



# DEVELOPMENT APPLICATION

City of Rockwall  
Planning and Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087

### STAFF USE ONLY

PLANNING & ZONING CASE NO. \_\_\_\_\_

**NOTE: THE APPLICATION IS NOT CONSIDERED ACCEPTED BY THE CITY UNTIL THE PLANNING DIRECTOR AND CITY ENGINEER HAVE SIGNED BELOW.**

DIRECTOR OF PLANNING: \_\_\_\_\_

CITY ENGINEER: \_\_\_\_\_

PLEASE CHECK THE APPROPRIATE BOX BELOW TO INDICATE THE TYPE OF DEVELOPMENT REQUEST [SELECT ONLY ONE BOX]:

#### PLATTING APPLICATION FEES:

- MASTER PLAT (\$500.00 + \$20.00 ACRE) <sup>1</sup>
- PRELIMINARY PLAT (\$500.00 + \$20.00 ACRE) <sup>1</sup>
- FINAL PLAT (\$500.00 + \$20.00 ACRE) <sup>1</sup>
- REPLAT (\$500.00 + \$20.00 ACRE) <sup>1&3</sup>
- AMENDING OR MINOR PLAT (\$500.00)
- PLAT REINSTATEMENT REQUEST (\$200.00)

#### SITE PLAN APPLICATION FEES:

- SITE PLAN (\$1,000.00 + \$20.00 ACRE) <sup>1&2</sup>
- AMENDED SITE PLAN/ELEVATIONS/LANDSCAPING PLAN (\$500.00) <sup>2</sup>

#### OTHER APPLICATION FEES:

- TREE REMOVAL (\$200.00)
- VARIANCE REQUEST/SPECIAL EXCEPTIONS [RESIDENTIAL] (\$200.00) <sup>2</sup>
- VARIANCE REQUEST/SPECIAL EXCEPTIONS [COMMERCIAL] (\$1,000.00) <sup>2</sup>

#### ZONING APPLICATION FEES:

- ZONING CHANGE (\$1,000.00 + \$20.00 ACRE) <sup>1&3</sup>
- SPECIFIC USE PERMIT [RESIDENTIAL] (\$200.00 + \$20.00 ACRE) <sup>1,2&3</sup>
- SPECIFIC USE PERMIT [COMMERCIAL] (\$1,000.00 + \$20.00 ACRE) <sup>1,2&3</sup>
- PLANNED DEVELOPMENT DISTRICT (\$1,500.00 + \$20.00 ACRE) <sup>1&3</sup>
- PD DEVELOPMENT PLANS (\$1,500.00 + \$20.00 ACRE) <sup>1&3</sup>

#### NOTES:

<sup>1</sup> IN DETERMINING THE FEE, PLEASE USE THE EXACT ACREAGE WHEN MULTIPLYING BY THE PER ACRE AMOUNT. FOR REQUESTS ON LESS THAN ONE ACRE, ROUND UP TO ONE (1) ACRE.

<sup>2</sup> A **\$2,500.00** FEE WILL BE ADDED TO THE APPLICATION FEE FOR ANY REQUEST THAT INVOLVES CONSTRUCTION WITHOUT OR NOT IN COMPLIANCE TO AN APPROVED BUILDING PERMIT.

<sup>3</sup> AN ADDITIONAL FEE OF **\$150.00** WILL BE REQUIRED FOR THE COST OF NOTIFICATIONS.

### PROPERTY INFORMATION [PLEASE PRINT]

ADDRESS 210 ALTAVISTA DRIVE, ROCKWALL, TX 75087

SUBDIVISION \_\_\_\_\_ LOT \_\_\_\_\_ BLOCK \_\_\_\_\_

GENERAL LOCATION \_\_\_\_\_

### ZONING, SITE PLAN AND PLATTING INFORMATION [PLEASE PRINT]

CURRENT ZONING \_\_\_\_\_ CURRENT USE \_\_\_\_\_

PROPOSED ZONING \_\_\_\_\_ PROPOSED USE \_\_\_\_\_

ACREAGE \_\_\_\_\_ LOTS [CURRENT] \_\_\_\_\_ LOTS [PROPOSED] \_\_\_\_\_

**SITE PLANS AND PLATS:** BY CHECKING THIS BOX YOU ACKNOWLEDGE THAT DUE TO THE PASSAGE OF HB3167 THE CITY NO LONGER HAS FLEXIBILITY WITH REGARD TO ITS APPROVAL PROCESS, AND FAILURE TO ADDRESS ANY OF STAFF'S COMMENTS BY THE DATE PROVIDED ON THE DEVELOPMENT CALENDAR WILL RESULT IN THE DENIAL OF YOUR CASE.

