

Z2018-020 - SUP FOR 3075 GOLDEN TRAIL
 ZONING - LOCATION MAP = [icon]

0 35 70 140 210 280 Feet

FM 1549

GOLDEN

STERLING

PD-45

SFE-1.5

DIAMOND WAY

HAYMAKER



City of Rockwall

Planning & Zoning Department
 385 S. Goliad Street
 Rockwall, Texas 75032
 (P): (972) 771-7745
 (W): www.rockwall.com

The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.

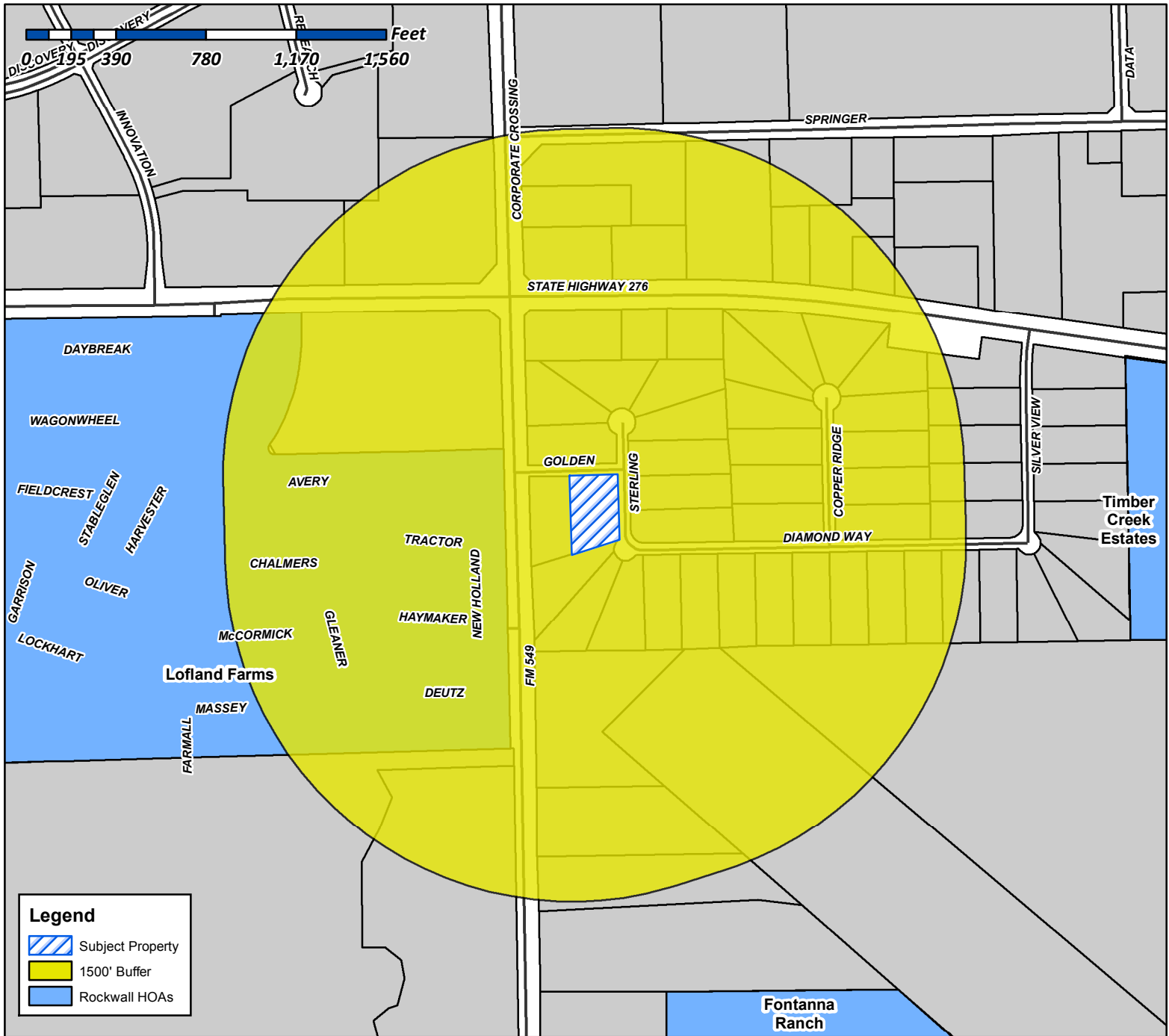




City of Rockwall

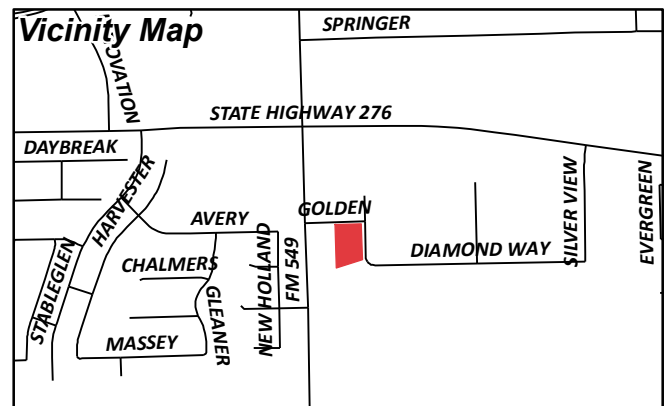
Planning & Zoning Department
385 S. Goliad Street
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Case Number: Z2018-020
Case Name: SUP for an Accessory Building
Case Type: Zoning
Zoning: SUP
Case Address: 3075 Golden Trail

