



PLANNING AND ZONING CASE CHECKLIST

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

P&Z CASE # H2019-006 P&Z DATE _____ CC DATE _____ APPROVED/DENIED _____
ARCHITECTURAL REVIEW BOARD DATE _____ HPAB DATE 4/20/2019 PARK BOARD DATE _____

ZONING APPLICATION
<input type="checkbox"/> SPECIFIC USE PERMIT
<input type="checkbox"/> ZONING CHANGE
<input type="checkbox"/> PD CONCEPT PLAN
<input type="checkbox"/> PD DEVELOPMENT PLAN

SITE PLAN APPLICATION
<input type="checkbox"/> SITE PLAN
<input type="checkbox"/> LANDSCAPE PLAN
<input type="checkbox"/> TREESCAPE PLAN
<input type="checkbox"/> PHOTOMETRIC PLAN
<input type="checkbox"/> BUILDING ELEVATIONS
<input type="checkbox"/> MATERIAL SAMPLES
<input type="checkbox"/> COLOR RENDERING

PLATTING APPLICATION
<input type="checkbox"/> MASTER PLAT
<input type="checkbox"/> PRELIMINARY PLAT
<input type="checkbox"/> FINAL PLAT
<input type="checkbox"/> REPLAT
<input type="checkbox"/> ADMINISTRATIVE/MINOR PLAT
<input type="checkbox"/> VACATION PLAT
<input type="checkbox"/> LANDSCAPE PLAN
<input type="checkbox"/> TREESCAPE PLAN

<input type="checkbox"/> COPY OF ORDINANCE (ORD.# _____)
<input checked="" type="checkbox"/> APPLICATIONS
<input type="checkbox"/> RECEIPT
<input checked="" type="checkbox"/> LOCATION MAP
<input type="checkbox"/> HOA MAP
<input type="checkbox"/> PON MAP
<input type="checkbox"/> FLU MAP
<input type="checkbox"/> NEWSPAPER PUBLIC NOTICE
<input type="checkbox"/> 500-FT. BUFFER PUBLIC NOTICE
<input type="checkbox"/> PROJECT REVIEW
<input type="checkbox"/> STAFF REPORT
<input type="checkbox"/> CORRESPONDENCE
<input type="checkbox"/> COPY-ALL PLANS REQUIRED
<input type="checkbox"/> COPY-MARK-UPS
<input type="checkbox"/> CITY COUNCIL MINUTES-LASERFICHE
<input type="checkbox"/> MINUTES-LASERFICHE
<input type="checkbox"/> PLAT FILED DATE _____
<input type="checkbox"/> CABINET # _____
<input type="checkbox"/> SLIDE # _____
NOTES: _____

ZONING MAP UPDATED _____

CERTIFICATE OF APPROPRIATENESS (COA)

FROM THE HISTORIC PRESERVATION ADVISORY BOARD (HPAB)



PLANNING & ZONING DEPARTMENT
CITY OF ROCKWALL, TEXAS

1.1 HISTORIC PROPERTY INFORMATION [PLEASE PRINT]

ADDRESS 505 N Goliad

SUBDIVISION _____ LOT _____ BLOCK _____

HISTORIC DISTRICT [CHECK ONE IF APPLICABLE] PLANNED DEVELOPMENT 50 (PD-50) OLD TOWN ROCKWALL HISTORIC DISTRICT

CONTRIBUTING STATUS [CHECK ONE] LANDMARKED HIGH MEDIUM LOW NON-CONTRIBUTING ?

