



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) ¹
- ☐ PRELIMINARY PLAT (\$500.00 + \$20.00 ACRE) ¹
- ☐ FINAL PLAT (\$500.00 + \$20.00 ACRE) ¹
- ☐ REPLAT (\$500.00 + \$20.00 ACRE) ^{1&3}
- ☐ AMENDING OR MINOR PLAT (\$500.00)
- ☐ PLAT REINSTATEMENT REQUEST (\$200.00)

SITE PLAN APPLICATION FEES:

- ☐ SITE PLAN (\$1,000.00 + \$20.00 ACRE) ^{1&2}
- ☐ AMENDED SITE PLAN/ELEVATIONS/LANDSCAPING PLAN (\$500.00) ²

OTHER APPLICATION FEES:

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

ZONING APPLICATION FEES:

- ☐ ZONING CHANGE (\$1,000.00 + \$20.00 ACRE) ^{1&3}
- ☐ SPECIFIC USE PERMIT [RESIDENTIAL] (\$200.00 + \$20.00 ACRE) ^{1,2&3}
- ☐ SPECIFIC USE PERMIT [COMMERCIAL] (\$1,000.00 + \$20.00 ACRE) ^{1,2&3}
- ☐ PLANNED DEVELOPMENT DISTRICT (\$1,500.00 + \$20.00 ACRE) ^{1&3}
- ☐ PD DEVELOPMENT PLANS (\$1,500.00 + \$20.00 ACRE) ^{1&3}

NOTES:

¹: 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.

²: 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.

³: AN ADDITIONAL FEE OF \$150.00 WILL BE REQUIRED FOR THE COST OF NOTIFICATIONS.

PROPERTY INFORMATION [PLEASE PRINT]

ADDRESS 516 N STODGHILL RD (F.M. 3549), ROCKWALL TX 75087

SUBDIVISION N/A (UNPLATTED) - A0077 E.M. ELLIOTT LOT N/A BLOCK N/A
SURVEY TRACT 6

GENERAL LOCATION NW CORNER OF N STODGHILL RD (F.M. 3549) AND AIRPORT RD

ZONING, SITE PLAN AND PLATTING INFORMATION [PLEASE PRINT]

CURRENT ZONING AG (AGRICULTURAL) CURRENT USE Single-Family Residence

PROPOSED ZONING SF (SINGLE FAMILY RESIDENCE) PROPOSED USE SINGLE FAMILY RESIDENCE/RENTAL

ACREAGE 0.79 LOTS [CURRENT] 1 LOTS [PROPOSED] 1

- ☐ **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]

☒ OWNER ARAVIND KANUMURU ☒ APPLICANT ARAVIND KANUMURU

CONTACT PERSON ARAVIND KANUMURU CONTACT PERSON ARAVIND KANUMURU

ADDRESS [REDACTED] ADDRESS [REDACTED]

CITY, STATE & ZIP [REDACTED] STATE & ZIP [REDACTED]

PHONE [REDACTED] PHONE [REDACTED]

E-MAIL [REDACTED] E-MAIL [REDACTED]

NOTARY VERIFICATION [REQUIRED]

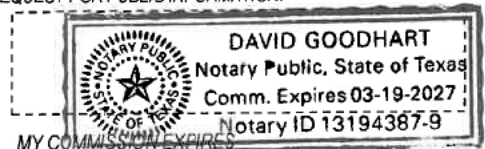
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ARAVIND KANUMURU [OWNER] THE UNDERSIGNED, WHO STATED THE INFORMATION ON THIS APPLICATION TO BE TRUE AND CERTIFIED THE FOLLOWING:

