and all were in favor.

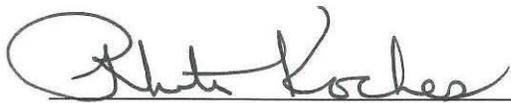
3. DISCUSS AND CONSIDER REQUEST FROM DAVID DANIEL FOR VARIANCE ON SIDE SETBACK AT 2030 LISA CIRCLE, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no objections had been received. Alton Smith moved that the variance be approved as requested. Walter Clemments seconded, and all were in favor.

4. ADJOURN - There being no further items to come before the Board, Walter Clemments moved that the meeting be adjourned. Walter Clemments seconded, and all were in favor.



Larry Roe, Acting Chairman

ATTEST:

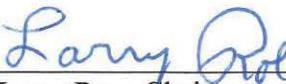


Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
1:30 P.M., TUESDAY, JULY 7, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Larry Roe, Walter Clemments, Harry Minton and Ed Morzak. Alton Smith was absent.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Filling in as Chair, Larry Roe called the meeting to order at 1:30 p.m. and declared that a quorum was present.
2. ELECTION OF CHAIRMAN – Harry Minton moved that Larry Roe be elected Chairman of the Board. Walter Clemments seconded, and all were in favor.
3. APPROVAL OF MINUTES OF MAY 28, 1998 MEETING OF THE BOARD OF ADJUSTMENT – There being no additions or corrections to the Minutes of the May 28, 1998 meeting, Walter Clemments moved that the Minutes be approved as distributed. Harry Minton seconded, and all were in favor.
4. DISCUSS AND CONSIDER REQUEST FROM OLLIE FAYE NEWMAN FOR VARIANCE ON SIDE SETBACK AT 1841 OAK SQUARE, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no objections had been received. The Board discussed the plat which had been provided which showed the existing concrete slab to be 0.37' over the property line on to Lot 14. It was noted that the Board's authority was limited to the property line only, and did not extend to encroachments on to adjoining property. No response was received from Mrs. Mildred Arnold, the owner of Lot 14. Harry Minton moved that the variance from eight feet to zero feet be approved as requested. Walter Clemments seconded, and all were in favor.
5. ADJOURN - There being no further items to come before the Board, Ed Morzak moved that the meeting be adjourned. Harry Minton seconded, and all were in favor.



Larry Roe, Chairman

ATTEST:

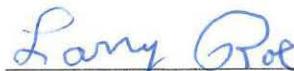


Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
1:30 P.M., TUESDAY, JULY 28, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Larry Roe, Harry Minton and Alton Smith. Walter Clemments and Ed Morzak were absent.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Chairman Larry Roe called the meeting to order at 1:30 p.m. and declared that a quorum was present.
2. APPROVAL OF MINUTES OF JULY 7, 1998 MEETING OF THE BOARD OF ADJUSTMENT – There being no additions or corrections to the Minutes of the July 7, 1998 meeting, Alton Smith moved that the Minutes be approved as distributed. Harry Minton seconded, and all were in favor.
3. DISCUSS AND CONSIDER REQUEST FROM JERRY D. SULLIVAN FOR VARIANCE ON SIDE AND REAR SETBACKS AT 1780 DESERT WILLOW, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no objections had been received. Alton Smith moved that the variance be granted as requested. Harry Minton seconded, and all were in favor.
4. DISCUSS AND CONSIDER REQUEST FROM JEARL CUNNINGHAM FOR VARIANCE ON FRONT SETBACK AT 2137 LISA CIRCLE, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no objections had been received. Harry Minton moved that the variance be granted as requested. Alton Smith seconded, and all were in favor.
5. ADJOURN - There being no further items to come before the Board, Alton Smith moved that the meeting be adjourned. Harry Minton seconded, and all were in favor.



