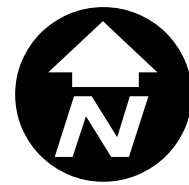


# City of Rockwall

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.



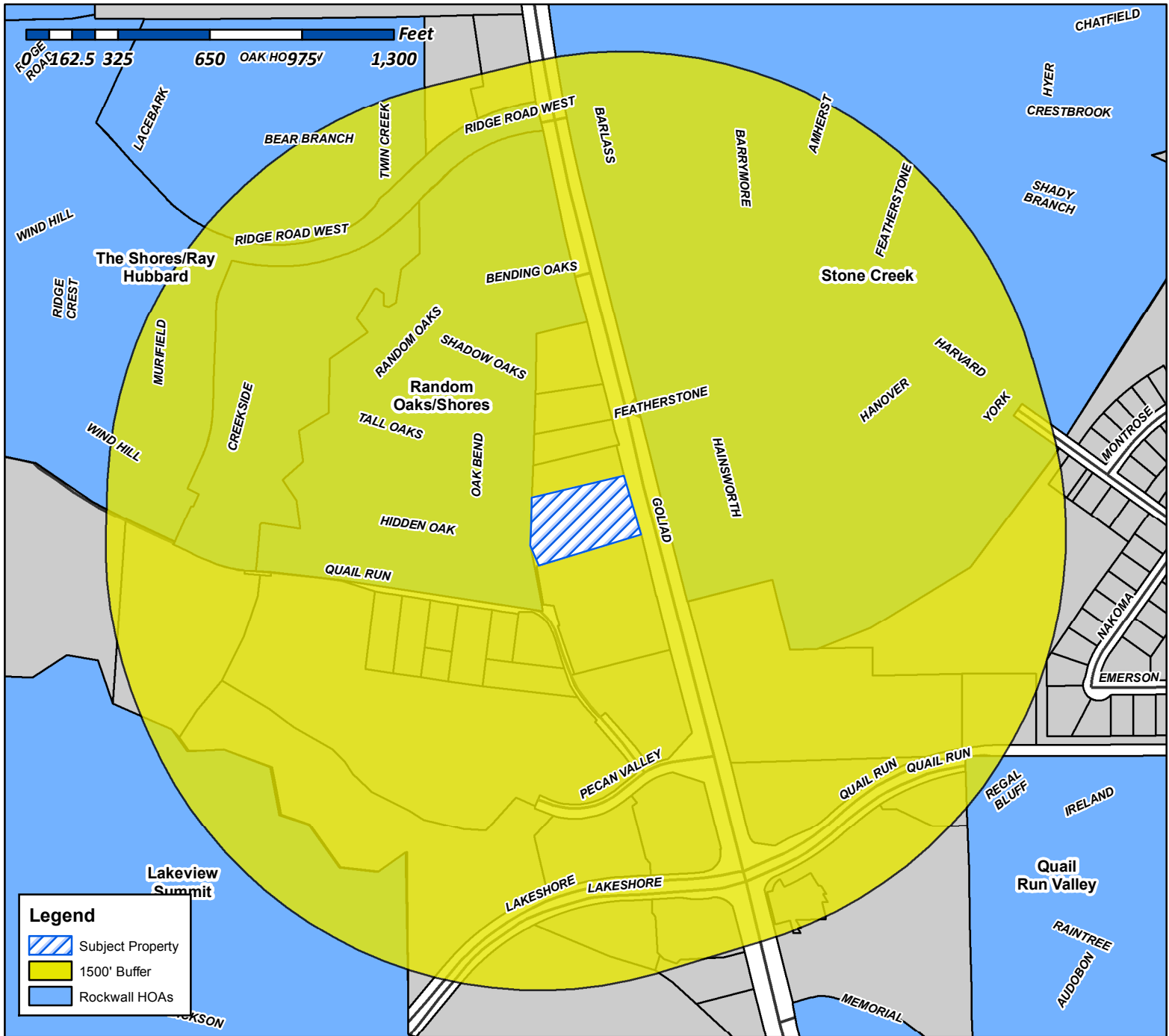




# City of Rockwall

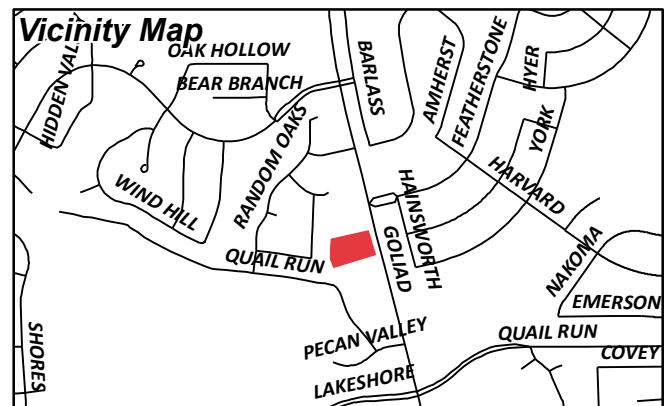
Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087  
(P): (972) 771-7745  
(W): www.rockwall.com

