

AGENDA



ARCHITECTURAL REVIEW BOARD MEETING

CITY HALL, 385 SOUTH GOLIAD STREET, ROCKWALL, TEXAS

NOVEMBER 26, 2024 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: Patra Philips, Kristi Mase, and Dennis Kirkpatrick. Absent from the meeting were Board Members Robert Miller, Rob McAngus, Wes Dalton, and Kevin Hadawi. Staff members present were Ryan Miller (Director of Planning), Henry Lee (Senior Planner), Bethany Ross (Planner) and Angelica Guevara (Planning Technician).

(II) OPEN FORUM

(III) ACTION AGENDA

(1) **SP2024-046 (HENRY LEE)**

Discuss and consider a request by Frank Polma, PE of R-Delta Engineers, Inc. on behalf of Stephen Geiger Rayburn County Electric Cooperative for the approval of a Site Plan for *Private Recreation Facilities* on a 1.57-acre parcel of land identified as Lot 1, Block A, Estep Subdivision, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 44 (PD-44) for Commercial (C) District land uses, situated within the SH-205 Overlay (SH-205 OV) District, addressed as 2686 S. Goliad Street [SH-205], and take any action necessary.

The Architecture Review Board reviewed the Building Elevations provided by the applicant on November 15, 2024. The Board approved a motion to recommend approval of the Site Plan by a vote of 3-0, with Board Members Miller, McAngus, Dalton, and Hadawi absent.

(2) **SP2024-048 (HENRY LEE)**

Discuss and consider a request by Jeff Carroll of Carroll Architects, Inc. on behalf of Bill Bricker of Rockwall Property Corporation for the approval of a Site Plan for a *Dog Boarding Facility* on a 1.50-acre tract of land identified as a portion of Tract 6-1 of the G. W. Redlin Survey, Abstract No. 183, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 71 (PD-71) for Commercial (C) District land uses, situated within the SH-205 By-Pass Overlay (SH-205 BY-OV) District, generally located at southwest corner of the intersection of Park Hills Boulevard and John King Boulevard, and take any action necessary.

The Architectural Review Board reviewed the building elevations provided by the applicant on November 15, 2024 and recommended that the applicant extend back and finish the back of the parapets, add depth to the tower element, add canopies throughout the building over doors and windows, and provide a material sample board. The Architecture Review Board will review the updated elevations on the December 10, 2024 meeting.

(IV) ADJOURNMENT

There being no further business, the meeting was adjourned at 5:11 P.M.