

ELLIS CENTRE PH. 2

ROCKWALL INDUSTRIAL FOUNDATION

ELLIS CENTRE PH. 1

Tr13 3.652Ac	Tr15-1 2.34Ac	Tr12 2.202Ac	Tr16 2.0Ac	Tr17 3-2 1.0872Ac
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Tr18 1.597Ac	Tr5 1.05Ac	Tr5-1 2.4592Ac
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TR 5-2 .1538AC

TR 5-3 .3282AC

Tr3-1 2.0Ac	Tr4-4 2.16Ac	Tr4-2 5.0Ac
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Tr4-5
5Ac

CULLIN SUBD.

N.M. BALLARD A-24

BODIN INDUSTRIAL TRACT ADDN.

Tr4
25.34Ac.
-2.8939
22.4461Ac.

Tr4-7 2.8939Ac

N.M. BALLARD A-48

HOUSER ADDN

TR 4-3
3.45Ac

Tr4-b .896Ac	Tr5 0.5Ac	Tr1 0.5Ac	Tr1 0.5Ac
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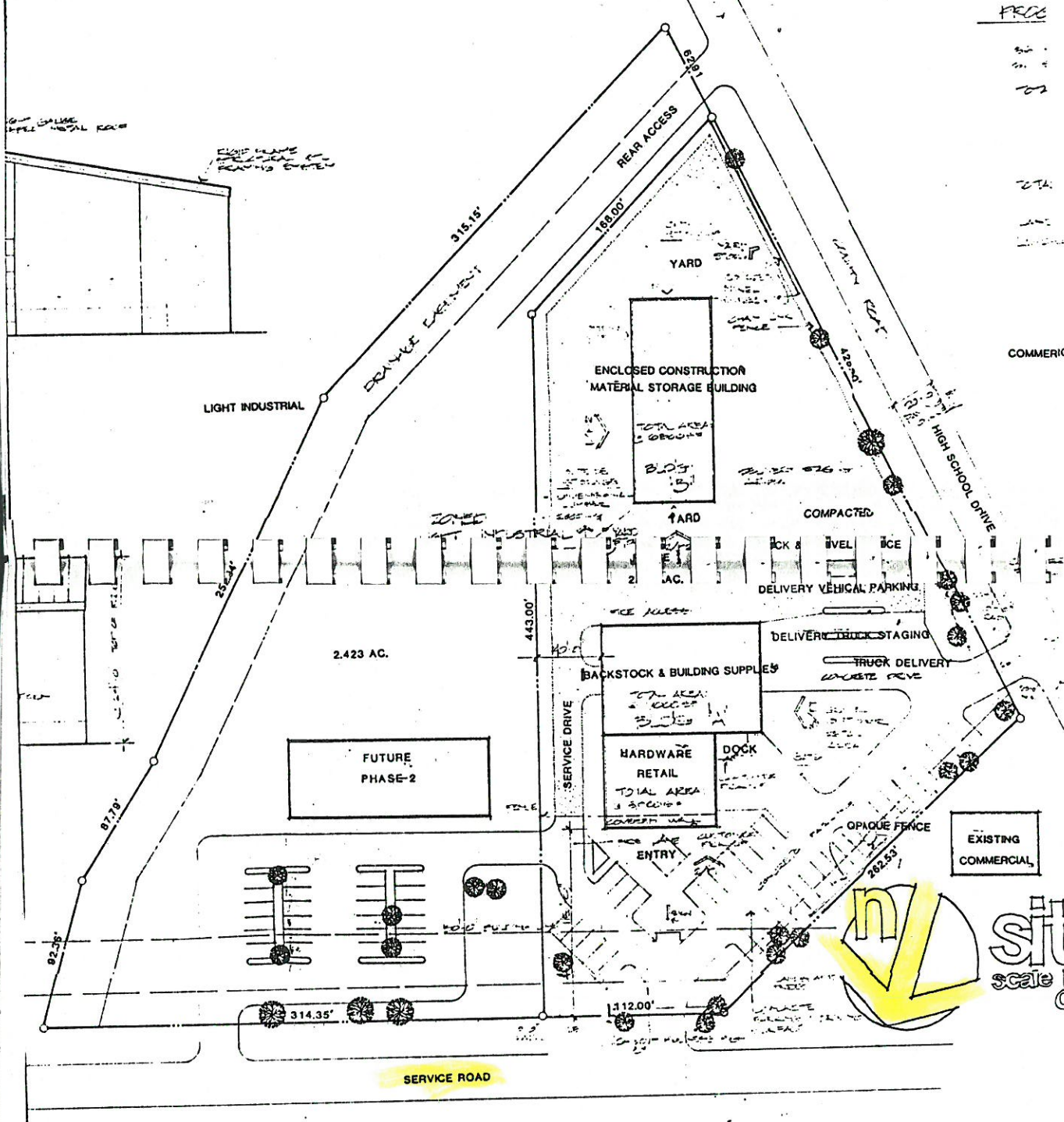
2-4

