

Lewisville Planning Board Meeting Agenda
March 28, 2018
6510 Shallowford Road - 2nd Floor Conference Room
6:30 pm

I. Call to Order

A. Roll Call

1. Chair Jeanne Marie Foster called the meeting to order at 6:32 p.m. Board members present were Joseph Hamby, Tom Lawson, Bill Scantland and Mike Sullivan. Also present were Attorney Bo Houff, Planner Josh Harrold and Town Clerk Joyce Walker. Newly appointed board member Jessica Higgins also was present.

B. Approval of Agenda

1. Joseph Hamby moved to approve the agenda. The motion was seconded by Bill Scantland and approved unanimously.

II. Approval of Minutes

A. February 28, 2018

1. Bill Scantland pointed out a discrepancy in the DOT's Technical Review Committee (TRC) notes . The fourth bullet should be a left turn and not a right turn. This has been verified by the DOT.
2. With that notation, Bill Scantland moved to approve the February 28, 2018 minutes. The motion was seconded by Joseph Hamby and approved unanimously.

B. March 14, 2018

1. Tom Lawson moved to approve the March 14, 2018 minutes. The motion was seconded by Joseph Hamby and approved unanimously.

III. Technical Review

A. None

IV. Public Hearings

A. None

V. New Business

A. Historic Overlay District Requirements (corrections for WS/FC)

1. The language for this amendment will be presented for review at the April 11, 2018 meeting.

VI. Unfinished Business

A. Lighting Ordinance

1. Changes for the ordinance were reviewed based on conversations at the last board meeting.
2. This ordinance is set for a public hearing on April 11th.

B. NeAP Overlay District

1. The board discussed conventional developments vs. PRD's and language for each.
 - a. Open space.
 - b. Limitations on density.

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- c. Three units per acre in RS-20, RS-30 and RS-40 zoning districts.
- d. After discussion, board members agreed that PRD's are preferred.
- 2. Uses for residential and commercial will be discussed at the April 11th meeting.
 - a. Board members are to send any editing notes and feedback to Mr. Harrold.

VII. Board Discussion

- A. Action Item Consensus/Next Steps
 - 1. The meeting on the 11th will start downstairs for the public hearing and then reconvene upstairs.
 - 2. There was discussion on the Downtown Overlay and a possible vet business that has inquired about building on one of the parcels for sale in the "super block" along Shallowford Road.
 - a. There was also discussion on having service businesses serve as a catalyst for having retail in the downtown.
 - b. The board will review text amendments to the PUT table to see if there are other items that need to be updated.
 - 3. Next step is to start to work on a downtown area plan.
- B. Next Meetings
 - 1. Next Regular Public Hearing meeting - **April 11, 2018** (2nd Wednesday of the month)
 - 2. Next Work Session meeting - **April 25, 2018** (4th Wednesday of the month)

VIII. Reports - Updates

- A. Chair
- B. Planner
- C. Manager
- D. Clerk
 - 1. Downtown Planning will be referencing the Northeast Area Plan and the Comprehensive Plan in Legacy.

IX. Adjournment

Jeanne Marie Foster, Chair

ATTEST:

Joyce C. McWilliams Walker, Town Clerk