

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 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.