Tr2
69.18Ac.

2499.56

2394.11

J. CADLE A-65



*LOW WALLS
W/PEL METAL ROOF*

*EXIST WALLS
W/PEL METAL ROOF*

PROG
100'
50'
10'

COMMERCIAL

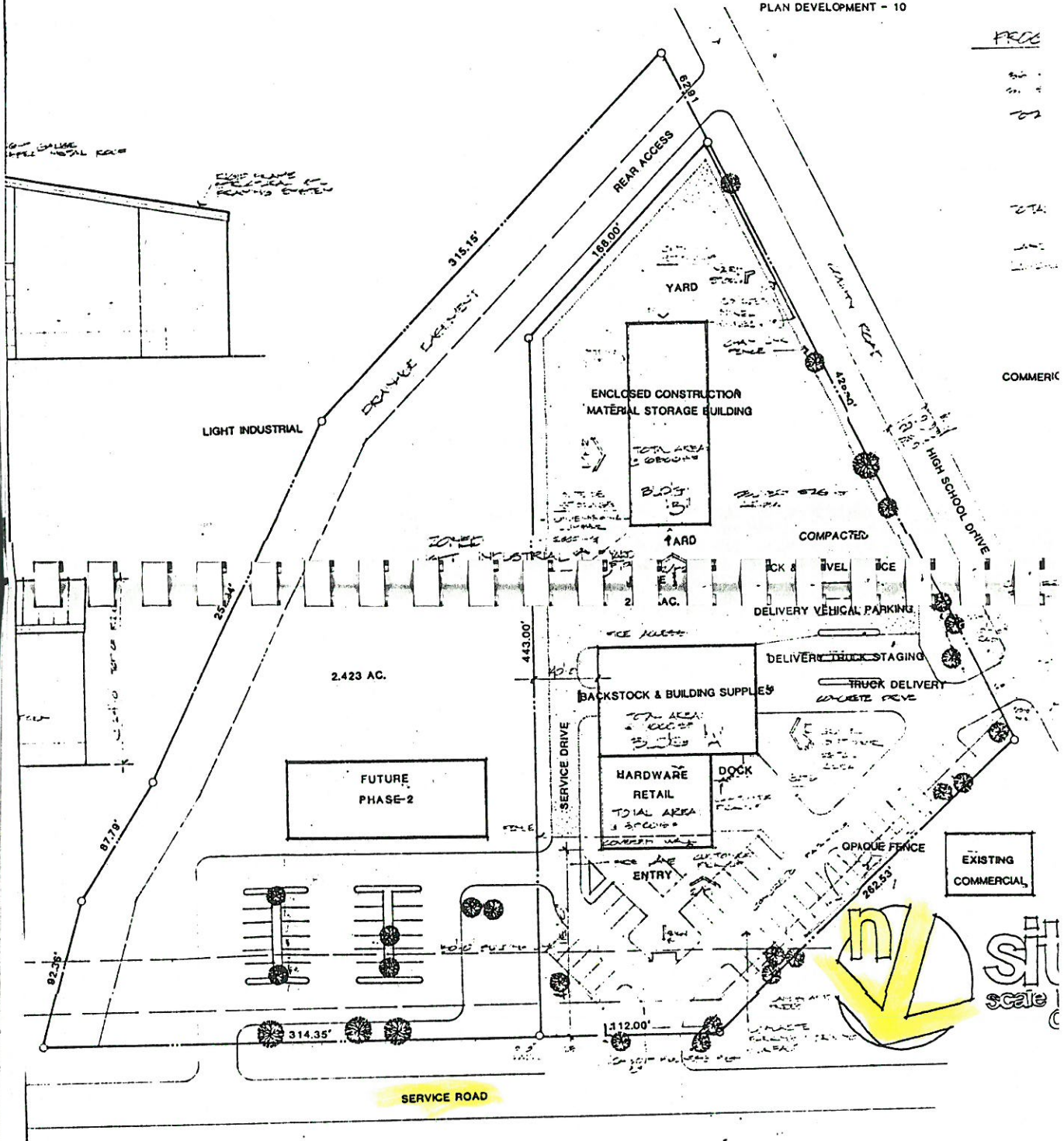
EXISTING COMMERCIAL

Site Scale

SERVICE ROAD

SITE PLAN

INTERSTATE HIGHWAY 30



**CITY OF ROCKWALL
Planning and Zoning Agenda**

Agenda Date: November 9, 1989

Agenda No: III.D.

Agenda Item: P&Z 89-40-Z - Hold Public Hearing and Consider Changing the Zoning of PD-24 Located on High School Road South of I-30 to Light Industrial

Item Generated By: Commission

Action Needed: Hold public hearing and take any necessary action

Background Information:

Upon recommendation of the Commission the City Council also instructed staff to initiate hearings to consider rezoning PD-24 to Light Industrial. This property was zoned PD for use as a lumberyard/hardware facility. Some time after it was zoned the City acquired it for future use as a water storage yard and a pump station. The only use authorized under the PD is the lumberyard/hardware facility and we need to rezone the property to allow municipal uses. The property was previously zoned Light Industrial and the surrounding zoning is Light Industrial. We would recommend that the zoning be changed back to Light Industrial.

Attachments:

1. Location map
2. Approved development plan

Agenda Item: PD-24 Rezoning

Item No: III. D.

**CITY OF ROCKWALL
City Council Agenda**

Agenda Date: December 4, 1989

Agenda No: V. H.

Agenda Item: P&Z 89-40-Z - Hold Public Hearing and Consider Approval of an Ordinance Changing the Zoning of PD-24 Located on High School Road South of I-30 to Light Industrial (1st Reading)

Item Generated By: Planning and Zoning Commission

Action Needed: Hold public hearing and take any necessary action

Background Information:

Several meetings ago, upon recommendation of the Commission, the City Council instructed staff to initiate hearings to consider rezoning PD-24 to Light Industrial. This property was zoned PD for use as a lumberyard/hardware facility. Some time after it was zoned the City acquired it for future use as a water storage yard and a pump station. The only use authorized under the PD is the lumberyard/hardware facility and we need to rezone the property to allow municipal uses. The property was previously zoned Light Industrial and the surrounding zoning is Light Industrial. We would recommend that the zoning be changed back to Light Industrial.

The Planning and Zoning Commission has held their hearings and has recommended that the property be zoned to Light Industrial.

Notices Sent 20

Notices Returned -0-

Attachments:

1. Location map
2. Approved development plan
3. Ordinance

Agenda Item: PD-24 Rezoning

Item No: V. H.