Larry Roe, Chairman

ATTEST:

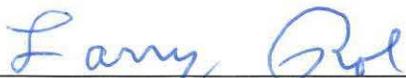


Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
10:00 A.M., TUESDAY, SEPTEMBER 29, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

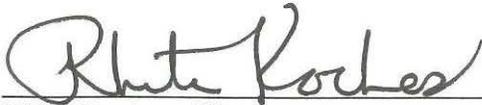
The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Larry Roe, Alton Smith, and Ed Morzak. Walter Clemments and Harry Minton were absent.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Chairman Larry Roe called the meeting to order at 10:00 a.m. and declared that a quorum was present.
2. APPROVAL OF MINUTES OF JULY 28, 1998 MEETING OF THE BOARD OF ADJUSTMENT – There being no additions or corrections to the Minutes of the July 28, 1998 meeting, Alton Smith moved that the Minutes be approved as distributed. Ed Morzak seconded, and all were in favor.
3. DISCUSS AND CONSIDER REQUEST FROM GARY HARRISON FOR VARIANCE OF CITY'S SIGN ORDINANCE (Ordinance 97-03) TO INSTALL SECOND SIGN AT 531 EAST DALLAS, CANTON, TEXAS – City Secretary Rhita Koches notified the Board that no objections to the proposed variance had been received. Building Inspector Rick Malone advised the Board that the roof-mounted installation of a second sign was feasible. Alton Smith moved that the variance be granted. Ed Morzak seconded the motion, and all were in favor.
4. DISCUSS AND CONSIDER REQUEST FROM KENTUCKY FRIED CHICKEN/TACO BELL FOR VARIANCE OF CITY'S SIGN ORDINANCE (Ordinance 97-03) TO INSTALL SECOND SIGN AT 1963 N. TRADE DAYS BLVD., CANTON, TEXAS - City Secretary Rhita Koches notified the Board that no objections to the proposed variance had been received. Building Inspector Rick Malone advised the Board that, based on designs provided, construction of the proposed sign would exceed requirements. Ed Morzak moved that the variance from two sign faces to four sign faces be granted. Alton Smith seconded the motion, and all were in favor.
5. ADJOURN - There being no further items to come before the Board, Alton Smith moved that the meeting be adjourned. Ed Morzak seconded, and all were in favor.



Larry Roe, Chairman

ATTEST:



Rhita Koches, City Secretary

CANTON BOARD OF ADJUSTMENT
1:30 P.M., TUESDAY, NOVEMBER 24, 1998
CITY HALL, 290 E. TYLER STREET
CANTON, TEXAS

The Canton Board of Adjustment met at the above-named time and date in the City Hall Council Chambers. Members present were Larry Roe, Harry Minton, Alton Smith, Walter Clemments, and Ed Morzak.

1. CALL MEETING TO ORDER AND DECLARE QUORUM – Chairman Larry Roe called the meeting to order at 1:30 p.m. and declared that a quorum was present.

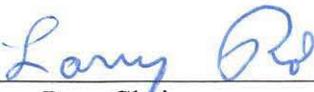
2. APPROVAL OF MINUTES OF SEPTEMBER 29, 1998 MEETING OF THE BOARD OF ADJUSTMENT – There being no additions or corrections to the Minutes of the September 29, 1998 meeting, Walter Clemments moved that the Minutes be approved as distributed. Harry Minton seconded, and all were in favor.

3. DISCUSS AND CONSIDER REQUEST FROM OLLIE FAYE NEWMAN FOR VARIANCE ON SIDE SETBACK AT 1841 OAK SQUARE, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no objections had been received. Harry Minton moved that the variance be granted as requested. Ed Morzak seconded, and all were in favor.

4. DISCUSS AND CONSIDER REQUEST FROM BAR-F GROCERY FOR VARIANCE ON FRONT SETBACK AT 1809 WEST DALLAS, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and the only response received was in favor. Alton Smith moved that the variance be granted as requested. Walter Clemments seconded, and all were in favor.

5. DISCUSS AND CONSIDER REQUEST FROM GERALD REESE FOR VARIANCE ON REAR SETBACK AT 200 DODSON, CANTON, TEXAS – City Secretary Rhita Koches reported to the Board that notices of the requested variance had been forwarded to adjoining property owners and that no objections had been received. Walter Clemments moved that the variance be granted as requested. Alton Smith seconded, and all were in favor.

5. ADJOURN - There being no further items to come before the Board, Alton Smith moved that the meeting be adjourned. Harry Minton seconded, and all were in favor.



Larry Roe, Chairman

ATTEST:



Rhita Koches, City Secretary