Date Created: 4/16/2018
For Questions on this Case Call (972) 771-7745



DFW DISTRIBUTOR PETROLEUM INC
11551 FOREST CENTRAL DR STE 230
DALLAS, TX 75243

BASWELL KEVIN T & SUZANN J
1715 S FM 549
ROCKWALL, TX 75032

LOFLAND FARMS OWNERS ASSOC.
C/O SPECTRUM ASSOCIATION MANAGEMENT
17319 SAN PEDRO SUITE 318
SAN ANTONIO, TX 78232

MINOR MORRIS & NORA A
1908 STERLING CT
ROCKWALL, TX 75032

CURRENT RESIDENT
1913 STERLING CT
ROCKWALL, TX 75032

WYGAL DOUGLAS E & LAMPHONE
1918 STERLING CT
ROCKWALL, TX 75032

MEJIA BLAS & LUISA
1921 STERLING CT
ROCKWALL, TX 75032

USSERY DAVID & PAMELA
1930 COPPER RIDGE CIR
ROCKWALL, TX 75032

DOWDEY RACHEL AND
DAVID DOWDEY
1930 STERLING COURT
ROCKWALL, TX 75032

CURRENT RESIDENT
1935 STERLING CT
ROCKWALL, TX 75032

SCOTT MICHAEL C & DOROTHY
1950 COPPER RIDGE CIR
ROCKWALL, TX 75032

GLASSCOCK BILLY B & PENNY
1955 STERLING CT
ROCKWALL, TX 75032

WOMMACK KEVIN DALE AND
PAMELA MCCOLLUM
1970 COPPER RIDGE CIR
ROCKWALL, TX 75032

THOMAS CLIFTON D & YASMIN P TEJANI
THOMAS
1975 STERLING CT
ROCKWALL, TX 75032

WOODALL TERRY G & JENNIFER
1982 STERLING CT
ROCKWALL, TX 75032

ROCHELLE MICHAEL
2000 NEW HOLLAND DR
ROCKWALL, TX 75032

CURRENT RESIDENT
2020 NEW HOLLAND DR
ROCKWALL, TX 75032

CURRENT RESIDENT
2030 NEW HOLLAND DR
ROCKWALL, TX 75032

SUMMERSON MICHAEL W & LORI S
2040 NEW HOLLAND DR
ROCKWALL, TX 75032

FOX CHRISTOPHER & LAURA
2050 NEW HOLLAND DRIVE
ROCKWALL, TX 75032

CURRENT RESIDENT
2060 NEW HOLLAND DR
ROCKWALL, TX 75032

MOSHER LINDA
2070 NEW HOLLAND DR
ROCKWALL, TX 75032

TUTTLE CYNTHIA RENEE
2110 NEW HOLLAND DR
ROCKWALL, TX 75032

CROUCH JESSE AND
LOUETTA LANGLEY CROUCH
2860 TRACTOR TRAIL
ROCKWALL, TX 75032

JOHNSON TROY D & JENNA
2861 AVERY
ROCKWALL, TX 75032

SIMS MARK E AND ADRIAN M
2861 TRACTOR TRL
ROCKWALL, TX 75032

CORLEY LUKE ANDREW & SHANNON NICOLE
2870 AVERY
ROCKWALL, TX 75032

SHANE PATRICK RYAN
3055 GOLDEN TRL
ROCKWALL, TX 75032

AMH 2014-1 BORROWER LLC
30601 AGOURA RD SUITE 200
AGOURA HILLS, CA 91301

TARRANT CHRISTOPHER D AND KATHY D
3075 GOLDEN TRAIL
ROCKWALL, TX 75032

BROWN HOWARD E
3085 DIAMOND WAY DR
ROCKWALL, TX 75032

HUFF ARLENE R & ERIC
3093 DIAMOND WAY DR
ROCKWALL, TX 75032

TIMMINS TERREL P
3109 DIAMOND WAY DR
ROCKWALL, TX 75032

TIBBS CHRISTOPHER B &
DEANNA K
3125 DIAMOND WAY DR
ROCKWALL, TX 75032

GUZMAN GOMEZ SUSAN W &
ELVIN OMAR GUZMAN GOMEZ
3141 DIAMOND WAY DR
ROCKWALL, TX 75032

GARZA CESAR AND ANA MARIE
3301 NORTHSTAR RD 635
RICHARDSON, TX 75082

SELMAN ENTERPRISES INC
3612 HILLTOP CIR
ROCKWALL, TX 75087

SMITH PHILLIP EDWIN
7990 PASEO MEMBRILLO
CARLSBAD, CA 92009

LOFLAND FARMS LTD
C/O QHR INC