THE CURRENT USE OF THE PROPERTY IS RESIDENTIAL COMMERCIAL

2.1 PROPERTY OWNER INFORMATION [PLEASE PRINT]

IS THE OWNER THE PRIMARY CONTACT? YES NO

CHECK THIS BOX IF OWNER & APPLICANT ARE THE SAME (IF THIS BOX IS CHECKED IT IS NOT NECESSARY TO FILL OUT SECTION 2.2)

OWNER(S) NAME TCB Construction Group

ADDRESS 906 N Goliad
Rockwall TX 75087

PHONE 214-708-2685

E-MAIL ADDRESS price@tcbrconstructiongroup.com

2.2 APPLICANT INFORMATION [PLEASE PRINT]

APPLICANT IS: OWNER TENANT CONTRACTOR CONSULTANT

OTHER, SPECIFY: _____

APPLICANT(S) NAME _____

ADDRESS _____

PHONE _____

E-MAIL ADDRESS _____

3.1 SCOPE OF WORK [PLEASE PRINT]

PROJECT CATEGORY [CHECK ONE] EXTERIOR ALTERATION NEW CONSTRUCTION ADDITION DEMOLITION

RELOCATIONS OTHER, SPECIFY: exterior repairs

ESTIMATED COST OF CONSTRUCTION/DEMOLITION OF THE PROJECT 19,000⁰⁰

PROJECT DESCRIPTION. IN THE SPACE PROVIDED BELOW DESCRIBE IN DETAIL THE WORK THAT WILL BE PERFORMED ON SITE.

repair/replaced -matched siding
new roof planned
replaced window panes on cracked window due to foundation
Exterior water heater on the NW corner -added
Exterior skirting
Painting the exterior

4.1 SUBMITTAL CRITERIA CHECK LIST [CHECK ALL THAT ARE APPLICABLE]

- LETTER:** A LETTER FROM THE OWNER/APPLICANT EXPLAINING THE REASON FOR THE REQUEST.
- SITE PLAN, SURVEY OR PLOT PLAN:** SHOWING THE LAYOUT AND PROPOSED CHANGES OF THE PROPERTY.
- PHOTOGRAPHS:** DIGITAL OR ANALOG PHOTOS WILL BE ACCEPTED BY STAFF.
- BUILDING ELEVATIONS:** SHOWING ALL THE PROPOSED CHANGES TO EXISTING BUILDINGS ON SITE.
- MATERIAL LIST:** WHICH SHOWS ALL PROPOSED MATERIAL (SAMPLE BOARDS ARE ENCOURAGED).
- OTHER, SPECIFY:** _____

Staff Use Only

Received By: _____

Date Received: _____

Case Number: _____

Meeting Date: _____

5.1 OWNER & APPLICANT AFFIDAVIT

I ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. FURTHERMORE, I UNDERSTAND THAT IT IS NECESSARY FOR ME OR A REPRESENTATIVE TO BE PRESENT AT A PUBLIC HEARING FOR THIS CASE TO BE APPROVED [ORIGINAL SIGNATURES ARE REQUIRED].

OWNER'S SIGNATURE [Signature] APPLICANT'S SIGNATURE [Signature]

CERTIFICATE OF APPROPRIATENESS (COA)

FROM THE HISTORIC PRESERVATION ADVISORY BOARD (HPAB)



PLANNING &
ZONING
DEPARTMENT
CITY OF ROCKWALL, TEXAS

HISTORIC PRESERVATION ADVISORY BOARD (HPAB)

The Historic Preservation Advisory Board (HPAB) is a seven (7) member board generally consisting of one (1) design professional (e.g. architect, planner, etc.), one (1) member of the Rockwall County Historical Foundation, one (1) general contractor, one (1) property owner with property in the Historic Overlay (HO) District, and three (3) citizens interested in historic preservation that is purposed with providing professional recommendations to the City Council and Planning & Zoning Commission with regards to site plans, building alternatives, and building plans proposed within the Historic Overlay (HO) District, or where applicable. Additionally, the board is responsible for documenting historical properties and developing guidelines for the maintenance and redevelopment of these properties by reviewing and taking action on all Certificates of Appropriateness (COA).

For more information concerning the Historic Preservation Advisory Board (HPAB) or to find out how you can sign up to join this board please visit www.rockwall.com/HistoricPreservation.asp or contact a staff member at (972) 771-7745.