### OWNER/APPLICANT/AGENT INFORMATION [PLEASE PRINT/CHECK THE PRIMARY CONTACT/ORIGINAL SIGNATURES ARE REQUIRED]

<input checked="" type="checkbox"/> OWNER	<u>GLORIA BRISEÑO</u>	<input checked="" type="checkbox"/> APPLICANT	<u>ERNESTO MARIO CASTRO</u>
CONTACT PERSON	_____	CONTACT PERSON	_____
ADDRESS	_____	ADDRESS	_____
CITY, STATE & ZIP	_____	CITY, STATE & ZIP	_____
PHONE	_____	PHONE	_____
E-MAIL	_____	E-MAIL	_____

### NOTARY VERIFICATION [REQUIRED]

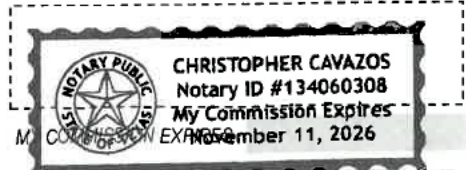
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Gloria Briseño [OWNER] THE UNDERSIGNED, WHO STATED THE INFORMATION ON THIS APPLICATION TO BE TRUE AND CERTIFIED THE FOLLOWING:

"I HEREBY CERTIFY THAT I AM THE OWNER FOR THE PURPOSE OF THIS APPLICATION; ALL INFORMATION SUBMITTED HEREIN IS TRUE AND CORRECT; AND THE APPLICATION FEE OF \$ 300.00 TO COVER THE COST OF THIS APPLICATION, HAS BEEN PAID TO THE CITY OF ROCKWALL ON THIS THE 6 DAY OF June, 2020. BY SIGNING THIS APPLICATION, I AGREE THAT THE CITY OF ROCKWALL (I.E. "CITY") IS AUTHORIZED AND PERMITTED TO PROVIDE INFORMATION CONTAINED WITHIN THIS APPLICATION TO THE PUBLIC. THE CITY IS ALSO AUTHORIZED AND PERMITTED TO REPRODUCE ANY COPYRIGHTED INFORMATION SUBMITTED IN CONJUNCTION WITH THIS APPLICATION, IF SUCH REPRODUCTION IS ASSOCIATED OR IN RESPONSE TO A REQUEST FOR PUBLIC INFORMATION."

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS THE 6<sup>th</sup> DAY OF June 2020

OWNER'S SIGNATURE Gloria Briseño

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS [Signature]



