



Planning and Zoning Commission Agenda Item Summary Report

Meeting Date:
June 1, 2023

Submitted by:
A.C. Dixon

Item Title:

Discuss and consider approval of a revised site plan Lakepointe Church Forney, located north of F.M. 741 and west of Monitor Boulevard.

Consent Item []
Public Hearing Item []
Action Item []

Documentation Attached:
Site Plan
Landscape Plan

Item Summary:

Lakepointe Church requests approval of a revised site plan. The purpose of the request is to establish the site design for a church parking expansion.

Current Standards:

The property is currently utilized as a church. The property consists of 11.164 acres of land zoned within the Fox Hollow South Planned Development, most recently amended by Ordinance No. 17-24 on April 18, 2023. Churches are permitted by right on this property. The current site has 304 parking spaces. Based on the seating in the main sanctuary only 165 parking spaces are required.

Site Plan:

The site plan shows an additional eighty-four (84) parking spaces. The total number of parking spaces on site would be three hundred eighty-eight (388) spaces. The proposed landscaping meets the requirements of the Zoning Ordinance. The thirteen-foot (13') landscape buffer is provided from F.M. 741 and automobile headlights are screened for parking spaces directly facing the right-of-way.

Accessibility:

The property will still have two driveway connections to F.M. 741.

Recommendation:

Staff recommends approval, as submitted. In addition to Community Development staff, the plans were reviewed by the City Engineer, Fire Marshal and Public Works staff.