



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, March 26, 2024

7:00 P.M.

Municipal Building-4000 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. 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.

3. 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.

3A. Consider approving the minutes.

Consider action to approve the minutes of the March 12, 2024 Regular Meeting.

3B. Consider approval of a 30-day extension for Final Plat

Consider action to approve a 30-day extension for the review of the FBC Rowlett Addition Final Plat. The approximately 28.822-acre site is situated in the Thomas Lumley Survey, Abstract Number 789, at the northeast of the intersection Main Street and President George Bush Turnpike in the City of Rowlett, Dallas County, Texas.

3C. Consider approval of a 30-day extension for Preliminary Plat

Consider action to approve a 30-day extension for the review of the Vista North Shore Preliminary Plat. The approximately 35.314-acre site is situated in the Richard Copeland Survey, Abstract Number 229 and the Walter Caruth & Brother Survey, Abstract Number 363, and is located at the northwest corner of Castle Drive and Merritt Road, in the City of Rowlett, Dallas County, Texas.

4. 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.

- 4A.** Conduct a public hearing and make a recommendation to City Council on a request by the City of Rowlett to rezone the subject property from Planned Development to Single-Family Residential (SF-40) District and Limited Commercial (C-1). The approximately 25.426-acre property consisting of two parcels is located northwest of the intersection of Chiesa and Miller Roads in the James Hobbs Survey, Abstract No. 571, and addressed as 3399 Chiesa road and 6921 Miller Road in the City of Rowlett, Dallas County, Texas.

5. ADJOURNMENT



Jackie Lozada, Community Services Specialist

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 22nd day of March 2024, 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