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.



**Case Number:** Z2018-037  
**Case Name:** Zoning Change (SFE-1.5 to RO)  
**Case Type:** Zoning  
**Zoning:** SFE-1.5  
**Case Address:** 3025 N. Goliad Street

**Date Created:** 8/21/2018  
**For Questions on this Case Call** (972) 771-7745

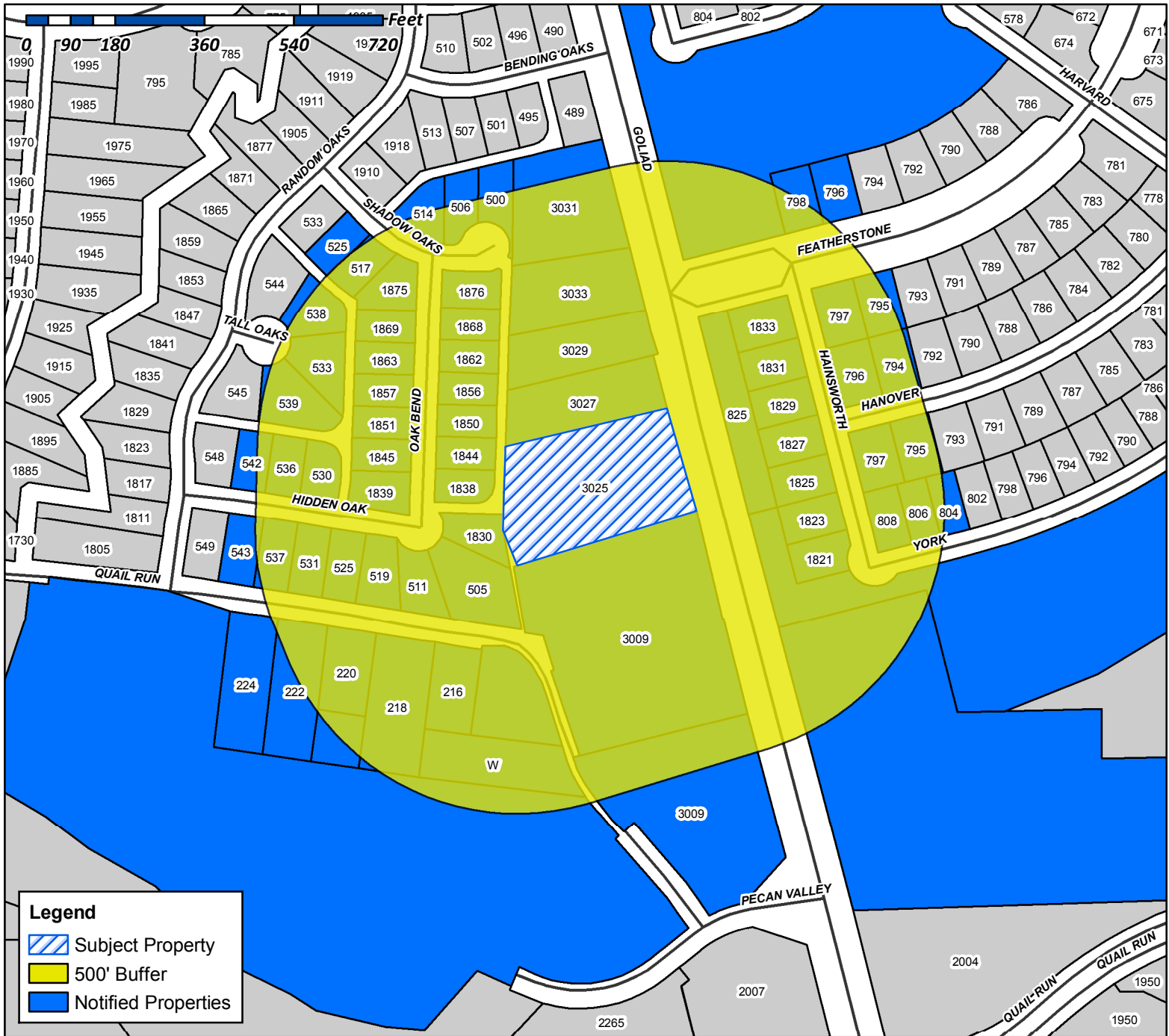
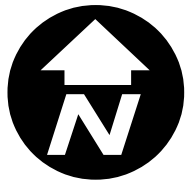




