



PLANNING AND ZONING COMMISSION AGENDA

Our Vision: A well-planned lakeside community of quality neighborhoods, distinctive amenities, diverse employment, and cultural charm. Rowlett: THE place to live, work and play.

Tuesday, February 23, 2021

6:30 P.M.

Municipal Building

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

Due to the public health emergency and to conform with the social distancing requirements, the Planning and Zoning Commission meetings will be held via teleconferencing. The public can view live on the City's website (<https://www.ci.rowlett.tx.us/397/Streaming-Video>) or via RTN16.

To listen to the meeting live, call 833-568-8864 and enter Meeting #: 160 300 1681

1. CALL TO ORDER
2. CITIZENS' INPUT

To provide comment for the meeting, please send an email to CitizenInput@rowlett.com by 3:30 p.m. the day of the meeting. Please state whether your comment is regarding a specific agenda item or a general comment to the Commission. Your comment will be read into the record during the meeting (must be within the 3-minute time limit). There will be no comments taken during the meeting.

3. CONSENT AGENDA

- 3A. Consider the Minutes of the Planning and Zoning Commission Meeting February 9, 2021.

4. ITEMS FOR INDIVIDUAL CONSIDERATION

To provide comment during the Public Hearing for any item you can call the toll free number above and enter the meeting ID or send an email to Citizeninput@rowlett.com by 3:30 p.m. the day of the meeting. Please state in your email your name, address, and the specific agenda item. Your comment will be read into the record during the meeting (must be within the 3-minute time limit).

- 4A.** Consider and take action on a request by Lee Radley, JBL Partners INC., on behalf of property owner Rowlett Suburban Development LLC., for Paradise Cove Addition Preliminary Plat and an alley waiver. The approximately 12.93-acre site is located in the Hanse Hamilton Survey, Abstract Number 548, approximately 125 feet northeast of Pleasant Run Drive and Dalrock Road, in the City of Rowlett, Dallas County, Texas.
- 4B.** Conduct a public hearing and make a recommendation to City Council on a request by Arlyn Samuelson, Westwood Professional Services, on behalf of property owner Lidl US Operations LLC., to rezone the subject property from Regional Retail (C-2) District with a Special Use Permit for Medical Office, Retail, and Professional Office Uses to General Commercial/Retail (C-2) District. The approximately 1.05-acre tract is located on a portion of Lot 2, Block A Amesbury Addition and Lot 2R, Block A Amesbury Addition Phase II, approximately 300 feet northeast of the intersection of Richmond Drive and Lakeview Parkway, in the City of Rowlett, Dallas County, Texas.

5. ADJOURNMENT



Susan Nix, Community Development Coordinator

City of Rowlett Planning and Zoning Commission meetings are available to all persons regardless of disability. If you require special assistance, please contact the Community Development Coordinator at 972-463-3927 or write 5702 Rowlet Road, Rowlett, Texas, 75089, at least 48 hours in advance of the meeting.

City of Rowlett ~ 4000 Main Street, Rowlett TX 75088 ~ www.rowlett.com