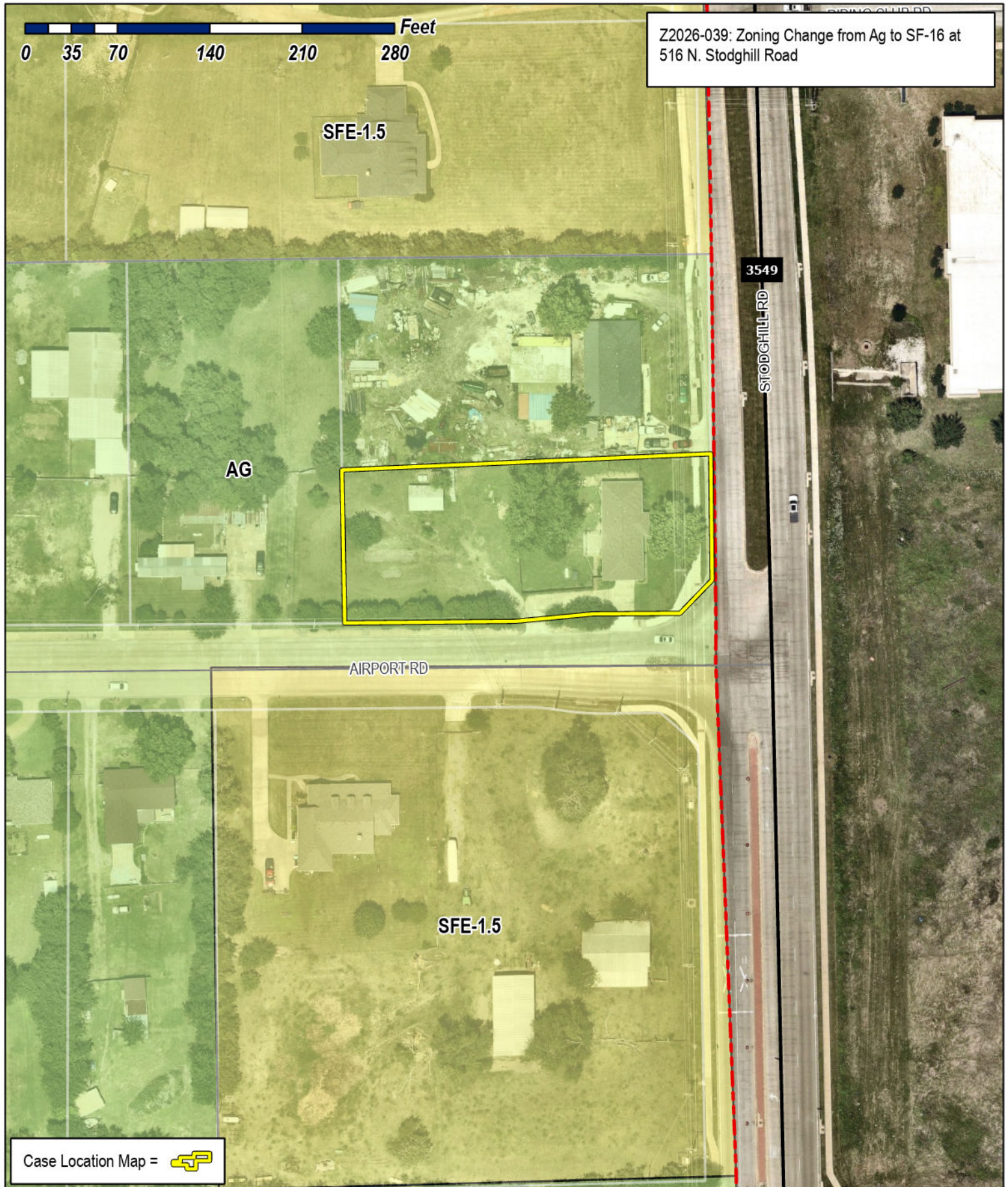
"I HEREBY CERTIFY THAT I AM THE OWNER FOR THE PURPOSE OF THIS APPLICATION; ALL INFORMATION SUBMITTED HEREIN IS TRUE AND CORRECT; AND THE APPLICATION FEE OF \$ 1170.00 TO COVER THE COST OF THIS APPLICATION, HAS BEEN PAID TO THE CITY OF ROCKWALL ON THIS THE 7th DAY OF JULY 2026 BY SIGNING THIS APPLICATION, 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 7th DAY OF July, 2026

OWNER'S SIGNATURE Aravind Kanumuru

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS David Goodhart





Z2026-039: Zoning Change from Ag to SF-16 at 516 N. Stodghill Road

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.

