



# 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.*

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**Tuesday, May 14, 2019**

**6:30 P.M.**

**Municipal Building**

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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.

**1. CALL TO ORDER**

**2. WORK SESSION (6:30 P.M.)\* Times listed are approximate.**

**3. DISCUSS AGENDA ITEMS**

**CONVENE INTO THE COUNCIL CHAMBER (7:00 P.M.)\***

**4. CONSENT AGENDA**

**4A.** Consider the Minutes of the Planning and Zoning Commission Meeting of April 23, 2019.

**4B.** Consider approval of a Preliminary Plat for the Beehive Addition. The 1.89 acre site is located at 8409 Chiesa Road, City of Rowlett, Dallas County, Texas.

**5. ITEMS FOR INDIVIDUAL CONSIDERATION**

**5A.** Conduct a public hearing and take action on replat of a portion of Lot 1, Block C of the Bayside East Addition to Lots 1R, 2R, and 3R, Block C, of the Sunset Hospitality Addition. The 3.076 acre site is located at 8701 Sunset Boulevard in the City of Rowlett, Dallas County, Texas.

**5B.** Conduct a public hearing and make a recommendation to City Council on a request by John Hammond for a rezoning from Single Family Residential (SF-40) district and Planned Development (PD) district for Single Family (SF-7) and Limited Commercial/ Retail (C-1) uses to Form-Based Urban Village (FB-UV) District. The 25.426 acre site is located at 3399 Chiesa Road City of Rowlett, Dallas County, Texas.

- 5C. Conduct a public hearing and make a recommendation to City Council on a request by Uyen Tran for a rezoning from Limited Commercial/Retail (C-1) District to Form-Based Urban Village (FB-UV) District. The 1.039 acre site is located at 3299 Chiesa Road, City of Rowlett, Dallas County, Texas.
- 5D. Conduct a public hearing and make a recommendation to City Council on a request by Scott Davis for a rezoning from Planned Development (PD) District for Light Manufacturing (M-1) Uses to Light Manufacturing (M-1) District. The 2.959 acre site is located at 2601 Lawing Lane, City of Rowlett, Dallas County, Texas.

## 6. ADJOURNMENT

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Susan Nix, Community Development Coordinator

***City of Rowlett Planning and Zoning Commission meetings are available to all persons regardless of disability. If you require special assistance, please contact the Community Development Coordinator at 972-463-3927 or write 3901 Main Street, Rowlett, Texas, 75088, at least 48 hours in advance of the meeting.***

City of Rowlett ~ 4000 Main Street, Rowlett TX 75088 ~ [www.rowlett.com](http://www.rowlett.com)