

AGENDA
LEWISVILLE ZONING BOARD OF ADJUSTMENT
RM 110 - LEWISVILLE TOWN HALL
6510 SHALLOWFORD ROAD ROOM 110
TUESDAY, MAY 25, 2021 - 6:30 P.M.

NOTE: ALL cases on the Zoning Board of Adjustment agenda are quasi-judicial in nature; as a result, NO communications should take place between yourself and the Zoning Board of Adjustments members prior to the public hearing.

I. Call to Order

- A. Roll Call of Members**
 - 1. Lynn Fulton 03-31-2024
 - 2. Jennifer Hill 03-31-2024
 - 3. Vance Horner 03-31-2023
 - 4. David Hunt 03-31-2023
 - 5. Philip May 03-31-2023
 - 6. Alan Nealeans 03-31-2023
 - 7. Ken Wernick Vice Chair 03-31-2022
- B. Staff Support**
 - 1. Donna Beck Secretary
 - 2. Bowen Houff Attorney
 - 3. Stacy Tolbert Planner

II. Adoption of Agenda

III. Oath of Office

- A. Lynn Fulton
- B. Jennifer Hill
- C. Vance Horner
- D. David Hunt
- E. Philip May
- F. Alan Nealeans

IV. Approval of Minutes

- A. January 28, 2020 (not approved at the meeting on February 25, 2020)
- B. Tuesday, February 25, 2020

V. Membership

- A. Scott Ayers and Rick Hermann reached their maximum 3-year, 3-term appointments which expired on March 31, 2020, which was already into COVID, and Susan Stevens asked not to be reappointed.
- B. Council has removed the 3-year term limits.

VI. Election of Officers

- A. Chair
- B. Vice Chair

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VII. **Zoning Rules and Procedures**

VIII. **Hearing and Determination of Cases** (continued from the February 25, 2020 meeting)

A. Special Use Permit Renewals (Consent)

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| 1. | BURNETTE, DWAYNE R. BURNETTE, DINAH M. | Case # Z2100248 Requesting permission to continue to place an accessory dwelling (Manufactured Home, Class B) on a 1.72-acre tract of land with an existing Manufactured Home, Class A located at 602 Ketner Road, (accessory address is 594 Ketner) approximately 1 mile north of Shallowford Road. Property is zoned RS9. Tax Block 4425, Tax Lot 035F, PIN 5896-01-5542 |
| 2. | GRIMES, RUBY | Case # Z2100264 Requesting permission to continue to place a Manufactured Home, Class C on a .48-acre tract of land located at 7730 Grapevine Road(north side of a private drive), approximately 650 feet northwest of intersection of Sedgewick Ridge Road and Grapevine Road. Property is zoned RS20. Tax Block 4612, Tax Lot 034L, PIN 5876-72-9421 |
| 3. | CRUM, AARON B. CRUM, KATHY J. | Case # Z2100270 Requesting permission to continue to occupy an accessory dwelling (Garage) on a .51-acre tract of land with an existing dwelling located at 912 Bouzeke Road, approximately 450 feet south of Holly Hedge Drive. Property is zoned RS9. Tax Block 4426B, Tax Lot 007, PIN 5885-63-6772. |

B. Other Special Use Permits (New) (continued from February 25, 2020)

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| 1. | DOOMY, WILLIAM R DOOMY, CANDY M (DECKER, JUSTIN) | Case # Z2000130 Requesting a special use permit for a constructed oversize accessory structure on a 1.422-acre tract of land located at 3345 Clarice Avenue. Property is zoned RS30. Tax Block 4677, Tax Lot 120, PIN 5887-68-0300. |
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C. Variances (continued from February 25, 2020)

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| 1. | DOOMY, WILLIAM R DOOMY, CANDY M (DECKER, JUSTIN) | Case # Z2000117 Requesting a variance of the required rear yard setback for a constructed accessory structure on a 1.422-acre tract of land located at 3345 Clarice Avenue. Property is zoned RS30. Tax Block 4677, Tax Lot 120, PIN 5887-68-0300. |
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D. Appeals

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- E. Withdrawal or Continuance Requests

- IX. **Unfinished Business**
 - A. None.

- X. **New Business**
 - A. None.

- XI. **Board Discussion**

- XII. **Other**

- XIII. **Adjournment**