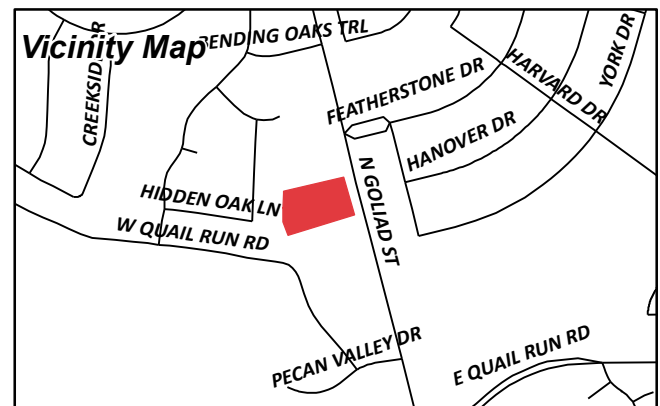
# City of Rockwall

Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087  
(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.



**Case Number:** Z2018-037  
**Case Name:** Zoning Change (SFE-1.5 to RO)  
**Case Type:** Zoning  
**Zoning:** SFE-1.5  
**Case Address:** 3025 N. Goliad Street



**Date Created:** 08/16/2018

**For Questions on this Case Call (972) 771-7745**

ROCKWALL STONE CREEK ESTATES  
HOMEOWNERS ASSOCIATION INC  
C/O NEIGHBORHOOD MANAGEMENT INC  
1024 S GREENVILLE AVE SUITE 230  
ALLEN, TX 75002

WATTS KEVIN C & MELODIE  
106 PECAN DRIVE  
ROCKWALL, TX 75087

M REA PROPERTIES 2 LLC  
1234 TRALEE LN  
GARLAND, TX 75044

REDMOND BRIAN AND NICOLE  
1475 PLUMMER DR  
ROCKWALL, TX 75087

HUDGENS GERALD FRANK & ROCHELLE  
EAVONNE  
1675 AVONLEA DRIVE  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1821 HAINSWORTH DR  
ROCKWALL, TX 75087

MOORE MICHAEL RAY JR & STEPHANIE  
1823 HAINSWORTH DRIVE  
ROCKWALL, TX 75087

MORGAN RAYMOND L JR AND STEPHANIE L  
1825 HAINSWORTH DR  
ROCKWALL, TX 75087

ESCOBEDO OMAR & MARIA C  
1827 HAINSWORTH DRIVE  
ROCKWALL, TX 75087

HUA ALEXANDER AND THU THUY  
1829 HAINSWORTH DR  
ROCKWALL, TX 75087

SLOAN CHRISTOPHER A & MISTI D  
1830 OAK BEND DRIVE  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1831 HAINSWORTH DR  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1833 HAINSWORTH DR  
ROCKWALL, TX 75087

MONTGOMERY BARRY A AND MARY R  
1838 OAK BEND DR  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1839 OAK BEND DR  
ROCKWALL, TX 75087

MULLET STEPHEN PAUL  
1844 OAK BEND DR  
ROCKWALL, TX 75087

RAKOW DONALD E JR & RHONDA  
1845 OAK BEND DR  
ROCKWALL, TX 75087

BELL JEFFREY A & LARISSA  
1850 OAK BEND DRIVE  
ROCKWALL, TX 75087

DOYLE BRYAN RONALD AND SABINE  
1851 OAK BEND DR  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1856 OAK BEND DR  
ROCKWALL, TX 75087

RILEY JORI  
1857 OAK BEND DR  
ROCKWALL, TX 75087

LEE THERESE M & GREGORY H  
1862 OAK BEND DR  
ROCKWALL, TX 75087

GARCIA RACHELLE N  
1863 OAK BEND DR  
ROCKWALL, TX 75087

MAPENGO DERECK B AND TERI  
1868 OAK BEND DRIVE  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1869 OAK BEND DR  
ROCKWALL, TX 75087