PUBLIC NOTICE

The Rockwall Planning and Zoning Commission will hold a public hearing on Thursday, November 9, 1989, at 7:30 P.M. in City Hall, 205 W Rusk, to consider recommending a change in zoning from PD-24, Planned Development NO. 24, to Light Industrial on a 4.97 acre tract of land located on High School Road south of I-30 and further described on the attachment. As an interested property owner, you are invited to attend this hearing or notify the Commission in writing of your feeling in regard to this matter.

PUBLIC NOTICE

The Rockwall City Council will hold a public hearing on Monday, December 4, 1989, at 7:00 P.M. in Rockwall City Hall, 205 West Rusk, to consider the following:

1. A request from Wayne Backus for a change in zoning from "A" Agricultural to "C" Commercial on a tract of land located on SH-205 south of Rockwall Parkway
2. A change in zoning from PD-24 Planned Development to "LI" Light Industrial on a tract of land located on the south service road of I-30 and High School Road
3. An amendment to PD-16 Planned Development NO. 16 located at Horizon Road and FM-740 to delete the approved development plan

This notice is being sent to property owners in the vicinity of one or more of the areas above. As an interested property owner you may wish to attend this meeting or make your opinion known in writing to the City Council prior to these hearings.

AD-24 TR 4 Bodin Indust

Cullins Richard Cullins
P.O. Box 967

#3-B0 Bodin James Coihav
1400 I-30

Ab 65,15 George Nabheltz Sr
c/o H. L. Erdman + Assoc Inc
3031 Allen St #104
Dallas 75204

Ab 65,2 Cambridge Companies
17446 Dallas Parkway #103
Dallas 75287

OWNER NAME AND ADDRESS	PROPERTY DESCRIPTION	EXEMP
R14308 (13814) 3130-0000-0001-GO-OR EDRICH DEVELOPMENT COMPANY 202 E RUSK ST ROCKWALL, TEXAS 75087	BODIN INDUSTRIAL TRACT, LOT 1-GO, ACRES 1, 2030 KRISTY LANE SITUS: 2030 KRISTY LANE ENTS: GRW,SRW,CRW LAND SPTB: F2, IMP. SPTB: F2	
R14309 (13815) 3130-0000-0001-HO-OR SELF CECIL ETUX 3612 HILLTOP CR ROCKWALL, TX 75087	BODIN INDUSTRIAL TRACT, LOT 1-HO, ACRES 0.5, I-30 SITUS: 1470 INTERSTATE 30 ENTS: GRW,SRW,CRW LAND SPTB: F2, IMP. SPTB: F2	
R14310 (28400) 3130-0000-0001-IO-OR SKYLINE SAVINGS ASSOC 8344 R L THORTON FRWY SUITE 420 DALLAS, TX 75227	BODIN INDUSTRIAL TRACT, LOT 1-I, ACRES 4 ENTS: GRW,SRW,CRW LAND SPTB: C2	
R14311 (13817) 3130-0000-0001-JO-OR PITTS T E INC P O BOX 280776 DALLAS, TX 75228	BODIN INDUSTRIAL TRACT TRACT 1-J 3.000 AC ENTS: GRW,SRW,CRW LAND SPTB: C2	
R26820 (26863) 3130-0000-0001-KO-OR PANNELL ROBERT G DBA PANNELL ELECTRIC % 801 S CARROLL AVE DALLAS, TX 75223	BODIN INDUSTRIAL TRACT, LOT 1-K, ACRES 1.000, 555 HIGH SCHOOL DR SITUS: 555 HIGH SCHOOL DR ENTS: GRW,SRW,CRW LAND SPTB: F1, IMP. SPTB: F1	
R26825 (32981) 3130-0000-0001-L1-OR BODIN CONCRETE COMPANY, INC P O BOX 109 ROWLETT, TX 75088	BODEN INDUSTRIAL PARK, LOT TR 1-L, ACRES 0.365, 2020 KRISTY LANE SITUS: 2020 KRISTY LANE ENTS: GRW,SRW,CRW LAND SPTB: F1, IMP. SPTB: F1	
R26821 (26883) 3130-0000-0002-AO-OR METRO-POUR CONCRETE, INC 2010 KRISTY LANE ROCKWALL, TX 75087	BODIN INDUSTRIAL TRACT, LOT TR 2-A PT & 1A PT, ACRES 2.841, 2010 KRISTY LANE SITUS: 2010 KRISTY LANE ENTS: GRW,SRW,CRW LAND SPTB: F2, IMP. SPTB: F2	
R14313 (32356) 3130-0000-0003-AO-OR OREGON TEXAS ONE INC P O BOX 2507 GARLAND, TX 75046	BODEN INDUSTRIAL PARK, LOT TR 3-A & PT 2-B, ACRES 1.822 ENTS: GRW,SRW,CRW LAND SPTB: F1, IMP. SPTB: F1	