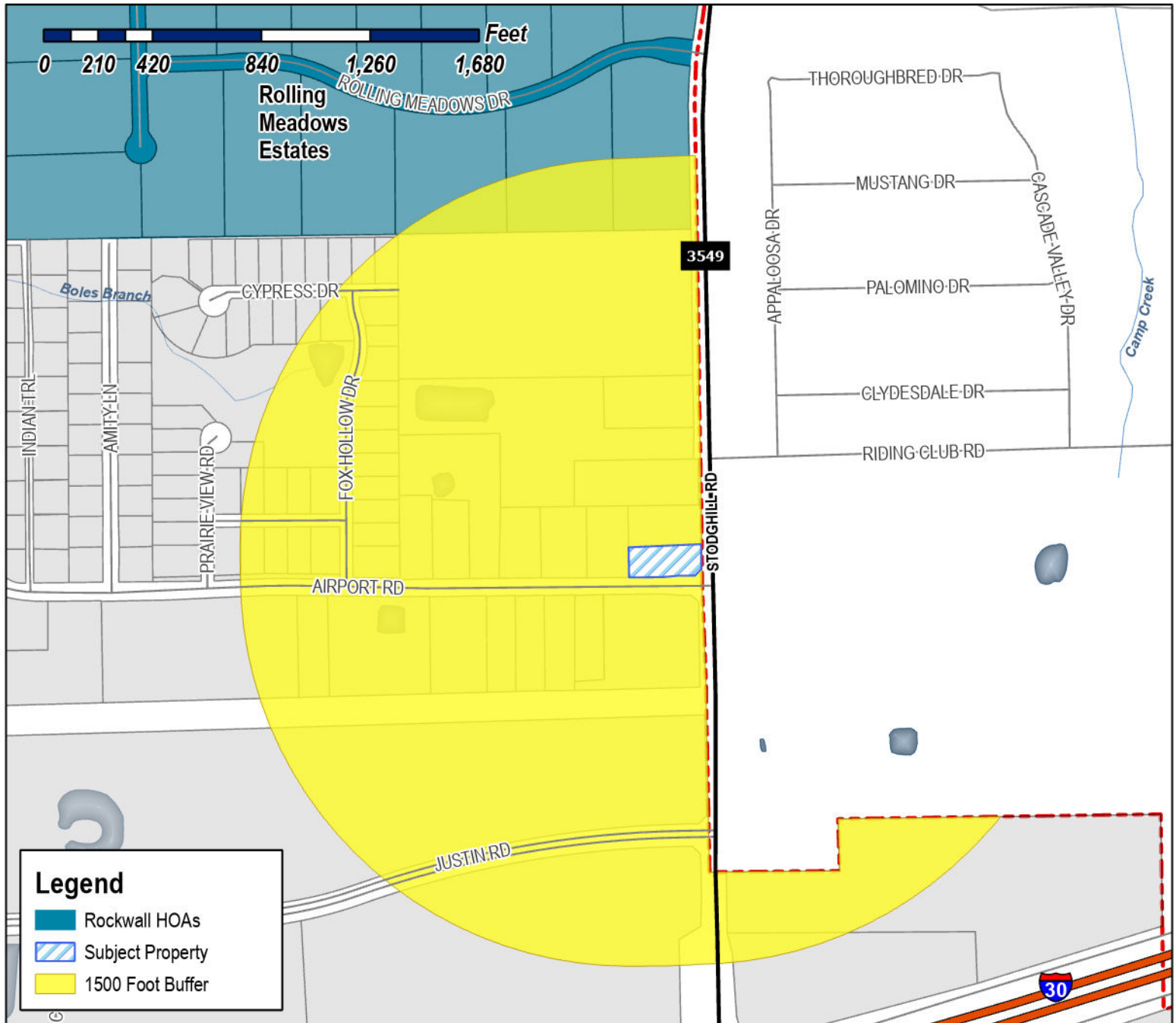




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Case Number: Z2026-039
Case Name: Zoning Change from AG to SF-16
Case Type: Zoning
Zoning: Agricultural (AG) District
Case Address: 516 N. Stodghill Road

