

**MINUTES
PLANNING AND ZONING COMMISSION
APRIL 7, 2009**

Item 1:

The Lewisville Planning and Zoning Commission was called to order at 6:31 p.m. Members present: Jim Gallegos (Vice-Chairman), Karen Boenker, Alvin Turner, William “Bill” Price, Joy Townsend and James Davis. Chairman Rod Russell was absent.

Staff members present: Gene Lewis and Mary Paron-Boswell

Item 2:

A motion was made by Karen Boenker to approve the March 17, 2009, meeting minutes, seconded by James Davis. The motion passed unanimously (6-0).

Item 3:

The public hearing consent plats was the next item on the agenda. There were three plats for consideration:

- A. Final Plat of LISD Windhaven Campuses Cate Career Center, Lots 1-4, Block A, a 79.2 acre tract zoned Public Use (PU), located at the northeast corner of Windhaven Parkway and FM 544.
- B. Final Plat of Lewisville Center for the Creative Arts, Lot 1, Block A, a 2.26 acre tract zoned Public Use (PU), located on the southwest corner of Charles St. and Church St.
- C. Final Plat of Vista Ridge – 35 Addition, Lots 5B-1 and 5C-1, Block A, a 4.6 acre tract zoned Light Industrial (LI), located on the south side of Vista Ridge Mall Dr, approximately 400 ft east of Lake Vista Dr.

Staff gave a brief presentation recommending approval of the three plats. The public hearing was opened and there being no one present to speak for or against the plats, the hearing was then closed. There being no discussion, a motion was made by Karen Boenker to recommend approval of the plats, seconded by Bill Price. The motion passed unanimously (6-0).

Item 4:

The public hearing zoning cases were the next item on the agenda. There was one case for consideration:

- A. Consideration of a zone change request from Heavy Industrial (HI) to Public Use (PU) on a 9.08 acre tract located at the southeast corner of College Street and the D.G.N.O. Railroad; further identified as the Hume Addition, Lot 1, Block A. The request is being made by the Denton County Transportation Authority, on behalf of the property owner (Case No. PZ20090405).

Staff gave a brief presentation indicating that the Denton County Transportation Authority planned on constructing the second of three planned rail stops in Lewisville at this site. The lot is planned for a park and ride facility for the DCTA Old Town Station. The public hearing was opened and Karl Crawley, representative for the project spoke to the Commissioners. He indicated that were rezoning the park and ride area of the station only and that the parking would be built in two phases. He also indicated that DCTA

now owned the site and plan on having trains running by December 2010. There being no one else present to speak on the item, the hearing was then closed. The members had no further questions and a motion was made by Karen Boenker to recommend approval of the zone change request, seconded by Bill Price. The motion passed unanimously (6-0).

There being no other business to discuss, the meeting was adjourned at 6:41 pm.

Respectfully submitted,

Approved,

Mary Paron-Boswell
Senior Planner

Rod Russell
Chairman