



November 20, 2024

City of Lewisville – Planning Department  
151 W. Church Street  
Lewisville, TX 75057

Statement of Expected Impact and Narrative

AIP Eagle Court, LLC  
1504 Eagle Court, Suite 9  
Lewisville, Texas, 75057

To whom it may concern,

Regarding the SUP application for 1504 Eagle Court, Suite 3, Liberty Hail is a paintless dent repair business that performs their services on vehicles. With the services offered, there will not be a negative impact in regards an increase in transportation, police, education, water, sewer, or drainage demands. The use is not detrimental to the public health, safety, or general welfare.

With the Lewisville 2025 Plan, the Vision Statement of what Lewisville wants to be like when it turns 100 and beyond is “a community characterized by diversity, connectivity, resource management and growth.” Specifically, for growth, is attracting and welcoming businesses and residents. Liberty Hail is based in Houston and is looking to have their first location outside of Houston here to operate their business within the city and to be a member of the Lewisville business community.

1504 Eagle Court is zoned Light Industrial and is directly adjacent to other properties zoned Light Industrial to the north, south, east, and west. As an automotive repair minor classification, the use is compatible with the zoning and would not negatively impact the development or neighboring properties. The hours of operation for Liberty Hail are Monday-Friday from 9:00AM-5:00PM and 10:00AM-4:00PM on weekends. It will be prohibited for cars being serviced to be stored outdoors.

Approval of the zoning case associated with this exhibit shall not imply approval of any associated study, plat or plan, approval of development standards shown heron, or the initiation of the development process. Planning and Zoning Commission and/or City Council action on studies, plats or plans relating to the development of this property shall be considered as an action separate from action taken on this zoning case.

Sincerely,

John Lam  
214-529-5477  
[john.lam@855alltrades.com](mailto:john.lam@855alltrades.com)