0 20 40 80 120 160 Feet

Z2026-035: SUP for Residential Infill at 210 Alta Vista Drive



SF-10

ALTA VISTA DR

CARRIAGE TRL

PD-49

Case Location Map = 



# 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.

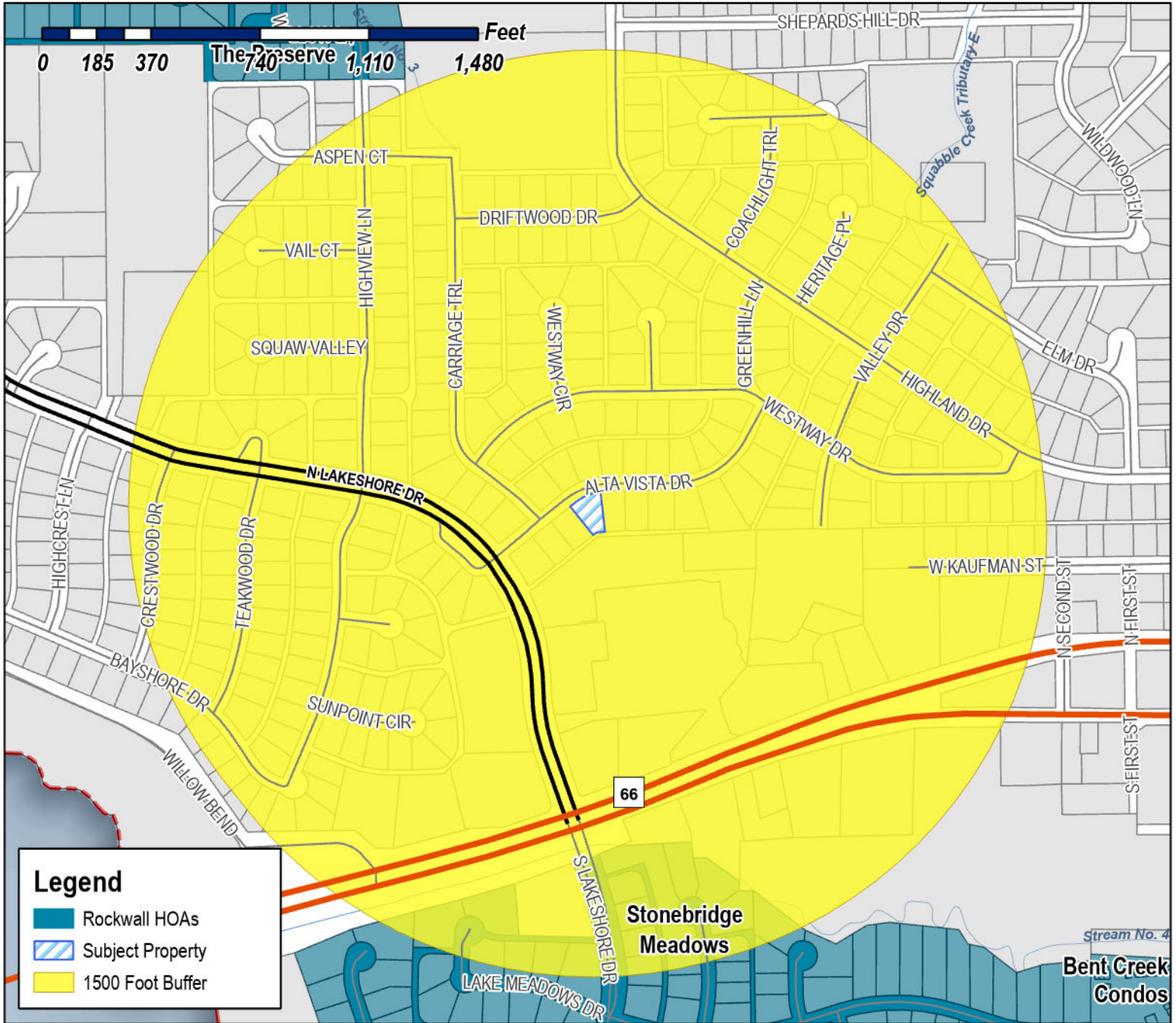




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**Case Number:** Z2026-035  
**Case Name:** SUP for Residential Infill  
**Case Type:** Zoning  
**Zoning:** Single-Family 10 (SF-10) District  
**Case Address:** 210 Alta Vista Drive

