

**MINUTES
ZONING BOARD OF ADJUSTMENT
JUNE 7, 2017**

Item 1: Call to Order

The Lewisville Zoning Board of Adjustment was called to order at 7:02 p.m.

Board Members Present: Tom Jensen (Chairman), James Collier, Alternates Audra Smolinski (sat) and Winston Edmondson (sat). Antonio Gallizzi (Vice-Chair), Douglas Hicks and Mary Ellen Miksa were absent.

Staff Members Present: Richard Luedke, Planning Director; Mary Paron-Boswell, Senior Planner

Item 2: Minutes

Approval of the May 3, 2017 minutes was the next item on the agenda. *A motion was made by Audra Smolinski to approve the minutes, seconded by Winston Edmondson. The motion passed unanimously (4-0).*

Item 3: Public Hearing

There was one item on the agenda:

- A. **Public Hearing:** Consideration of a Variance Request to Allow an Approximately 2.4-Foot Encroachment Into the Required 6.5-Foot Side Yard Setback. The Subject Site is Located at 707 Bentwood Drive and Legally Described as Lot 29, Block H, Westlake Park 2 Addition; Zoned Single Family Residential District (R-7.5); as Requested by the Mark Mickelson, Wyndham Homes, on Behalf of Felipa H. Limboc, the Property Owner. (Case No. BA-2017-06-02).

Staff gave a brief presentation of the variance request and history of the property. Staff recommended approval of the item and indicated that the applicant's daughter was available to answer any questions. The public hearing was then opened and the applicant's daughter Jennifer Jackson spoke in favor of the request. There being no one else present to speak on the item, the public hearing was then closed. *A motion was made by Audra Smolinski to approve the variance request as presented, seconded by Winston Edmondson. The motion passed unanimously (4-0).*

There being no other business before the Board, the meeting adjourned at 7:07 p.m.

These minutes approved by the Lewisville Zoning Board of Adjustment on November 15, 2017.

Respectfully Submitted,

Richard Luedke, Planning Director

Approved,

Tom Jensen, Chairman