CERTIFICATE OF APPROPRIATENESS (COA)

A Certificate of Appropriateness (COA) is a document awarded by the HPAB certifying that the proposed actions of a property owner meet the intent of the ordinances and guidelines stipulated by the Unified Development Code (UDC) and approved by the City Council for historic properties. Individuals owning property that is partially or wholly located within a historic district may be required to obtain a COA if the property (1) has been designated as a contributing property or (2) is within 200 feet of a contributing property.

WHAT ARE SOME EXAMPLES OF SITUATIONS THAT REQUIRE A COA?

A COA is required for exterior alterations, restorations reconstruction, new construction, moving or demolition. The following are examples of situations where COAs are required prior to the commencement of work:

- 1) Construction of a new building.
- 2) Demolition or removal of an existing building.
- 3) Alterations to the façade, including additions and removals that will be visible from a public street.
- 4) New improvements to a property that could substantially obstruct the view of the main or front elevation as seen from a public street.
- 5) Painting of a masonry surface not previously painted (other exterior painting is permitted by right as long as it conforms to the design guidelines listed in Appendix D, Historic Preservation Guidelines, of the Unified Development Code).

HOW DO I APPLY FOR A COA?

To apply for a COA completely fill out the attached application form and submit it along with all additional information (outlined in Section 4.1 of the application form) to the Planning & Zoning Department, which is located on the first (1st) floor of City Hall (385 S. Goliad Street, Rockwall, TX 75087) prior to the application deadline dates listed below. **There is NO FEE, monetary or otherwise, associated with submitting a COA application.**

WHAT IS THE TIME FRAME FOR ACTION ON A COA?

The Board shall take action on a COA request within 60 days from receipt of a completed application and supporting documentation. Should the board not take action within a 60 day period the COA shall be automatically referred to City Council for action.

WHAT HAPPENS AFTER THE BOARD TAKES ACTION ON A COA?

Upon approval of a COA request, an applicant will need to contact the Building Inspections Department at (972) 771-7709 to apply for a building permit. If no building permit is necessary the applicant may commence work immediately. If the COA is denied the applicant may appeal the decision to the City Council by filing a written notice with city staff within ten (10) days of the board's decision. Upon review of the applicant's appeal the City Council can choose to approve or deny the request, which will constitute the final administrative action. If the City Council chooses to deny the applicant's appeal, no further applications for similar subject matter may be submitted to the HPAB for one (1) year from the final date of the decision unless 1) the request is denied without prejudice, or 2) the HPAB (or City Council) waives the time limitation due to extenuating circumstances.

MEETING CALENDAR FOR 2013

The Historic Preservation Advisory Board (HPAB) generally meets the third (3rd) Thursday of each month in the Council Chambers on the second (2nd) floor of City Hall (385 S. Goliad Street, Rockwall, TX 75087) at 6:00 pm. Below are the application deadline and meeting dates for 2013.

Application Deadline Date	HPAB Meeting Date	Application Deadline Date	HPAB Meeting Date
January 4, 2013	January 17, 2013	July 5, 2013	July 18, 2013
February 1, 2013	February 21, 2013	August 2, 2013	August 15, 2013
March 1, 2013	March 21, 2013	September 6, 2013	September 19, 2013
April 5, 2013	April 18, 2013	October 4, 2013	October 17, 2013
May 3, 2013	May 16, 2013	November 1, 2013	November 21, 2013
June 7, 2013	June 20, 2013	December 6, 2013	December 19, 2013
		January 3, 2014	January 16, 2014



CITY OF ROCKWALL

HISTORIC PRESERVATION ADVISORY BOARD CASE MEMO

PLANNING AND ZONING DEPARTMENT

385 S. GOLIAD STREET • ROCKWALL, TX 75087

PHONE: (972) 771-7745 • EMAIL: PLANNING@ROCKWALL.COM

TO: Historic Preservation Advisory Board
DATE: June 20, 2019
APPLICANT: Price Pointer; *TCB Construction Group LLC*
CASE NUMBER: H2019-006; *COA for 505 N. Goliad Street*

SUMMARY

Hold a public hearing to discuss and consider a request by Price Pointer of TCB Construction Group LLC for a Certificate of Appropriateness (COA) for improvements to a *Medium Contributing Property* being a 0.23-acre parcel of land, identified as Block 20B, Amick Addition, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 50 (PD-50) for Residential-Office (RO) District land uses, situated in the North Goliad Corridor Overlay (NGC OV) District, addressed as 505 N. Goliad Street, and take any action necessary.