**Date Saved:** 6/11/2026  
 For Questions on this Case Call (972) 771-7745

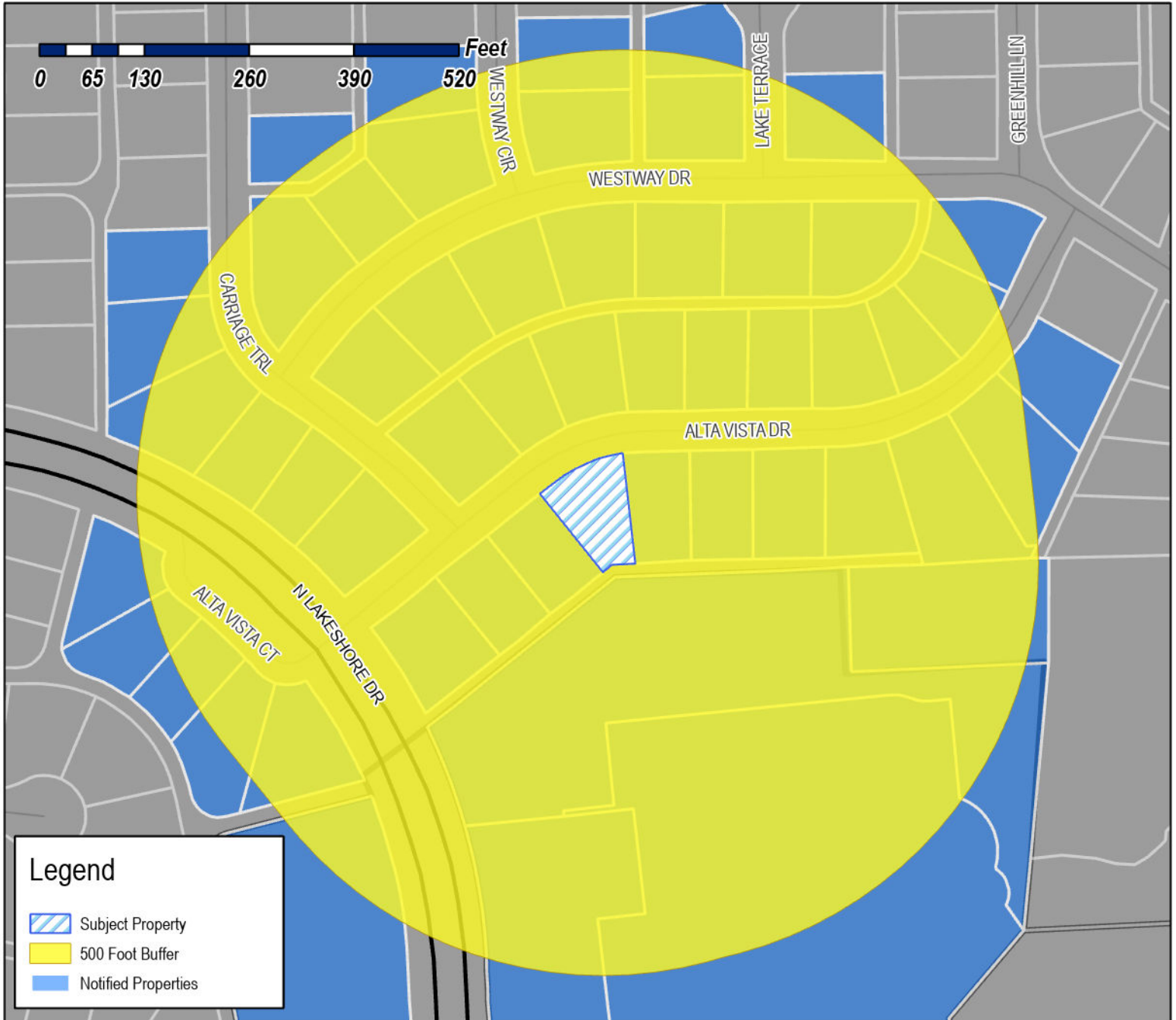







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**Legend**

-  Subject Property
-  500 Foot Buffer
-  Notified Properties

**Case Number:** Z2026-035  
**Case Name:** SUP for Residential Infill  
**Case Type:** Zoning  
**Zoning:** Single-Family 10 (SF-10) District  
**Case Address:** 210 Alta Vista Drive



