



## Legislation Text

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**File #:** 18-0389, **Version:** 2

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**Public Hearing:** Consideration of an Ordinance Granting a Special Use Permit (SUP) for a Shooting Range (Indoor) with Two Associated Alternative Standards Regarding Windows and Building Colors, on a 2.256-Acre Lot, Legally Described as Corporate Square, Block A, Lot 6R-1; Located at 1915 South Stemmons Freeway; Zoned Light Industrial (LI) District, as Requested by Chris Neill, of Primax Properties, LLC, on Behalf of Lewisville Bassett One LTD, the Property Owner (Case No. SUP-2018-11-16).

### **ADMINISTRATIVE COMMENTS:**

The special use permit (SUP) for Shoot Point Blank was originally approved by City Council on February 20, 2017. The indoor shooting range proposes to occupy the former Cosmic Jump facility, which has been vacant for several years. The original SUP has since expired, and the IH-35E Corridor Overlay District has been approved, creating heightened standards in building materials and landscaping. The applicant has revised the original plans to meet most of these requirements, including providing additional landscaping, masonry materials, and building articulation. In addition, the applicant proposes that the existing pylon sign be replaced with a low-profile monument sign in three years. Two alternative standards are requested for City Council approval: a) to reduce the doors and windows façade requirement on the ground floor from the required 40% to 8.2%, a 79.5% reduction and, b) to allow five (5) colors be used on each elevation in lieu of the required three (3).

### **RECOMMENDATION:**

That the City Council approve the ordinance and two associated alternative standards as set forth in the caption above with a condition that any future change of use will require compliance with the IH-35E Overlay District window requirements.

### **PRESENTATION:**

Richard E. Luedke, Planning Director

### **AVAILABLE FOR QUESTIONS:**

D. Chris Neill, Primax Properties, LLC  
Kevin Allee, Shoot Point Blank