

CITY OF FARMERS BRANCH NOTICE OF PUBLIC HEARING

ZONING CASE NO. 17-SU-16

The City of Farmers Branch has received a request from 7 Eleven for a Specific Use Permit (SUP) for a gasoline service station on the northeast corner of Valwood Road and I-35 eastbound frontage road (also known as Harry Hines Blvd). This SUP request includes an associated Site Plan for the development of a new gasoline service center and convenience store (including beer and wine sales). This 0.746 acre site is located within an established Alcohol Sales Overlay subdistrict and Planned Development Number 70 (PD-70) zoning district and (see map on back).

The Planning and Zoning Commission will hold a public hearing to consider this request on **Monday, August 14**th at 7:00 p.m. The hearing will take place in the City Council Chambers of City Hall, located at 13000 William Dodson Parkway, City Hall Plaza, Farmers Branch, Texas.

If you have any questions concerning this request, please call Andreea Udrea at 972 919 2546.

	cannot attend these hearing				nake your views known by attending s your views on this request by comp	
Return to:	City of Farmers Branch Planning Department P.O. Box 819010 Farmers Branch, Texas	Date:	August	14, 2	017	

As a property owner likely to be affected by this request, I (oppose) (the request for the following reasons:

The Summary of Mailed Notices and associated Notification Map incorrectly identifies the Property Owner with the property owned. Also, see attachment.

Name:	Triple A Oil	Properties, L.P.
Address:	12342 Inwood	Road Dallas, Tx 75244
FARMERS B	RANCH CITY HALL IS W	WHEEL CHAIR ACCESSIBLE. ACCESS TO THE BUILDING AND SPECIAL
PARKING A	RE AVAILABLE AT THE	E MAIN ENTRANCE FACING WILLIAM DODSON PARKWAY. PERSONS
WITH DISA	BILITIES WHO PLAN TO	ATTEND THIS MEETING AND WHO ARE DEAF OR HEARING
IMPAIRED a	AND WHO MAY NEED A	AUXILIARY AIDS OR SERVICES SUCH AS A SIGN INTERPRETERS FOR
PERSONS W	'HO ARE DEAF OR HEA	RING IMPAIRED, OR LARGE PRINT ARE REQUESTED TO CONTACT

THE CITY SECRETARY'S OFFICE AT 972-919-2503 AT LEAST 72 HOURS PRIOR TO THE MEETING.

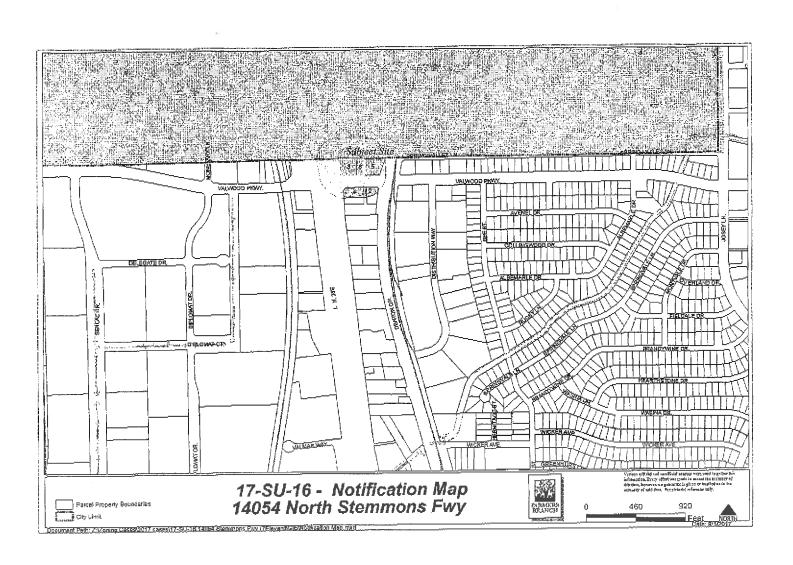
Attachment to Response to Notice of Public Hearing

Zoning Case No. 17-SU-16

August 14, 2017

The incorrect Summary of Mailed Notices and associated Notification Map are attached.

Additionally, we are also expressing our concern whether the plan accompanying the request for a Specific Use Permit for a gasoline service station on the northeast corner of Valwood Road (should be Parkway) and I-35 frontage road meets the goals of the comprehensive plan promulgated by the City of Farmers Branch. The proposed development is contrary to the needs of the area due to the existence of a comparable convenience store and Chevron fuel facility at the southeast corner of Valwood Parkway and I-35 frontage road.



Summary of Mailed Notices Property Owner List 17-SU-16 14054 North Stemmons Freeway

Мяр	First Name	Address	City	State	Zip	Written Response
	MARION A GOOD ADDITION	PO BOX 276	BLANCO	TEXAS	786060276	No Response
	NET LEASE FUNDING 2005 LP	2325 E CAMELBACK RD	PHOENIX	ARIZONA	850169078	No Response
2	STE 1100	STE 1100 12342 INWOOD RD	DALLAS	TEXAS	752448023	No Response
3_	TRIPLE A OIL PROPERTIES VALWOOD 35 LP	3612 HARVARD AVE	DALLAS	TEXAS	752053226	No Response
5	VALWOOD 35 LP	3612 HARVARD AVE	DALLAS	TEXAS	752053226	No Response
6	WAFFLE HOUSE INC 5986 FINANCIAL DR	PO BOX 6450	NORCROSS	GEORGIA	300916450	No Response