



**AGENDA
PLANNING & ZONING COMMISSION
TUESDAY, MAY 13, 2014**

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

B. CONSENT AGENDA

1. Minutes of the Joint City Council and Planning and Zoning Commission Meeting of March 27, 2014.
2. Minutes of the Planning and Zoning Commission Meeting of April 8, 2014

C. ITEMS FOR INDIVIDUAL CONSIDERATION

1. Consider and take action on a Development Plan for the expansion of Extra Space Storage located at 2416 Lakeview Parkway, further described as Lot 1R, Block A of the Storage Max Addition No. 2 to the City of Rowlett, Dallas County, Texas. (DP14-698).
2. Conduct a public hearing and make a recommendation on a request for a Special Use Permit to construct a 1,440 square-foot detached garage with a metal exterior. The subject property is located at 7818 Princeton Road being further described as Lot 1, Block A of Loyd Estates Addition in the City of Rowlett, Texas. (SUP14-710)
3. Conduct a public hearing and make a recommendation on a request for a Special Use Permit to construct a 2,950 square-foot addition to an existing 2,000 square-foot detached metal garage with a total size of 4,950 square feet. The subject property is located at 8221 Dalrock Road being further described as a 6.552 acre tract in the Hanse Hamilton Abstract #548 in the City of Rowlett, Texas. (SUP14-711)
4. Conduct a public hearing and make a recommendation on a request for a Special Use Permit to construct a gazebo that does not meet the accessory structure requirements for building materials, setback and lot coverage. The subject property is located at 6013 Magnolia Drive being further described as Lot 8, Block 8 in the Kenwood Heights #3 Addition in the City of Rowlett, Texas. (SUP14-712)

5. Conduct a public hearing and make a recommendation on amendments to the Rowlett Development Code as it pertains to Mixed-Use North Shore (MU-NS) zoning district in Section 77-201 General Provisions; Section 77-204 Mixed Use Districts; Section 77-301 Table of Allowed Uses; Section 77-303 Accessory Uses and Structures; Section 77-401 Table of Dimensional Requirements; Section 77-507 Public and Institution Commercial Building Standards; Section 77-510 Exterior Lighting; Section 77-512 Signage; and as it pertains to Special Use Permits in Section 77-803 Common Procedures.

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