**Date Saved:** 6/11/2026  
 For Questions on this Case Call: (972) 771-7745

8110 ENTERPRISE INC  
1000 CONCORD ST  
FORNEY, TX 75126

DODSON DAVID  
1001 ALTA VISTA CT  
ROCKWALL, TX 75087

FOLK DENNIS R AND TERRI J  
1003 ALTA VISTA CT  
ROCKWALL, TX 75087

MOORE MARJUEL  
1005 Alta Vista Ct  
Rockwall, TX 75087

EVERETT BROCK M AND ANNA  
1007 ALTA VISTA COURT  
ROCKWALL, TX 75087

RESIDENT  
1009 ALTA VISTA CT  
ROCKWALL, TX 75087

LI JIAN & MARSHAL LI  
1055 BAYSHORE DR  
ROCKWALL, TX 75087

MORGAN RONALD EVERETT  
14 Canyon Ridge Dr  
Rockwall, TX 75087

STALLINGS RICHARD & GLENDA  
195 VALLEY DR  
ROCKWALL, TX 75087

GRAHAM JAQUAN AND DIANA  
204 ALTA VISTA DRIVE  
ROCKWALL, TX 75087

RESIDENT  
206 ALTA VISTA  
ROCKWALL, TX 75087

HILL JOHN PHILIP ETUX  
207 ALTA VISTA DR  
ROCKWALL, TX 75087

HALE BOBBY NEWTON AND MELISSA KAY  
208 ALTA VISTA DR  
ROCKWALL, TX 75087

EIDSON MICHAEL L & BETH ANNE  
209 ALTA VISTA DR  
ROCKWALL, TX 75087

BRISENO GLORIA  
210 ALTA VISTA  
ROCKWALL, TX 75087

MAYS DAVID E JR  
211 ALTA VISTA  
ROCKWALL, TX 75087

WALKER RON & BRENDA  
212 ALTA VISTA DR  
ROCKWALL, TX 75087

JONES GALE R ET UX  
213 ALTA VISTA DR  
ROCKWALL, TX 75087

PHELPS RUSSELL ET UX  
214 ALTA VISTA DR  
ROCKWALL, TX 75087

BOWDIN BRUCE ETUX  
215 ALTA VISTA DR  
ROCKWALL, TX 75087

EDGAR CHARLA GREEN  
216 ALTA VISTA DR  
ROCKWALL, TX 75087

MASSE JON GARRETT & KATHRYN IRENE  
217 ALTA VISTA DR  
ROCKWALL, TX 75087

BEAUMONT ROBERT & MAGGIE  
218 ALTA VISTA DR  
ROCKWALL, TX 75087

HENRY JOHN PATRICK  
219 ALTA VISTA DR  
ROCKWALL, TX 75087

LAMBETH MICHAEL LEE & DONNA  
220 ALTA VISTA DR  
ROCKWALL, TX 75087

HERBERT RANDY & SHANNA BARBIEUX  
221 Alta Vista Dr  
Rockwall, TX 75087

LAFLAME CHERYL MILLICAN  
222 ATLA VISTA DR  
ROCKWALL, TX 75087

RESIDENT  
223 ALTA VISTA DR  
ROCKWALL, TX 75087

MORRIS MICHAEL DEE  
224 ALTA VISTA DR  
ROCKWALL, TX 75087

HILGER CHRISTINE  
225 ALTA VISTA DR  
ROCKWALL, TX 75087

FOSHEE BRADLEY AND REBEKAH  
301 CARRIAGE TRL  
ROCKWALL, TX 75087

POWELL JOHN C & VALERIE CURRIN  
301 LAKE TERRACE  
ROCKWALL, TX 75087

SHULTZ DAVID & DIANE  
301 WESTWAY CIR  
ROCKWALL, TX 75087

MORGAN CARL W & DIANE  
302 LAKE TER  
ROCKWALL, TX 75087

