



**AGENDA  
PLANNING & ZONING COMMISSION  
TUESDAY, AUGUST 14, 2018**

The Planning and Zoning Commission will convene into a Work Session at 6:45 p.m. in the City Hall Chambers at the Municipal Center, 4000 Main Street, Rowlett, at which time the following items will be considered:

- i. Call to Order.
- ii. Update Report from staff.
- iii. Discuss items on the regular agenda.
- iv. Adjourn.

The Planning and Zoning Commission will convene into a Regular Meeting at 7:00 p.m. in the City Hall Chambers at the Municipal Center, 4000 Main Street, Rowlett, at which time the following items will be considered:

**A. CALL TO ORDER**

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1. Update Report from Staff.

**B. CONSENT AGENDA**

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1. Consider the Minutes of the Planning and Zoning Commission Meeting of July 24, 2018.

**C. ITEMS FOR INDIVIDUAL CONSIDERATION**

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1. Conduct a public hearing and make a recommendation on a request by the SkorBurg Company for a zoning change from Single Family Residential SF-9 District to a Planned Development (PD) with a base zoning of Single Family Residential SF-5 District. The 5.924 acre site is generally located at 1 Woodside Drive, in the J.W. Gardener Survey Abstract No. 526 & James Saunders Survey, Abstract No. 1424, Lot 1, Block 1 of the Pearson Addition, City of Rowlett, Dallas County, Texas. (RDC-ZONE-000443-2018)
2. Hold a public hearing and consider making a recommendation regarding a request by Tim and Deanna Sewell for a Special Use Permit (SUP) for the construction of an accessory structure on property zoned Single Family-40 (SF-40). The 0.66 acre site is generally located at 3913 Castle Drive further described as being Lot 2, Block A of the Misty Valley Addition, in the City of Rowlett, Dallas County, Texas. (File Number PR-000177-2018).

3. Conduct a public hearing and make a recommendation on a request by RLG Consulting Engineers on behalf of Rahim Mawani for a zoning change from Form Based Code, Urban Village (FBC-UV) District to a Planned Development (PD) District with a base zoning of Commercial (C-2) District. The 3.8054 acre site is generally located in the tract of land located within J. Hart Survey, Abstract No. 111, City of Rowlett, Rockwall County, Texas and being all of a tract of land described in a Special Warranty Deed with Vendor's Lien to Rowlett Consolidated, LLC recorded in Instrument Number 20150000000346, Deed Records, Rockwall County, Texas. (RDC-ZONE-000418-2018)

#### **D. ADJOURNMENT**

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NOTE: THE PLANNING AND ZONING COMMISSION MAY RETIRE AND CONVENE INTO EXECUTIVE, CLOSED SESSION ON ANY MATTER RELATED TO ANY OF THE ABOVE AGENDA ITEMS FOR THE PURPOSES OF PRIVATE CONSULTATION WITH THE CITY ATTORNEY UNDER SECTION 551.071 OF THE TEXAS GOVERNMENT CODE.

NOTE: THE CITY OF ROWLETT MEETING ROOMS ARE ACCESSIBLE IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATIONS OR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT FOR FURTHER INFORMATION.



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Daniel Acevedo, Planning Division Manager