



**AGENDA
PLANNING & ZONING COMMISSION
TUESDAY, SEPTEMBER 27, 2016**

The Planning and Zoning Commission will convene into a Work Session at 6:00 p.m. in the in the City Hall Conference Room at the Municipal Center, 4000 Main Street, Rowlett, at which time the following items will be considered:

- i. Call to Order.
- ii. Discuss items on the regular agenda.
- iii. Adjourn.

The Planning and Zoning Commission will convene into a Regular Meeting at 6:30 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

1. Update Report from Staff.

B. CONSENT AGENDA

1. Consider action to approve the minutes of the Planning and Zoning Commission meeting on September 13, 2016.
2. Consider and take action on a Preliminary Plat for the Greenway at Liberty Grove Addition located at 5100 Lakeview Parkway, further described as being 2.58+/- acres of land located in the Thomas Lumley Survey, Abstract No. 789, City of Rowlett, Dallas County, Texas.

C. ITEMS FOR INDIVIDUAL CONSIDERATION

1. Conduct a public hearing and take action on a Replat of 6602 Windward View Drive further described as being Lots 2 and 3R, Block 1 of the Vue De Lac Addition, City of Rowlett, Dallas County, Texas.
2. Conduct a public hearing and make a recommendation on a request for a rezoning to a Planned Development with an underlying Limited Commercial/Retail (C-1) based zoning district to allow a self-storage facility. The subject property is located at 1800 & 1900 Castle Drive further described as being all of Lots 4 and 5, Block A of Bubbus Addition No. 1, City of Rowlett, Dallas County, Texas.
3. Conduct a public hearing and make a recommendation on a request to amend Planned Development Ordinance #027-16 in order to modify the landscape entryway requirements. The subject property is located at 7900 Chiesa Road further described as being all of Tract 1 in the James

Saunders Survey, Abstract No. 1424 and being a portion of Lot 1, Block 1, Crossroads Church Addition, City of Rowlett, Dallas County, Texas.

4. Conduct a public hearing and take action on a Preliminary Plat for Willow Wood Estates, located at 7900 Chiesa Road further described as being all of Tract 1 in the James Saunders Survey, Abstract No. 1424, and being a portion of Lot 1, Block 1, Crossroads Church, City of Rowlett, Dallas County, Texas.
5. Consider and make a recommendation to City Council regarding a tree mitigation plan and related tree removal permit application for more than three trees associated with Willow Wood Estates. The subject property is located at 7900 Chiesa Road further described as being all of Tract 1 in the James Saunders Survey, Abstract No. 1424 and being a portion of Lot 1, Block 1, Crossroads Church Addition, City of Rowlett, Dallas County, Texas.
6. Consider and take action on a Temporary Use Permit Request for a “Similar temporary use”, specifically a mobile pet vaccination and nonsurgical neutering clinic, to be located at 2411 Hickox Road during the 3rd weekend of each month for 12 months.

D. ADJOURNMENT

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.



Garrett Langford, Principal Planner