PO BOX 360399
DALLAS, TX 75336

To: City of Rockwall Planning and Zoning
385 S. Goliad
Rockwall, Texas 75087
972-771-7745

From: Chris Tarrant
3075 Golden Trail
Rockwall, Texas 75032
214-497-2290

Re: SUP Permit

To whom it may concern,

I was told that I needed to apply for an SUP Permit in order to build a detached garage on my property. I am proposing to build a 30'x50' garage behind my home, within the current fenced in area. This building will serve several purposes including but not limited to:

1. My youngest son races go karts and 2 go karts, our tools and equipment essentially take up my whole garage at this time. I need more space for this.
2. I currently have a shop that I rent that I keep my hot rods in as well as quite a few tools that I would like to have more supervision over as well as drop that monthly expense.
3. Overall, we need more storage room. The garages on these houses in my area are not large enough for a full size truck to fit into, I cannot pull my dually into the garage to change the oil, it's too tall. I'd like to have somewhere to service my own vehicles.
4. In the future, I'd like to convert my existing garage into a game/media room for my kids.

I understand that I live in a residential neighborhood and that usually a building of this size is frowned upon but I would like for you to understand that my neighborhood is not your normal neighborhood. We are on what I essentially call double lots – ALL the lots are 1.5 acres and up. Most people around here agree with me when I say we all bought these homes to have space and to be able to do what we want. I have a guy at the end of my street that has an old rusted metal building that he repairs cars in, I have several people with gravel driveways going to the rear of their property, people ride 4 wheelers up and down the streets around here, one neighbor has a baseball field in his backyard, there are others with buildings/shops in their backyards. This is not your normal high class Rockwall neighborhood, this is more along the lines of your middle class neighborhood and people around here are less concerned with what each other has going on than your normal Rockwall neighborhood.

I have poured a concrete drive from the side street to the back lot where this building would be located as well as built a sliding gate covered with wood pickets to match my fence. This ensures that everything is completely concealed and hides as much of it as possible. I strive real hard to keep my property clean, neat, and organized anyway but I like to keep things as much out of sight as possible too.