BACKGROUND

The subject property was a part of the original town incorporation for the City of Rockwall in 1873. On August 05, 2002, the City Council approved *Ordinance No. 02-46* zoning the property *Planned Development District 50 (PD-50)* for Residential Office (RO) District land uses. On June 3, 2019, the City Council approved a Specific Use Permit [*i.e. Ordinance No. 19-22, SUP No. S-208*] allowing the *Restaurant Less Than 2,000 SF without a Drive-Through or Drive-In* land use on the subject property. The existing single-family home is approximately 1,916 SF, and -- according to the City of Rockwall's Historic Resources Survey -- was constructed in 1915 using characteristics of Bungalow style architecture. Bungalow styled homes have a Craftsman influence, and typically have identifying features that include a low-pitched or gabled roof (*which is usually hipped*), wide unenclosed eave overhangs, exposed roof rafters, decorative or false beams under the gables, and full or partial width porches that are supported by tapered square columns.

Previous alterations to the home include a replacement of the exterior wall materials. The structure is two (2) stories, clad with horizontal wood siding, and has a sloped roof design. The subject property is classified as a *Medium Contributing Property*, which is defined as "...resources that typically have less architectural and physical integrity and possibly less historic significance than a *High Contributing Property*; however, they are usually properties that display architectural styles, use unusual construction methods, or for some other reason indicate a potentially significant history in relation to development patterns." In this case, the home is both architecturally and historically significant. The historical significance is tied to its first occupant, Wade McCoulskey. Mr. McCoulskey was a partner in the Bourn-McCoulskey Hardware Company. Mr. McCoulskey, known as *Cut*, also served as a volunteer firefighter.

PURPOSE

The applicant is requesting approval of a Certificate of Appropriateness (COA) for the purpose of converting a single-family home into a residential-office building. Currently, the applicant is in the process of converting the residential structure to a commercial structure. Since the land use is changing from a residential land use to a commercial land use, the property is required to construct a parking lot and provide ADA compliant access to the proposed residential-office building. The proposed parking lot will have five (5) parking spaces located behind the main structure and two (2) parallel parking spaces located

on the north side of the building. The ADA ramp and sidewalk will be located along the east façade of the building (*i.e. the front of the building*) that faces North Goliad Street.

ADJACENT LAND USES AND ACCESS

The subject property is located 505 N. Goliad Street. The land uses adjacent to the subject property are as follows:

North: Directly north of the subject property is a local boutique (*i.e. Hallie B's*), situated on a 0.2296-acre parcel of land. This property is zoned Planned Development District 50 (PD-50) for Residential Office (RO) District land uses. Beyond this property is a continuation of Planned Development District 50 (PD-50).

South: Directly south of the subject property is a vacant 0.420-acre parcel of land. This property is zoned Planned Development District 50 (PD-50) for Residential Office (RO) District land uses. Beyond this property is a continuation of Planned Development District 50 (PD-50).

East: Directly east of the subject property are local businesses and residential properties along N. Goliad Street that are zoned Planned Development District 50 (PD-50) for Residential Office District (RO) land uses. Beyond these properties are single-family residential homes zoned Single-Family 7 (SF-7) District.

West: Directly west of the subject property are single-family homes zoned Single-Family 7 (SF-7) District.

