

# MINUTES

ARCHITECTURAL REVIEW BOARD MEETING  
CITY HALL, 385 SOUTH GOLIAD, ROCKWALL, TEXAS  
JULY 13, 2021 IN THE CITY COUNCIL CONFERENCE ROOM AT 5:00 PM

## (I) CALL TO ORDER

*The meeting began at approximately 5:00 p.m. with the following board members present: Rick Johnson, Bob Wacker, Quint Avenetti, Lindsay Mitchell, and Julian Meyrat. The following Board Members were absent: Robert Miller and Ashiel Neill. Staffs members present were Ryan Miller (Director of Planning), David Gonzales (Planning and Zoning Manager), and Henry Lee (Planner).*

## (II) OPEN FORUM

## (III) ACTION ITEMS

### (1) SP2021-020 (RYAN MILLER)

Discuss and consider a request by Josh Millsap of KFM Engineering & Design on behalf of the Estate of Billy W. Peoples and Myreli, LLC for the approval of a Site Plan for a *Urban Residential (i.e. Multi-Family Apartment Building)* on a 3.338-acre tract of land identified as Lots 1, 2, 3, 4, 5, 6, 7, & 8, Block P and Lots 1 & 2, Block AB, Rockwall OT Addition and Lots 4 & 5, Block A and Lots 4 & 5, Block B, Lowe & Allen Addition, City of Rockwall, Rockwall County, Texas, zoned Downtown (DT) District, situated at the southwest corner of the intersection of SH-66 and SH-205 [*N. Goliad Street*], and take any action necessary.

***The Architectural Review Board (ARB) reviewed the building elevations. Board Member Wacker made a motion to recommend approval, and Board Member Meyrat seconded the motion. The motion was approved by a vote of 5-0, with Board Members Miller and Neill absent.***

### (2) SP2021-018 (DAVID GONZALES)

Discuss and consider a request by Kevin Patel of Triangle Engineering, LLC on behalf of Gene Cooper of GotRock Properties, LLC for the approval of a Site Plan for two (2) *office buildings* on a 1.128-acre tract of land identified as Lots 2 & 4, Block A, North Lake Shore Daycare Addition, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 41 (PD-41) for General Retail (GR) District land uses, addressed as 1942 & 1944 N. Lakeshore Drive, and take any action necessary.

***The Architectural Review Board (ARB) reviewed the building elevations. Board Member Mitchell made a motion to recommend approval, and Board Member Johnson seconded the motion. The motion was approved by vote of 4-0, with Board Member Meyrat abstaining and Board Members Miller and Neill absent. The motion included a recommendation of approval for the variances being requested (i.e. stone, four (4) sided architecture, cementitious siding, and horizontal articulation) as indicated in staff's memo.***

## ADJOURNMENT

There being no further business, the meeting was adjourned at 5:26 p.m.