WHITESELL CHRISTOPHER SHANE AND CRYSTAL  
302 WESTWAY CIRCLE  
ROCKWALL, TX 75087

BIALACH CAROLYN  
303 CARRIAGE TRAIL  
ROCKWALL, TX 75087

BEDDALL BONNIE J  
303 LAKE TER  
ROCKWALL, TX 75087

LOAR NICHOLAS  
303 WESTWAY CIR  
ROCKWALL, TX 75087

RITTERSHAUS KAREN O  
304 WESTWAY CIR  
ROCKWALL, TX 75087

RESIDENT  
305 CARRIAGE TR  
ROCKWALL, TX 75087

SMYRNA LAND CO LTD  
C/O GRACE DEV INC  
3309 FAIRMONT DR  
NASHVILLE, TN 37203

GROCHOCKI LAUREN NICOLE  
3720 COLLEGE PARK DR APT 9306  
THE WOODLANDS, TX 77384

ROBBIE AND LINDA REVILLE LIVING REVOCABLE  
TRUST  
LINDA R REVILLE - TRUSTEE  
401 CARRIAGE TRAIL  
ROCKWALL, TX 75087

CRAIG MELANIE  
403 CARRIAGE TRL  
ROCKWALL, TX 75087

RESIDENT  
405 CARRIAGE TR JEFF 1 LLC  
ROCKWALL, TX 75087

ARVM 5, LLC  
JEFF 1 LLC  
5001 PLAZA ON THE LAKE SUITE 200  
AUSTIN, TX 78746

LIMBAUGH MARK  
501 WESTWAY DR  
ROCKWALL, TX 75087

MARBURGER MARGUERITE  
502 CARRIAGE TRL  
ROCKWALL, TX 75087

STAHL MARY JEAN  
503 WESTWAY DR  
ROCKWALL, TX 75087

BRICKER CHARLES W & ANGELA  
505 WESTWAY DR  
ROCKWALL, TX 75087

COLEMAN JAMES BRADLEY & CANDACE  
603 WESTWAY DR  
ROCKWALL, TX 75087

SMALL JOHN  
605 WESTWAY DR  
ROCKWALL, TX 75087

JAMES MICHAEL & JOAQUINA  
607 WESTWAY DRIVE  
ROCKWALL, TX 75087

RESIDENT  
608 WESTWAY DR  
ROCKWALL, TX 75087

GRISWOLD THOMAS G JR & TAMMY A  
609 WESTWAY DR  
ROCKWALL, TX 75087

VELAZQUEZ JOVANNY AND MARILI  
610 Westway Dr  
Rockwall, TX 75087

RESIDENT  
850 W RUSK ST BUSINESS TRUST  
ROCKWALL, TX 75087

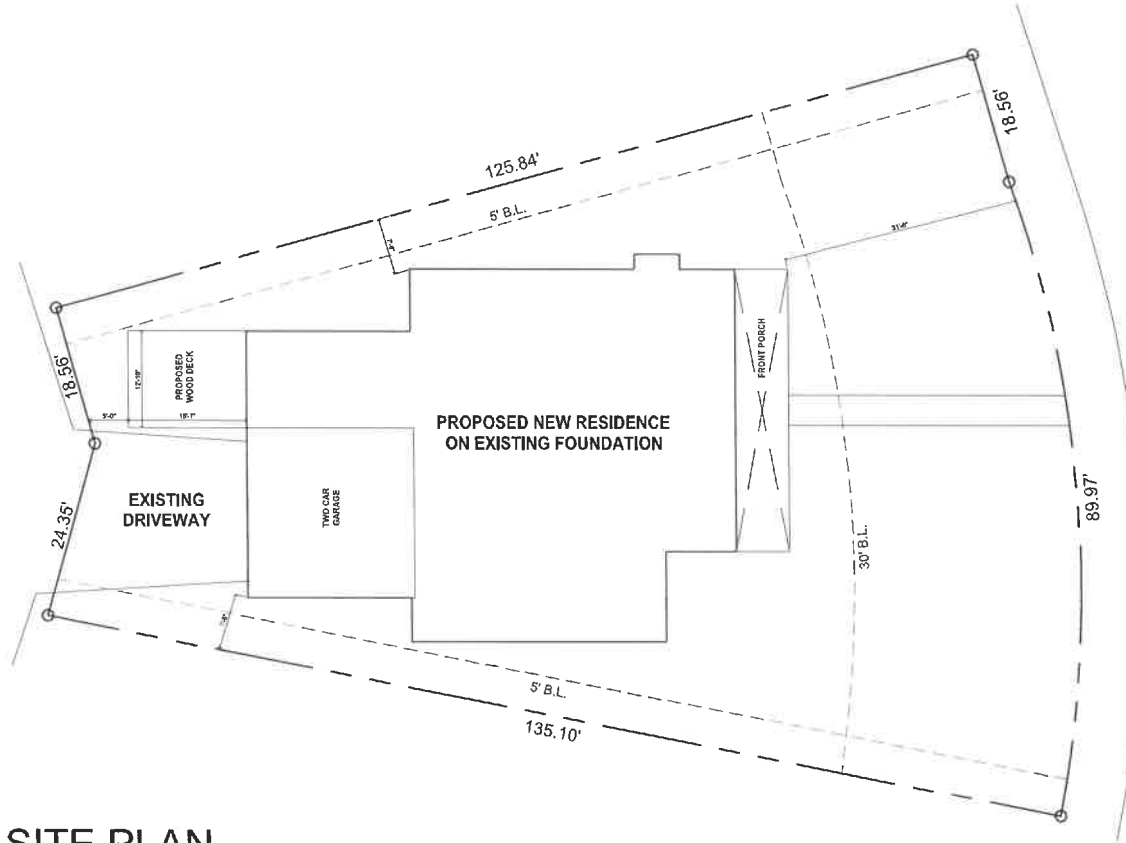
EIVAZ NATHAN & MARISSA MORRISON  
940 15TH ST  
HERMOSA BEACH, CA 90254

RESIDENT  
951 N LAKESHORE DR  
ROCKWALL, TX 75087

WAL-MART REAL ESTATE  
BUSINESS TRUST  
PO BOX 8050 MS 0555  
BENTONVILLE, AR 72716

WAL-MART REAL ESTATE  
BUSINESS TRUST  
PO BOX 8050 MS 0555  
BENTONVILLE, AR 72716

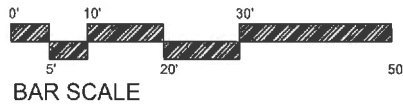
Alley



210 Alta Vista Drive

### SITE PLAN

SCALE 1/16" = 1'-0"

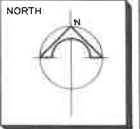


BAR SCALE

### SITE PLAN INFORMATION

- A) LOT 9-G AREA = 6,228 SF
- B) WOOD DECK AREA = 200 SF
- C) LIVING AREA = 2,184 SF
- D) GARAGE & HVAC AREA = 509 SF
- E) FRONT PORCH AREA = 254 SF
- F) TOTAL UNDER ROOF AREA = 2,947 SF

