

MINUTES
PLANNING AND ZONING COMMISSION
MARCH 17, 2026

Item A: Call to Order and Announce that a Quorum is Present

With a quorum present, the Lewisville Planning and Zoning Commission meeting was called to order by Chair Karen Locke at 6:30 p.m. on Tuesday, March 17, 2026, in the Council Chambers, of the Lewisville City Hall, 151 West Church Street, Lewisville, Texas.

Members present: Chair Karen Locke, Vice Chair Erum Ali, Rick Lewellen, Jack Tidwell, Ainsley Stelling, Francisca Al-waely, Joshua Peterson

Members absent: none

Staff members present: Richard E. Luedke, Planning Director; Vashil Fernandez, Planning Manager; Jon Beckham, Senior Planner; Patty Dominguez, Senior Planning Technician.

Item B: Approval of Minutes

1. Consider the minutes of the March 3, 2026, Regular Meeting.

A motion was made by Francisca Al-waely to approve the minutes as presented, seconded by Jack Tidwell. The motion passed unanimously (7-0).

Item C: Public Hearing

Commissioner Stelling advised that she would be recusing herself from Agenda Item C-2. The appropriate Conflict of Interest Affidavit had been filled out and filed with the Planning Department. Commissioner Stelling stepped away from the dais at 6:31 p.m.

2. Public Hearing: Consideration of a Special Use Permit for a Backyard Cottage; on an Approximately 0.3084-Acre Lot, Legally Described as Lot 1, Block A, Park Place Addition; Located at 1001 Forest Park Drive, Zoned Single Family Residential (R-12); as Requested by Ainsley Stelling and Jeff Woods, the Property Owners. (Case No. 26-01-2-SUP)

Jon Beckham, Senior Planner, gave a brief overview and staff's recommendation. Wilbert Soriano with WIS Design PLLC was present and available for questions. Chair Locke opened the public hearing. With no one indicating a desire to speak, the public hearing was then closed. *A motion was made by Francisca Al-waely to recommend approval of the special use permit as presented, seconded by Rick Lewellen. The motion passed unanimously (6-0).* Richard E. Luedke, Planning Director, stated that this item would be considered by the City Council on Monday, April 6, 2026, at 7:00 p.m. for a second public hearing and final decision.

Commissioner Stelling returned to the dais at 6:34 p.m.

Item D: Announcements

There were no announcements.

Item E: Adjournment

A motion was made by Erum Ali to adjourn the Planning and Zoning Commission meeting. The motion was seconded by Rick Lewellen. The motion passed unanimously (7-0). There being no other business to discuss, the Planning and Zoning Commission meeting was adjourned at 6:34 p.m.

These minutes will be approved by the Planning and Zoning Commission at the next scheduled meeting.

Respectfully Submitted,

Approved,

Vashil Fernandez, AICP
Planning Manager

Karen Locke, Chair
Planning and Zoning Commission