

**MINUTES
PLANNING AND ZONING COMMISSION
DECEMBER 3, 2024**

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, December 3, 2024, in the Council Chambers, of the Lewisville City Hall, 151 West Church Street, Lewisville, Texas.

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

Members absent: none

Staff members present: Richard E Luedke, Planning Director; Michele Berry, Planning Manager; Jon Beckham, Senior Planner; Lauren Cook, Planner I; Patty Dominguez, Senior Planning Technician.

5. Public Hearing: Consideration of a Zone Change from Light Industrial (LI) District to Heavy Industrial (HI) District and Heavy Industrial (HI) District to Light Industrial (LI) District, on a Portion of 8.504 Acre Lot, Legally Described as Lot 1, Block A, M.A. Block Addition; Located at 1201 South Railroad Street; as Requested by Arturo Flores, the Applicant, on Behalf of Fluor Enterprises Inc., the Property Owner. (24-09-10-Z)

Lauren Cook, Planner I, gave a brief overview and staff's recommendation. Troy Burkey of Fluor Enterprises Inc., 1204 S Railroad St (applicant) 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 Rick Lewellen to recommend approval of the zone change as presented, seconded by Ainsley Stelling. The motion passed unanimously (7-0). Richard E Luedke, Planning Director, stated that the item would appear before the City Council on January 6, 2025, at 7:00 p.m. for a second public hearing and a final decision.

Item F: Adjournment

A motion was made by Rick Lewellen to adjourn the Planning and Zoning Commission meeting. The motion was seconded by Jack Tidwell. The motion passed unanimously (7-0). There being no other business to discuss, the Planning and Zoning Commission meeting was adjourned at 7:10 p.m.

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

Respectfully Submitted,

Approved,

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Michele Berry, AICP
Planning Manager

Karen Locke, Chair
Planning and Zoning Commission