Sincerely,



Chris Tarrant

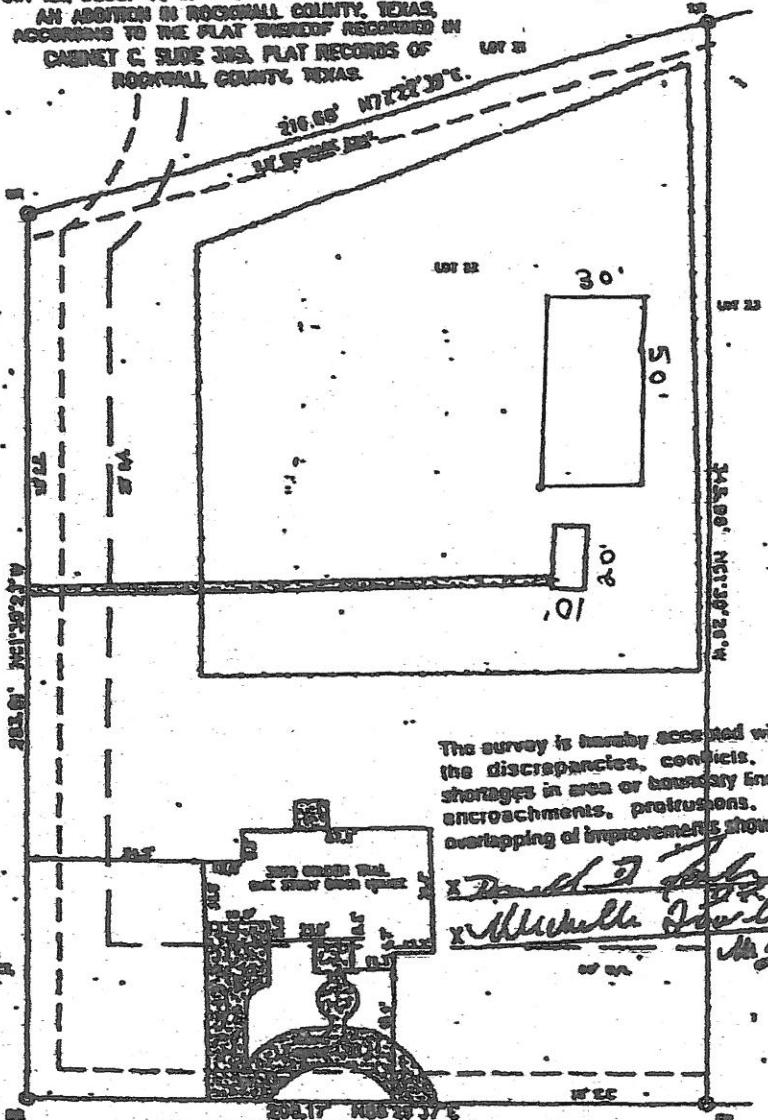
SURVEY PLAT

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:
 THIS IS TO CERTIFY THAT I HAVE THIS DATE MADE A CAREFUL AND ACCURATE SURVEY
 ON THE GROUNDS OF PROPERTY LOCATED AT 3078 GOLDEN TRAIL IN THE CITY OF ROCKWALL,
 TEXAS, HEREIN DESCRIBED AS FOLLOWS:

LOT 22, BLOCK A, OF STERLING FARMS ADDITION,
 AN ADDITION IN ROCKWALL COUNTY, TEXAS,
 ACCORDING TO THE PLAT THEREOF RECORDED IN
 CABINET C, SLIDE 309, PLAT RECORDS OF
 ROCKWALL COUNTY, TEXAS.



STERLING COURT
(50' R.O.W.)



The survey is hereby accepted with the discrepancies, conflicts, or shortages in area or boundary lines, encroachments, protrusions, or overlapping of improvements shown.

[Handwritten signatures]
 X *[Signature]*
 X *[Signature]*

- NOTES:
 RP - FOUND IRON PIPE
 FR - FOUND IRON ROD
 CONC - CONCRETE
 S/W - SIDEWALK
 D/W - DRIVE WAY
 D/L - DRIVING KEY BACK LINE

TO CORRECT IN LAW WHILE THE PLAT HEREON IS A TRUE, CORRECT AND ACCURATE REPRESENTATION OF THE PROPERTY AS DESCRIBED BY THE PLAT, THE SIZE, LOCATION AND TYPE OF BUILDING, AND DIMENSIONS, AND SHOW ALL ENCROACHMENTS WHEN THE BOUNDARIES OF THE PROPERTY RETRACK FROM THE PROPERTY LINES THE SERVICES HEREON, AS SHOWN ON SAID PLAT.
 THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

SELLER:
 DARROSE MODEL HOME INVESTMENTS
 BUYER:
 DONALD FOWLER AND WIFE, MICHELLE FOWLER

SCALE 1"=30'
 DATE OF SURVEY: 10/12/00
 OF NO. 0423741

THIS PROPERTY IS LOCATED IN AN AREA WITHIN ZONE X, OUTSIDE THE 100-YEAR FLOOD PLAIN, ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR THE CITY OF ROCKWALL.



Xavier Chapa
XCES
 Xavier Chapa Engineering & Surveying
 P.O. Box 163128

