

**MINUTES
PLANNING AND ZONING COMMISSION
OCTOBER 6, 2009**

Item 1:

The Lewisville Planning and Zoning Commission was called to order at 6:34 p.m. Members present: Rod Russell (Chairman), Karen Boenker, Alvin Turner, William "Bill" Price, and James Davis. Members Jim Gallegos (Vice-Chairman) and Joy Townsend were absent.

Staff members present: Gene Lewis, Mary Paron-Boswell and Sarah McLain.

Item 2:

A motion was made by Karen Boenker to approve the September 1, 2009, meeting minutes, seconded by James Davis. The motion passed unanimously (5-0).

Item 3:

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

- A. Final Plat of Orchard Valley Estates Phase V, Lots 1R and 2, Block A, a 3.1 acre tract zoned Local Commercial (LC), located at the northeast corner of McGee Lane and Valley Ridge Blvd.
- B. Final Plat of Lewisville Towne Crossing, Lots 6R-1 and 9R, Block A, a 14.22 acre tract designated Light Industrial (LI), located in the southeast quadrant of SH 121 and Josey Lane.

Staff gave a brief presentation and the public hearing was then opened. There being no one present to speak on the items, the public hearing was then closed. A motion was made by Karen Boenker and seconded by James Davis to approve the items. The motion passed unanimously (5-0).

Item 4:

Public hearings related to zonings were the next item on the agenda. There was one case for consideration:

- A. Consideration of a release of deed restrictions for on a 6.158 acre tract located at the northeast corner of Rockbrook Drive and Highland Drive; further identified as The Manors at Vista Ridge II in its entirety, formerly Lot 2A, Block A of Rockbrook Elementary School Addition. The request is being made by Churchill Residential, Inc., representing the property owners, (Case No. PZ20091012).

Staff presented the item and indicated that the deed restrictions were originally placed on the property when the property was rezoned for single family homes. The property has since been rezoned to Medical district and Office District and the deed restrictions in place no longer make sense to keep on the property. The public hearing was opened. There being no one present to speak on the item, the public hearing was then closed. A motion was made by Bill Price to recommend approval of the removal of deed restrictions. The motion was seconded by Karen Boenker and approved unanimously (5-0).

There being no other business to discuss, the meeting was adjourned at 6:40 pm.

Respectfully submitted,

Approved,

Mary Paron-Boswell
Senior Planner

Rod Russell
Chairman