CURRENT RESIDENT  
1875 OAK BEND DR  
ROCKWALL, TX 75087

MYERS CHARLES & SHERRY  
1876 OAK BEND DRIVE  
ROCKWALL, TX 75087

ARKOMA DEVELOPMENT LLC  
203 E INTERSTATE 30  
ROCKWALL, TX 75087

DEAN LANTY W & MARY F  
216 W QUAIL RUN RD  
ROCKWALL, TX 75087

HYDE TRENT D & DEBRA A  
218 W QUAIL RUN RD  
ROCKWALL, TX 75087

HUNTER MICHAEL B & VICKIE D  
220 W QUAIL RUN RD  
ROCKWALL, TX 75087

CANADA CECILIA A  
222 W QUAIL RUN RD  
ROCKWALL, TX 75087

OEXMAN ALVIN H ET UX  
224 W QUAIL RUN RD  
ROCKWALL, TX 75087

KHATER CHARLES J  
2368 E FM 552  
ROCKWALL, TX 75087

CURRENT RESIDENT  
3009 N GOLIAD ST  
ROCKWALL, TX 75087

CLARK TROY & JANICE  
3025 N GOLIAD ST  
ROCKWALL, TX 75087

ROSS JODY ALAN & KAREY  
3027 N GOLIAD ST  
ROCKWALL, TX 75087

CURRENT RESIDENT  
3029 N GOLIAD ST  
ROCKWALL, TX 75087

GREER PATRICIA L  
3031 N GOLIAD ST  
ROCKWALL, TX 75087

CURRENT RESIDENT  
3031 N GOLIAD ST  
ROCKWALL, TX 75087

GREER TIMOTHY K  
3033 N GOLIAD  
ROCKWALL, TX 75087

CURTIS JOSEPH & THERESA  
500 SHADOW OAKS CT  
ROCKWALL, TX 75087

ARRIAGA HENRY  
505 HIDDEN OAK LN  
ROCKWALL, TX 75087

CURRENT RESIDENT  
506 SHADOW OAKS CT  
ROCKWALL, TX 75087

JASMAN JAMES BLAKE  
511 HIDDEN OAK LN  
ROCKWALL, TX 75087

BLACKWELL NARWEEN  
514 SHADOW OAKS CT  
ROCKWALL, TX 75087

DELA TORRE KENNETH C & MARIA CHATU SERRA  
517 SHADOW OAKS CT  
ROCKWALL, TX 75087

MURRAY NANCY J  
519 HIDDEN OAK LN  
ROCKWALL, TX 75087

CURRENT RESIDENT  
525 SHADOW OAKS CT  
ROCKWALL, TX 75087

FITZGERALD GLORIA J MCWHIRTER & DON  
525 HIDDEN OAK LANE  
ROCKWALL, TX 75087

JUAREZ CORAL AND JOSE A  
530 HIDDEN OAK LN  
ROCKWALL, TX 75087

HANKINS ANGELA &  
MICHAEL ELDON WHIPPLE  
531 HIDDEN OAK LN  
ROCKWALL, TX 75087

THIRION MARK P & ELIZABETH  
533 TALL OAKS PL  
ROCKWALL, TX 75087

SAPUTA DUANE & MONICA  
536 HIDDEN OAK LN  
ROCKWALL, TX 75087

COLE MARK A  
537 HIDDEN OAK LN  
ROCKWALL, TX 75087

SCOTT WILLIAM F & PATRICIA R  
538 TALL OAKS PL  
ROCKWALL, TX 75087

WALN IRMA SUE  