Date Saved: 7/15/2026

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





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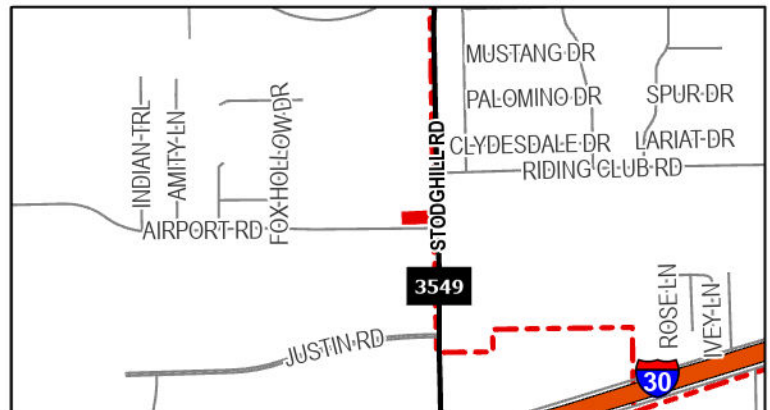
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EPTON JEREMY L & KRISTI LYNN HELMER
2075 Airport Rd
Rockwall, TX 75087

STANDLEY VEANETA TRUSTEE
OF THE VEANETA B STANDLEY FAMILY TR
2080 AIRPORT RD
ROCKWALL, TX 75087

LISCANO JUDITH AND CELESTINO
2101 AIRPORT RD
ROCKWALL, TX 75087

RESIDENT
2140 AIRPORT RD
ROCKWALL, TX 75087

RESIDENT
2150 AIRPORT RD
ROCKWALL, TX 75087

RESIDENT
2155 AIRPORT RD
ROCKWALL, TX 75087

PUCKETT DONNA MAY & MIKE
2160 AIRPORT RD
ROCKWALL, TX 75087

RESIDENT
2165 AIRPORT RD
ROCKWALL, TX 75087

SPEARMAN MAHLON A & SHELLY S
2180 AIRPORT RD
ROCKWALL, TX 75087

RESIDENT
516 FM3549 STODGHILL RD
ROCKWALL, TX 75087

OLMOS ANTONIO RODRIGUEZ
544 N FM 3549 STODGHILL RD
ROCKWALL, TX 75087

RESIDENT
552 N FM3549 STODGHILL RD
ROCKWALL, TX 75087

2024 J LARSON REVOCABLE TRUST
JUDY KAY LARSON - TRUSTEE
556 N STODGHILL RD
ROCKWALL, TX 75087

RESIDENT
588 STODGHILL RD
ROCKWALL, TX 75087

LAKESIDE CHURCH OF CHRIST OF ROCKWALL
670 STODGHILL ROAD
ROCKWALL, TX 75087

KANUMURU ARAVIND
8728 Domingo Dr
Plano, TX 75024

WATKINS MARY ELLEN
P.O. BOX 336
FATE, TX 75132

WATKINS THOMAS FRANK AND MARY ELLEN
P.O. BOX 336
FATE, TX 75132

GRIFFIN PATTY JEAN CORNELIUS
PO BOX 511
FATE, TX 75132

MAYNARD VON & CAROLYM
PO BOX 838
FATE, TX 75132

KVK Global LLC



July 14, 2026

Planning & Zoning Commission
City of Rockwall
Rockwall, TX

Re: Zoning Change Application — 516 F.M. 3549 (Stodghill Road), Rockwall, TX — AG to SF

Dear Planning & Zoning Commission,

I am requesting a zoning change from Agricultural to Single-Family Residential for the above property, which I own through KVK Global LLC.

The property is a 0.79-acre tract situated in the E.M. Elliott Survey, Abstract No. 77, City of Rockwall, Rockwall County, Texas, located at the northwest corner of F.M. 3549 (Stodghill Road) and Airport Road. Per FEMA Flood Insurance Rate Map Community Panel No. 48397C0045 L, the property lies in Zone X and does not appear to lie within a 100-year flood plain. The tract contains an existing single-family home that has been in continuous residential use. The current agricultural designation no longer reflects the actual use of the property or the character of the surrounding area. Rezoning to Single-Family Residential brings the zoning into conformance with how the property is used today.

In connection with this request, I have engaged H.D. Fetty Land Surveyor, LLC (Firm Registration No. 10150900), which surveyed the property, to replat the tract. Following the replat, I intend to construct a new single-family home on the site, designed to complement the neighborhood and add to the area's residential housing stock.

I appreciate the Commission's consideration and am happy to answer any questions or provide additional information. 

Sincerely,

A handwritten signature in black ink, appearing to read 'Aravind Kanumuru'.

Aravind Kanumuru
Managing Member, KVK Global LLC

