

MINUTES
ARCHITECTURAL REVIEW BOARD MEETING
City Hall, 385 South Goliad, Rockwall, Texas
Council Chambers Conference Room
November 12, 2019
5:00 PM

I. CALL TO ORDER

The meeting began at approximately 5:00 p.m. with the following board members present: Julian Meyrat, Bob Wacker, Robert Miller, Derek Deckard, Lindsay Mitchell, Rick Johnson, and Ashlei Neill. Staff members present were Ryan Miller (Director of Planning and Zoning), David Gonzales (Planning and Zoning Manager), and Korey Brooks (Senior Planner).

II. OPEN FORUM

III. ACTION ITEMS

1. SP2019-037 (David)

Discuss and consider a request by Anna C. Blackwell of Carrillo Engineering, LLC on behalf of Eddie Martin of Retail Partners, LLC for the approval of a site plan for a strip retail center on a 1.1755-acre parcel of land identified as Lot 26 of the Lake Ridge Estates Addition, City of Rockwall, Rockwall County, Texas, situated within the *Ridge Road Retail Subdistrict* of Planned Development District 32 (PD-32), located within the Scenic Overlay (SOV) District, addressed as 2930 Ridge Road [FM-740], and take any action necessary.

The Architectural Review Board (ARB) reviewed the proposed building elevations and passed a motion to recommend approval by a vote of 4-3, with Board Members Mitchell, Neill, and Johnson dissenting. Additionally, the motion included a recommendation that the applicant change the dark colored CMU wainscot with a limestone on all facades.

2. SP2019-040 (David)

Discuss and consider a request by Matthew Gardner and Halff Associates on behalf of Reid Caldwell of Rockwall Urban Industrial, LP for the approval of a site plan for a multi-tenant industrial building on a 7.02-acre parcel of land identified as Lot 1, Block D, Ellis Center Phase 2 Addition, City of Rockwall, Rockwall County, Texas, zoned Light Industrial (LI) District, situated at the terminus of Alpha Drive, and take any action necessary.

The Architectural Review Board (ARB) reviewed the proposed building elevations and passed a motion to recommend approval by a vote of 7-0.

3. SP2019-041 (Korey)

Discuss and consider a request by LeeAnn Latimer on behalf of Dr. Steve Arze of Zaph & Ath Properties, LLC for the approval of a site plan for a medical office building on a 1.36-acre tract of land identified as Lot 2, Block A, Landing Point Addition, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District, located north of the intersection of Industrial Boulevard and Airport Road, and take any action necessary.

The Architectural Review Board (ARB) reviewed the proposed building elevations and passed a motion to recommend approval by a vote of 7-0.

IV. ADJOURNMENT

There being no further business, the meeting was adjourned at 5:27 p.m.