

Lewisville Zoning Board of Adjustment
February 25, 2014
Lewisville Town Council Chambers Rm 110

I. Call to Order

- A. Chair Ron Hutton called the meeting to order at 6:30 p.m. Members present were Hobie Cawood, Rick Hermann, Scott Ayers and Paul Hari. Also present were Secretary Monty Sprinkle, Attorney Bowen Houff and Planner Marty Myers.
- B. Adoption of Agenda
 - 1. Mr. Ayers moved for adoption and Mr. Cawood seconded. The vote was unanimous.

II. Approval of Minutes

- A. November 26, 2013 - Mr. Cawood moved for approval and Mr Hari seconded. The vote was unanimous.

III. Hearings and Determination of Cases

- A. Manufactured Home Renewal (Consent)
 - 1. Clayborne Stimpson
(Greg Holbrook)
 - a. Case # 4644 Request permission to continue to place a Manufactured Home Class C on a 2.5-acre tract of land located at 354 Hauser Road, approximately 1500 feet south of Shallowford Road. Property is zoned RS-40, tax Block 4437, Tax Lot 014, PIN 5875-27-1375.
 - (1) Mr. Sprinkle read into the record the conditions under which a special use permit may be granted: The Zoning Board of Adjustment shall issue a special use permit only when the Board makes an affirmative finding that:
 - (a) The use will not materially endanger the public health or safety if located where proposed and developed according to the application and plan as submitted and approved;
 - (b) The use meets all required conditions and specifications;
 - (c) The use will not substantially injure the value of adjoining or abutting property or that the use is a public necessity; and
 - (d) The location and character of the use, if developed according to the application and plan submitted and approved, will be in harmony with the area in which it is to be located and in general conformity with the Legacy Plan and Lewisville Comprehensive Plan.
 - (2) Mr. Houff swore in Greg Holbrook, who testified that nothing about the property had changed. The first special use permit was granted in 1994 and there have been subsequent five year renewals.
 - (3) There was no opposition.
 - (4) Mr. Ayers moved to renew the special use permit for another five

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years under the same conditions and Mr. Hermann seconded. The vote was unanimous.

IV. **Adjournment**

A. Mr. Ayers moved to adjourn the meeting and Mr. Hari seconded. The vote was unanimous.

Respectfully Submitted,

Lynn W. Hall,
Public Information Officer

Attest

Joyce C. McWilliams Walker,
Town Clerk

Ron Hutton,
Chair