



City of Lewisville, TX

Planning and Zoning Commission

Agenda

151 W Church Street
Lewisville, Texas 75057

Tuesday, October 15, 2024

7:00 PM

Council Chambers

Regular Session - 7:00 P.M.

A. Call to Order and Announce that a Quorum is Present.

B. Approval of Minutes

1. [Consider the Minutes of the October 1, 2024 Regular Meeting.](#)

C. Regular Hearings

2. [Final Plat of Runtime Center Addition, Lot 1, Block A; on 1.056 Acres, out of the Jesse Sutton Survey, Abstract 1155 and the E. Pickette Survey, Abstract 1014; Zoned Light Industrial \(LI\) District, Located at 702 South Stemmons Freeway. \(24-10-11-FP\)](#)
3. [Preliminary Plat of Discovery at the Realm Phase 15, Containing 87 Townhouse Lots, Three Open Space Lots, and two Multi-family Lots; on 21.996 Acres, out of the A. Singleton Survey, Abstract 1138, and the Benjamin Schoonover Survey, Abstract 1209; Zoned Planned Development Multi-Family 3 \(PD-MF3\) District, With a Proposed Zoning of Planned Development Multi-Family 3 \(PD-MF3\) and Planned Development Townhouse \(PD-TH\) District, Located South of Lady Bettye Drive, North of Lady Tessala Avenue and East of Essex Boulevard. \(24-09-5-PP\)](#)
4. [Final Plat of First Park 121 Addition, Lots 1A & 5, Block A; on 48.328 Acres out of the Samuel M. Hayden Survey, Abstract Number 537; Zoned Light Industrial \(LI\) District, Located at and Adjacent to 2001 Midway Road and 527 Holfords Prairie Road; Being a Replat of First Park Addition Lot 1, Block A and a 28.471 Acre Tract of Land out of the Samuel M. Hayden Survey, Abstract Number 537. \(24-09-6-RP\)](#)

5. [Final Plat of Verona Addition, Lots 29R1 and 29R2, Block A; on 0.354 Acres out of the F. Pierce Survey, Abstract Number 1016; Zoned Estate Townhouse Residential \(ETH\) District; Located at 216 Milano Drive; Being a Replat of Verona Addition, Lot 29, Block A. \(24-09-2-MP\)](#)
6. [Final Plat of Valley Ridge Addition Phase IV, Lot 1R-1B-1, Block A; on 3.1549 Acres out of the Levi N. Sparks Survey, Abstract Number 1135; Zoned Medical \(MD\) District; Located on the South Side of Valley Ridge Boulevard Approximately 400 Feet East of North Garden Ridge Boulevard and on the East Side of North Garden Ridge Boulevard Approximately 300 Feet South of Valley Ridge Boulevard; Being a Replat of Valley Ridge Addition Phase IV, Lots 1R-1B and 1R-1C, Block A. \(24-09-7-RP\)](#)

D. Public Hearings

7. [Public Hearing: Consideration of a Special Use Permit for a Gasoline Service Station; Located at 751 West Main Street, on 10.5078 Acres Legally Described as Lot 4-R1R, Block C, of Valley Ridge Business Park West, Zoned General Business District \(GB\); as Requested by Ryan Alvarez, Kimley Horn & Associates, on Behalf of Wal-Mart Stores #18-6381, the Property Owner. \(Case No. 24-05-6-SUP\).](#)
8. [Public Hearing: Consideration of a Zone Change from Agriculture Open Space \(AO\) District to Light Industrial \(LI\) District, on 4.909-Acres out of the P. Higgins Survey, Abstract 525; Located at 610 Holfords Prairie Road; as Requested by Ali Reza Ravjani, the Property Owner. \(24-08-8-Z\)](#)

E. Announcements

F. Adjournment

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

The City will provide appropriate auxiliary aids and services, including sign language interpreters and assisted listening devices, whenever necessary to ensure effective communication with members of the public who have hearing, sight or speech impairments, unless doing so would result in a fundamental alteration of its programs or an undue financial burden. A person who requires an accommodation or auxiliary aid or service to participate in a City program, service or activity, should contact the sponsoring Department, or the Human Resource Department at 972-219-3450 or by Fax at 972-219-5005 as far in advance as possible but no later than 48 hours before the scheduled event.

I do hereby certify that the above notice of meeting of the City of Lewisville Planning and Zoning Commission was posted at City Hall, City of Lewisville, Texas in compliance with Chapter 551, Texas Government Code on _____, 2024 at _____ AM.

Planning