REVOCABLE LIVING TRUST  
539 TALL OAKS PL  
ROCKWALL, TX 75087

HAYES MELANIE S  
542 HIDDEN OAK LN  
ROCKWALL, TX 75087

CURRENT RESIDENT  
543 HIDDEN OAK LN  
ROCKWALL, TX 75087

DREES CUSTOM HOMES LP  
6225 N ST HWY 161 #150  
IRVING, TX 75038

GREER PATRICIA L  
710 BROOKFIELD DR  
GARLAND, TX 75040

GOLIAD REAL ESTATE LLC  
7700 EASTER AVENUE SUITE 705  
DALLAS, TX 75209

EVANS MARCUS EUGENE AND DEANN  
794 HANOVER DR  
ROCKWALL, TX 75087

CURRENT RESIDENT  
795 FEATHERSTONE DR  
ROCKWALL, TX 75087

NURMI DOUGLAS B & LISA R  
795 HANOVER DRIVE  
ROCKWALL, TX 75087

TURNER JIMMIE L  
796 FEATHERSTONE DR  
ROCKWALL, TX 75087

CHAMBLESS WILLIAM AND HELEN GOMEZ-  
SALVADOR  
796 HANOVER DR  
ROCKWALL, TX 75087

CURRENT RESIDENT  
797 FEATHERSTONE DR  
ROCKWALL, TX 75087

TUMULTY TIMOTHY M & KIM A  
797 HANOVER DRIVE  
ROCKWALL, TX 75087

CURRENT RESIDENT  
798 FEATHERSTONE DR  
ROCKWALL, TX 75087

FLORES JORGE & NAOMI SHALIT  
804 YORK DRIVE  
ROCKWALL, TX 75087

REY LUIS SR AND JUDY L  
806 YORK DR  
ROCKWALL, TX 75087

ODEYEMI ADETUNJI  
808 YORK DR  
ROCKWALL, TX 75087

WINDSOR HOMES CUMBERLAND LLC  
8214 WESTCHESTER SUITE 710  
DALLAS, TX 75225

STONE CREEK SF LTD  
8214 WESTCHESTER DR STE 710  
DALLAS, TX 75225

STONE CREEK BALANCE LTD  
8214 WESTCHESTER STE 710  
DALLAS, TX 75225

CURRENT RESIDENT  
825 GOLIAD ST  
ROCKWALL, TX 75087

AMERICAN RESIDENTIAL LEASING COMPANY LLC  
ATTN: PROPERTY TAX DEPARTMENT 30601  
AGOURA ROAD, SUITE 200PT  
AGOURA HILLS, CA 91301

JENKINS BENJAMIN M & ANGELA K  
P O BOX 2172  
ROCKWALL, TX 75087

Troy Clark  
3025 N Goliad St  
Rockwall, TX 75087

RE: Zoning change request for the above listed property

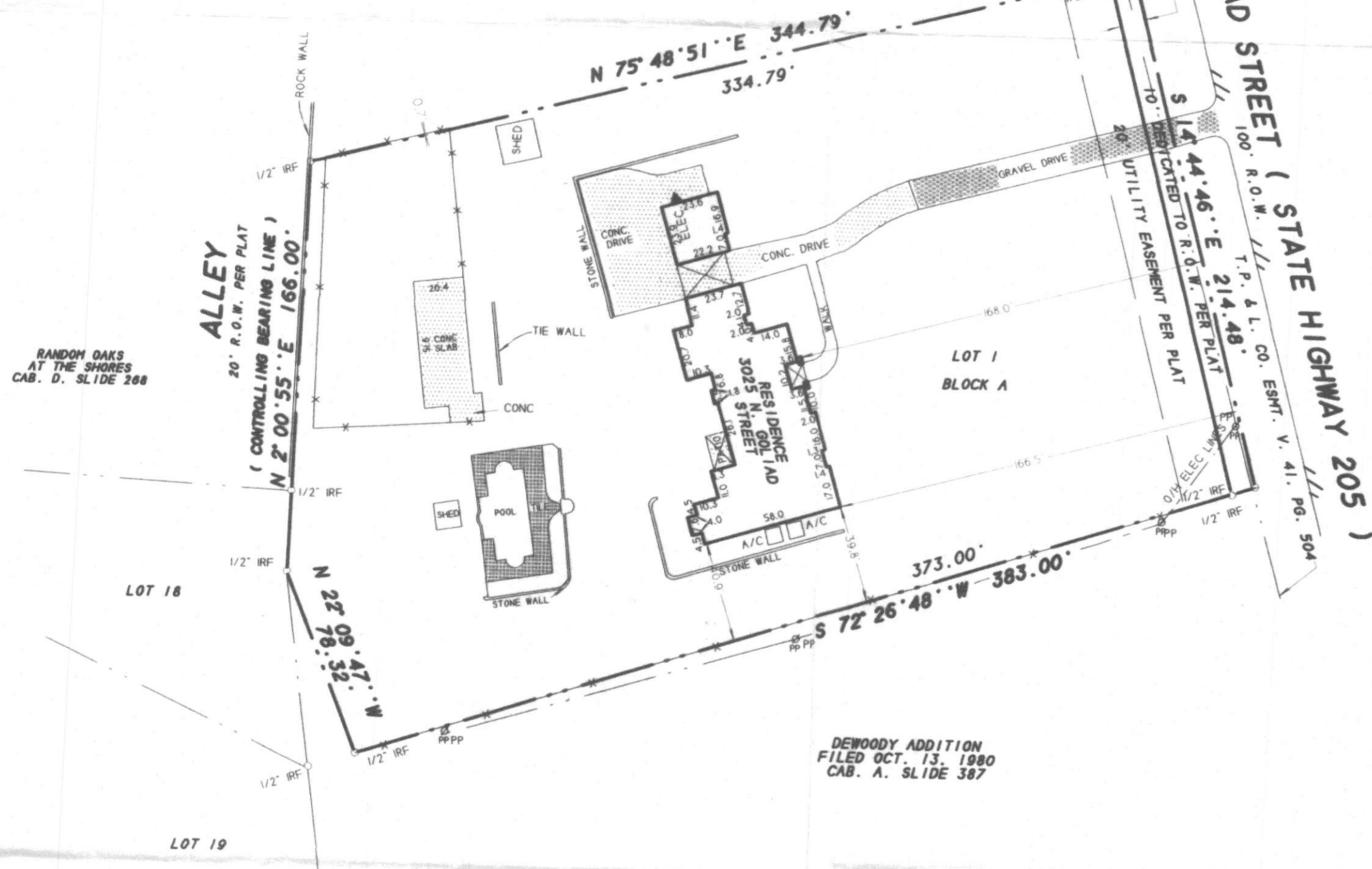
The purpose of requesting a zoning change from Residential Estate to Residential Office is primarily increase potential buyer interest in the property. It is assumed that the city would benefit as well, as it may result in a higher taxable value upon sale of the property.