DRAWN BY:  
**plans/REGF**  
 plans.regf@gmail.com  
 (469) 418-8884



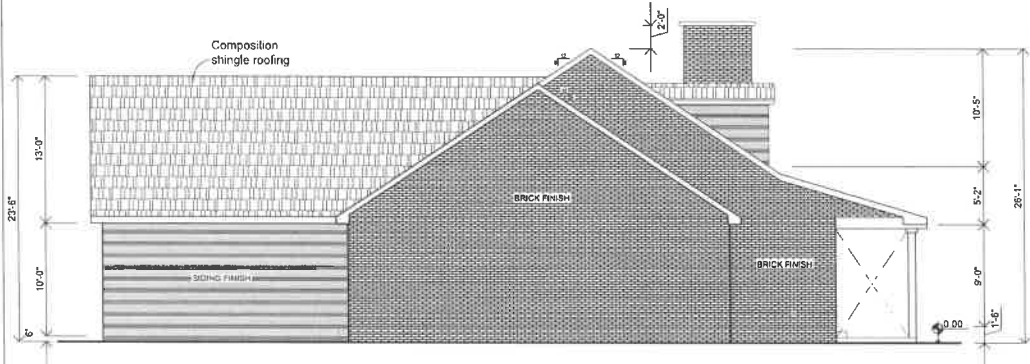
GENERAL CONTRACTOR:  
**ROCKWALL CONTRACTORS INC**  
 ecastro@rockwallcontractors.com  
 (972) 762-9502

OWNER:  
**GLORIA BRISENO**  
 (713) 724-1344

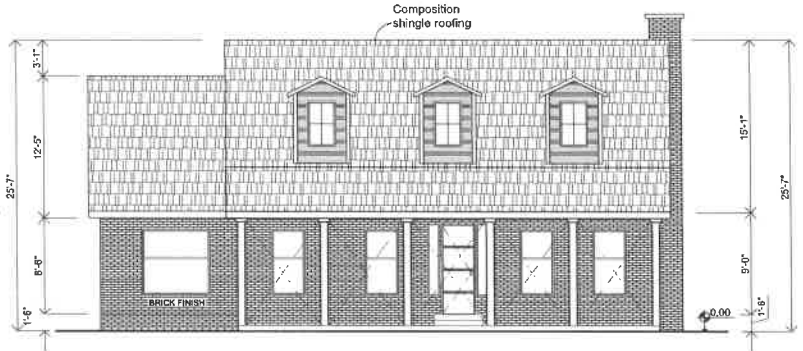
ADDRESS:  
 210 Alta Vista Drive  
 Rockwall, TX  
 75087

DATE:  
 4-23-2026

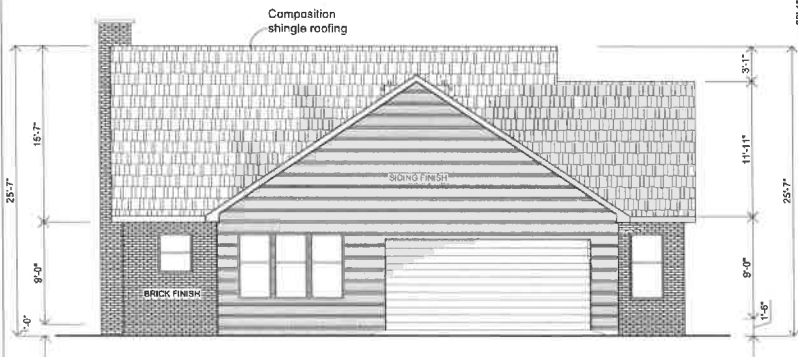
SHEET:  
**2-11**



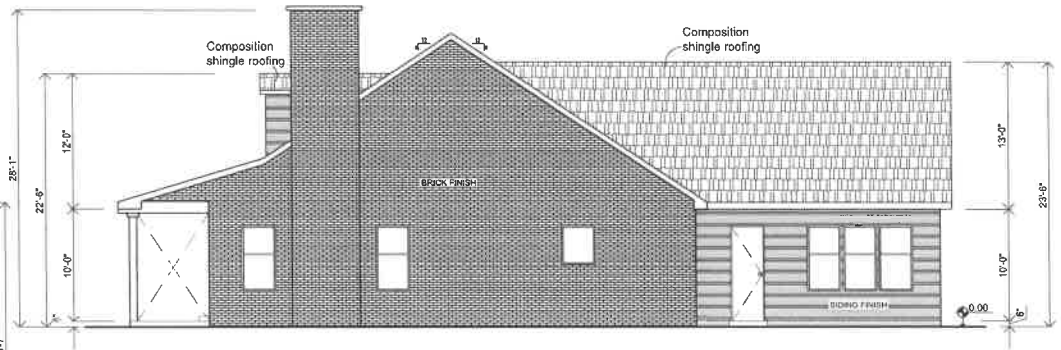
**SOUTH ELEVATION**  
SCALE 3/32" = 1'-0"



