

# AGENDA



## ARCHITECTURAL REVIEW BOARD MEETING

CITY HALL, 385 SOUTH GOLIAD, ROCKWALL, TEXAS

**NOVEMBER 15, 2022** IN THE CITY COUNCIL CONFERENCE ROOM AT 5:00 PM

NOTES ABOUT PUBLIC PARTICIPATION = **RED**

### (I) CALL TO ORDER

*The meeting began at approximately 5:00 p.m. with the following board members present: Julien Meyrat, Phil Craddock, Robert Miller, Kevin Lefere, Rob McAngus, and Patra Phillips. The following Board Member was absent: Rick Johnson. Staff members present were Ryan Miller (Director of Planning), Bethany Ross (Planner), and Henry Lee (Planner).*

### (II) OPEN FORUM

### (III) ACTION ITEMS

#### (1) **SP2022-053 (BETHANY ROSS) (APPROVED ON OCTOBER 25, 2022)**

Discuss and consider a request by Alan Jacob on behalf of Jim Melino of the Cambridge Companies, Inc. for the approval of a Site Plan for a Self-Service Carwash on a 6.37-acre tract of land identified as Tract 3-09 of the J. M. Allen Survey, Abstract No. 2, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 10 (PD-10) for Commercial (C) District, situated within the SH-205 By-Pass Overlay (SH-205 BY OV) District, located at the northwest corner of SH-276 and John King Boulevard, and take any action necessary.

#### (2) **SP2022-054 (BETHANY ROSS)**

Discuss and consider a request by Robert Romano on behalf of Bill McMahon of Triton I-30 Rockwall II, LLC for the approval of an Amended Site Plan for an existing Restaurant facility on a 1.370-acre parcel of land identified as Lot 17, Block A, La Jolla Pointe, Phase 2 Addition, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District, situated within the IH-30 Overlay (IH-30 OV) District, addressed as 568 E. IH-30, and take any action necessary.

**The Architectural Review Board (ARB) reviewed the building elevations provided by the applicant on November 1, 2022. Board Member Miller made a motion to recommend approval with the condition that the applicant ensure the stone is grouted and that the parapet is finished on the back side, and Board Member Meyrat seconded the motion. The motion was approved by a vote of 6-0, with Board Member Johnson absent.**

#### (3) **SP2022-058 (HENRY LEE) (APPROVED ON OCTOBER 25, 2022)**

Discuss and consider a request by Frank A. Polma, PE of R-Delta Engineers, Inc. on behalf of Stephen Geiger of Rayburn Country Electric Cooperative for the approval of a Site Plan for an Industrial Campus on a 99.849-acre tract of land identified as Lots 6, 7, 8 & 9, Block A, Rayburn Country Addition and Tract 3 of the W. H. Barnes Survey, Abstract No. 26, City of Rockwall, Rockwall County, Texas, zoned Heavy Commercial (HC) and Commercial (C) Districts, situated within the SH-205 Overlay (SH-205 OV) District, addressed as 950 & 980 Sids Road, and take any action necessary.

### (IV) ADJOURNMENT

There being no further business, the meeting was adjourned at 5:06 p.m.