

EDMONDS LANE BIBLE CHAPEL

1724 S. Edmonds Ln, Lewisville, TX 75067

Email: elbiblechapel@yahoo.com 972-353-9779

June 6, 2018

Attn: Planning Administrator
City of Lewisville
151 W. Church Street
Lewisville, Texas 75029

Re: Variance Request: Edmonds Lane Bible Chapel – Additional Classrooms

To Whom It May Concern:

Edmonds Lane Bible Chapel ("ELBC") hereby requests the following variance for the above-referenced building project.

1. Waiver of the Screen Fence Requirement – ELBC is planning to build some additional classrooms to its existing facility. ELBC is not increasing the occupancy load. We have been notified that the City Code requires a screen fence around ELBC's property line since there is a residential apartment complex adjacent to ELBC's property. The screen fence requirement in this case should be waived for the following reasons:
 - a. The neighboring apartment complex is opposed to building a screen fence because it would limit the visibility of their premises from Edmonds Lane. Additionally, some of the residents of the apartment complex use the field belonging to ELBC for recreational purposes. The fence would also not be aesthetically pleasing to the community. *See attached letter from the apartment complex describing the opposition to the fence.*
 - b. The City of Lewisville had already provided a variance for this requirement in 2012 when ELBC built an auditorium. This issue was brought before the City Council and the Council voted to waive the fence requirement.

For these reasons, ELBC requests a variance to the fence requirement. The additional classrooms being built will not increase the occupancy load of the building and will not in any way negatively impact the neighboring property.

Sincerely,
Edmonds Lane Bible Chapel

Signature

Name: Jason George

Title: President

Signature

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Title: Secretary