Troy Clark



JOHN PEDDIE  
VOL. 109, PG. 372  
1.639 ACRES

N. GOLIAD STREET ( STATE HIGHWAY 205 )  
100' R.O.W.  
T.P. & L.L. CO. ESMT. V. 41, PG. 504  
CITY OF ROCKWALL  
WATER LINE E 85  
V. 81, PG. 85  
10' UTILTY EASEMENT PER PLAT



DESCRIPTION

BEING all of Lot 1, Block A of CLARK HOMESTEAD ADDITION, an Addition to the City of Rockwall, Rockwall County, Texas, according to the Plat thereof recorded in Cabinet D, Slide 371 of the Plat Records of Rockwall County, Texas.

NOTES

- 1) According to F.E.M.A. Flood Insurance Rate Map, Community Panel No. 480547 0005 C dated June 16, 1992, this property lies in Zone X. This property does not appear to lie within a 100-year flood plain.
- 2) BEARING SOURCE: RECORDED PLAT RECORDED IN CAB. D, SLIDE 268, P.R.R.C.T.
- 3) THE FOLLOWING EASEMENTS DO NOT LTE ON THIS LOT: (i) V. 81, Pg. 85, (ii) V. 41, Pg. 504

SURVEYOR'S CERTIFICATE

I, Harold D. Fetty, III, Registered Professional Land Surveyor No. 5034, do hereby certify that the above plat of the property surveyed for ROCKWALL COUNTY ABST. & TITLE CO., COMMUNITY BANK, and TROY CLARK & JANICE M. CLARK at 3025 N. GOLIAD STREET, ROCKWALL, ROCKWALL County, Texas, is the result of a careful collection of the best evidence available to me and my opinion is based on the facts as found at the time of survey. This survey meets the requirements of the Minimum Standards of Practice as approved and published by the Texas Board of Professional Land Surveying, effective September 1, 1992 and subsequent revisions, and the same was surveyed under my supervision on the ground this the 22nd day of June, 2001.

*Harold D. Fetty III*  
Harold D. Fetty III, R.P.L.S. No. 5034



ROCKWALL SURVEYING COMPANY, INC.  
306 E. WASHINGTON, SUITE C ROCKWALL, TEXAS 75087 PHONE (972) 772-5434 FAX (972) 772-5443

SURVEY DATE June 22, 2001  
SCALE 1" = 50' FILE # 20002160.3  
CLIENT Clark GF # 20010676