CHARACTERISTICS OF THE PROJECT

Bonafide Betties Pie Company is currently located at 103 S. San Jacinto Street, and is planning to expand their existing business operation by relocating to the subject property. Currently, the subject property has a concrete driveway and approach that is located on the south side of the main structure and accessed from S. Goliad Street [SH-205]. The applicant is proposing to expand the existing driveway to a 24-foot public access easement. This driveway will continue to the western property boundary (*i.e. rear of the property*) that connects to the 24-foot public access easement of the adjacent property (*i.e. 507 N. Goliad Street*) known as Hallie B's, providing for cross access as required by Planned Development District 50 (PD-50). The applicant is proposing to install five (5) parking spaces located behind the main structure and two (2) parallel parking spaces located on the north side of the building. Staff should note that the Specific Use Permit (SUP) does allow for the seven (7) parking spaces as depicted on the site plan. Additionally, the SUP requires that a minimum of a six (6) foot tall board on board wood fence be constructed along the western property boundary, replacing the existing chain link fence, and that the second floor area be limited to storage use only. The applicant's scope of work includes repairing/replacing the siding -- *using reclaimed wood to match the existing siding* --, removing three (3) layers of roofing and installing a new shingled roof, replacement of window panes, installation of an exterior water heater (*northwest corner of the building*), the addition of Hardie board skirting, painting of the exterior, and the installation of an exhaust vent at the northwest corner of the building. The applicant has submitted photos of the exterior of the building, which depicts the siding being replaced and painted blue. The photos also indicate the window panes have been replaced, and skirting has been added to the building. The applicant has also provided a photo indicating the installation of the exhaust vent (*northwest corner of the building*), which is exposed and visible from the right-of-way. Additionally, the applicant has provided a photo of a home that shows the type of roofing shingles that will be added to the structure and a site plan showing the location of the new parking lot and sidewalk. The proposed ramp will be located at the primary entrance (*i.e. east facing side*) of the building and will connect to the existing porch.

CONFORMANCE TO THE HISTORIC DISTRICT GUIDELINES & CITY'S CODES

According to Subsection 6.04.E, *Parking Area Restrictions*, of Section 6, *North Goliad Corridor Overlay (NGC OV) District*, of Article V, *District Development Standards*, of the Unified Development Code (UDC), "...any surface parking shall be provided in well-screened parking lots at the rear or behind the main façade of the building..." Additionally, new buildings or alterations shall be compatible with the adjoining area. In this case, the applicant is locating the parking lot to the rear and north side of the property (*i.e. behind the front façade*), which conforms to the NGC OV district standards. Additionally, since the applicant will install a minimum six (6) foot tall *board-on-board* fence, the request appears to be in conformance with the overlay district's requirements with regard to parking lot screening. Since, the structure is being converted from a residential land use to a commercial land use, modifications to the site will be required. In this case, the applicant has provided a full scope of work detailing all changes to the site.


In this case, the proposed exterior water heater and exhaust vent are located on the north side of the structure with limited visibility. In addition, the ADA ramp in the front of the property will be visible from N. Goliad Street. Due to this visibility the Historic Preservation Advisory Board (HPAB) is tasked with determining if the installation of these units and the ADA ramp will have an impact on the neighboring properties or the historic nature of the subject property. Staff should note, although the property is a *Medium Contributing Property*, the applicant's request does not appear to negatively impact the subject property or the neighboring properties. Approval of a Certificate of Appropriateness (COA) is discretionary to the Historic Preservation Advisory Board (HPAB).