**FRONT ELEVATION**  
SCALE 3/32" = 1'-0"

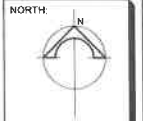


**REAR ELEVATION**  
SCALE 3/32" = 1'-0"



**NORTH ELEVATION**  
SCALE 3/32" = 1'-0"

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**plans/REGF**  
plans.regf@gmail.com  
(469) 418-5884



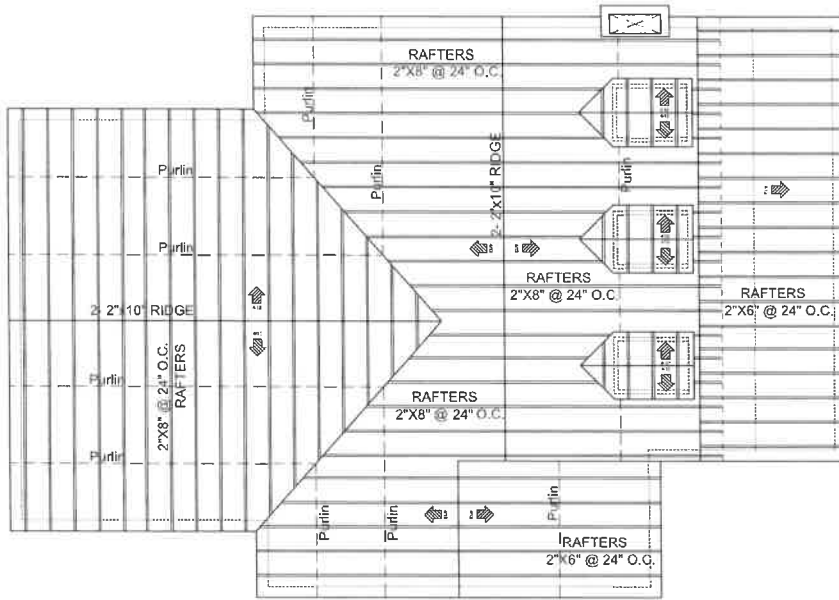
GENERAL CONTRACTOR:  
**ROCKWALL CONTRACTORS INC**  
ecastro@rockwallcontractors.com  
(972) 762-9502

OWNER:  
**GLORIA BRISENO**  
(713) 724-1344

ADDRESS:  
210 Alta Vista Drive  
Rockwall, TX  
75087

DATE:  
4-23-2026

SHEET  
**4-11**



**ROOF PLAN**

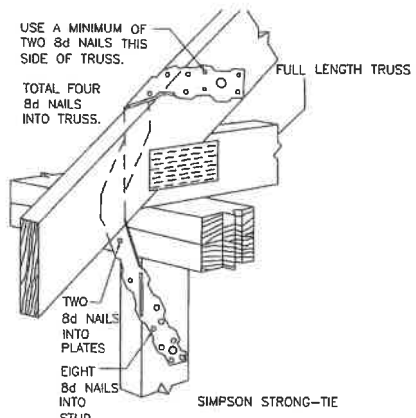
SCALE 3/32" = 1'-0"



April 28, 2026

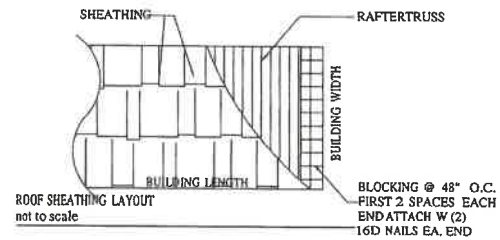
JSB Engineer F-20338

ENGINEER'S SEAL



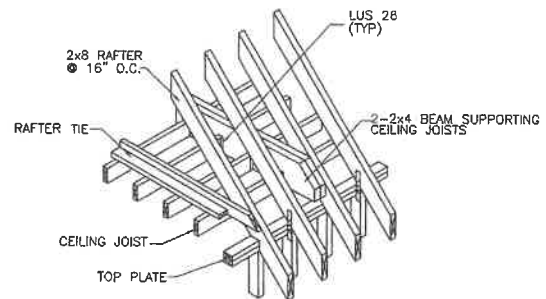
**FULL LENGTH TRUSS DETAIL**

not to scale



**ROOF SHEATHING LAYOUT**

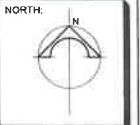
not to scale



**TYPICAL BEAM & RAFTER TIE DETAIL**

not to scale

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SHEET:  
6-11