OWNER NAME AND ADDRESS	PROPERTY DESCRIPTION	EXEMPT
R26824 (28124) 3130-0000-0001-00-OR FIRST BANK OF ROWLETT ATTN: TONI SMITH P O BOX 82 ROWLETT, TX 75088	BODIN INDUSTRIAL TRACT, LOT TR 1 PART, ACRES 4.79 ENTS: GRW, SRW, CRW LAND SPTB: C2	
R26823 (19760) 3130-0000-0001-A0-OR WRIGHT JOHN G P O BOX 819 ROCKWALL, TX 75087	BODIN INDUSTRIAL TRACT, LOT TR 1-A, ACRES 2.186, 2050 KRISTY LANE SITUS: 2050 KRISTY LANE ENTS: GRW, SRW, CRW LAND SPTB: F1	
R27006 (28123) 3130-0000-0001-A1-OR LAYNE WESTERN CO INC 5800 FOXRIDGE DR MISSION WOODS, KANSAS 66205	BODIN INDUSTRIAL TRACT, LOT 1-A1, ACRES 2.974 ENTS: GRW, SRW, CRW LAND SPTB: F2, IMP. SPTB: F2	
R14303 (13809) 3130-0000-0001-B0-OR E & A ENTERPRISES % ALFORD 5414 TEAL CIR ROWLETT, TX 75088	BODIN INDUSTRIAL TRACT, LOT 1-B0, ACRES 2.77, 1501 I-30 SITUS: 1501 I-30 ENTS: GRW, SRW, CRW LAND SPTB: F2, IMP. SPTB: F2	
R14304 (31204) 3130-0000-0001-C0-OR MAJESTIC REAL ESTATE INC 3946 GLENWICK DALLAS, TX 75205	BODIN INDUSTRIAL TRACT TR 1-C 1.000 AC 2045 KRISTY LANE SITUS: 2045 KRISTY LANE ENTS: GRW, SRW, CRW LAND SPTB: F1, IMP. SPTB: F1	
R14305 (30324) 3130-0000-0001-D0-OR PALMER JONATHAN B 151 BROCKWAY DR ROCKWALL, TX 75087	BODIN INDUSTRIAL TRACT TR 1-D 0.500 AC 1450 I-30 SITUS: 1450 I-30 ENTS: GRW, SRW, CRW LAND SPTB: F1, IMP. SPTB: F1	
R14306 (13812) 3130-0000-0001-E0-OR ROCKWALL RETREADING CO P O BOX 806 ROCKWALL, TX 75087	BODIN INDUSTRIAL TRACT, LOT 1-E0, ACRES 1, 2025 KRISTY LN SITUS: 2025 KRISTY LN ENTS: GRW, SRW, CRW LAND SPTB: F2, IMP. SPTB: F2	
R14307 (13813) 3130-0000-0001-F0-OR DAVIS FORREST B SR & SALLIE 2015 KRISTY LANE ROCKWALL, TX 75087	BODIN INDUSTRIAL TRACT, LOT 1-F0, ACRES 1.215, 2015 KRISTY LN SITUS: 2015 KRISTY LN ENTS: GRW, SRW, CRW LAND SPTB: F1, IMP. SPTB: F1	