



PLANNING AND ZONING COMMISSION AGENDA

Our Vision: A well-planned lakeside community of quality neighborhoods, distinctive amenities, diverse employment, and cultural charm. Rowlett: THE place to live, work and play.

Tuesday, July 12, 2022

6:45 P.M.

Annex Building-4004 Main Street

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

Process for Public Input: If you are not able to attend in person, you may complete the [Citizen Input Form](#) on the City's website by 3:30 p.m. the day of the meeting. All forms will be forwarded to the Planning and Zoning Commission prior to the start of the meeting.

For in-person comments, registration forms/instructions are available inside the door of the City Council Chambers.

1. CALL TO ORDER

2. WORK SESSION (6:45 P.M.)*Times listed are approximate

2A. Discuss Consent Agenda items. (15 minutes)

CONVENE REGULAR SESSION (7:00 P.M.) *Times listed are approximate

3. CITIZENS' INPUT

At this time, three-minute comments will be taken from the audience on any topic. No action can be taken by the Commission during Citizens' Input.

4. CONSENT AGENDA

The following may be acted upon in one motion. A Planning and Zoning Commissioner or a citizen may request items be removed from the Consent Agenda for individual consideration.

4A. Consider approving the minutes.

Consider action to approve the Minutes of the June 28, 2022 Regular Meeting.

4B. Consider approval of a Replat

Consider the replat of the 8900 Lakeview Parkway Replat submitted by Jeff Bethke on behalf of property owners Rowlett Consolidated, LLC. The site is located approximately 800 feet east of the intersection of Dalrock Road and Lakeview Parkway Rowlett, Rockwall County, Texas.

4C. Consider disapproval of a Final Plat

Consider the Final Plat of Lake Shore Village submitted by Michael Joyce on behalf of property owners Lake Shore Village. The approximately 21.752-acre site is zoned Planned Development (PD) District for Single-Family (SF-5) Uses and is located west of Dalrock Road and south of Schrade Road, Rowlett, Dallas County, Texas.

5. INDIVIDUAL CONSIDERATION

Public hearing comments may be made in person and will be limited to 3-minutes. Registration forms/instructions are available inside the door of the City Council Chambers.

5A. Consider approval of the Finney Addition Final Plat with an alley waiver submitted by Homeyer Engineering on behalf of property owners Renjith and Feba Finney. The approximately 3.6-acre is located approximately 900 feet east of the intersection of Miller Road and Rowlett Road within the Margaret J. Riley Survey, Abstract No. 1261 in the City of Rowlett, Dallas County, Texas.

5B. Conduct a public hearing and make a recommendation to City Council on a request to 1) rezone 5106 Chiesa Road from Single-Family Residential (SF-9) District and General Commercial/Retail (C-2) District to Planned Development (PD) District for Single-Family Residential (SF-5) Uses and approval of a Concept Plan; 2) Amend the comprehensive plan; and 3) Amend the zoning map of the City of Rowlett. The subject property is an approximately 5.89-acre tract located west of Wilson Road and approximately 200 feet north of Woodside Road, situated in the J. W. Gardener Abstract, in the City of Rowlett, Dallas County, Texas

6. ADJOURNMENT



Susan Nix, Executive Assistant

I certify that the above notice of meeting was posted on the bulletin boards located inside and outside the doors of the Municipal Center, 4000 Main Street, Rowlett, Texas, as well as on the City's website (www.rowlett.com) on the 8th day of July 2022, by 5:00 p.m.

City of Rowlett Planning and Zoning meetings are available to all persons regardless of disability. If you require special assistance, please contact the Planning and Zoning Commission Secretary at 972-463-3927 or write 5702 Rowlett Road, Rowlett, Texas, 75089, at least 48 hours in advance of the meeting.

City of Rowlett ~ 4000 Main Street, Rowlett TX 75088 ~ www.rowlett.com