



**AGENDA
PLANNING & ZONING COMMISSION
TUESDAY, JUNE 9, 2015**

The Planning and Zoning Commission will convene into a Work Session at 6:30 p.m. 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 and receive comments from the Planning and Zoning Commission regarding proposed text amendments to the Rowlett Development Code as it pertains to Landscaping (30 minutes).
- iii. Discuss items on the regular agenda.
- iv. Adjourn

The Planning and Zoning Commission will convene into a Regular Meeting at the conclusion of the Work Session 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 Director of Development Services.

B. CONSENT AGENDA

1. Minutes of the Planning and Zoning Commission Meeting of May 12, 2015.

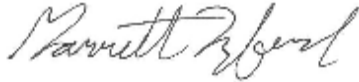
C. ITEMS FOR INDIVIDUAL CONSIDERATION

1. Conduct a public hearing and make a recommendation to City Council on a request for a rezoning from Single Family-40 Zoning District to the New Neighborhood Form Based Zoning District with Major Warrants. The Major Warrants are to allow modification to the lighting and open space standards as they pertain to buildings fronting on open space. The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road, further described as being Lots 1 – 9, Block A of the Dexham Creek Ranch Estates. (Case FW14-740)
2. Consider and make a recommendation to City Council on an Alternative Landscape Plan for Sprouts located at 2801 Lakeview Parkway, further described as a 12.608-acre tract of land from the Reason Crist Survey, Abstract No. 225 and the U. Matthusen Survey, Abstract No. 1017, City of Rowlett, Dallas County, Texas. (DP14-736).
3. 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 Platinum Storage located at 7301 Lakeview Parkway further described as being Block A, Lot 2 RaceTrac Addition, City of Rowlett, Dallas County, Texas (Case Number DP15-776).

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