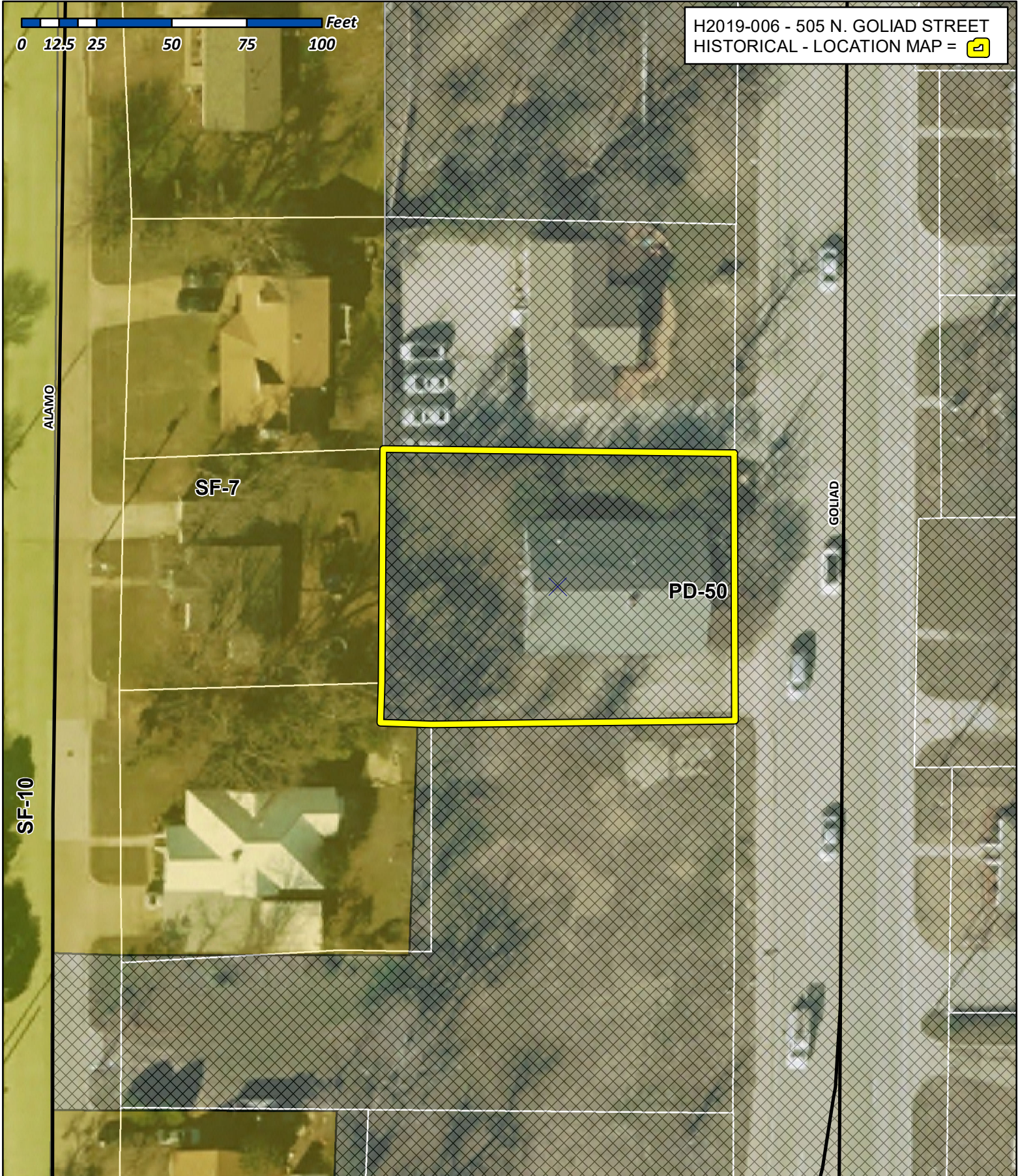
CONDITIONS OF APPROVAL

If the Historic Preservation Advisory Board (HPAB) chooses to approve the request for a Certificate of Appropriateness (COA), staff would propose the following conditions of approval:

- (1) The subject property shall adhere to the standards and requirements of the Specific Use Permit [*Ordinance No. 19-22, SUP No. S-208*].
- (2) Any construction resulting from the approval of this request shall conform to the requirements set forth by the Unified Development Code (UDC), the International Building Code (IBC), the Rockwall Municipal Code of Ordinances, city adopted engineering and fire codes and with all other applicable regulatory requirements administered and/or enforced by the state and federal government.

0 12.5 25 50 75 100 Feet

H2019-006 - 505 N. GOLIAD STREET
HISTORICAL - LOCATION MAP = 

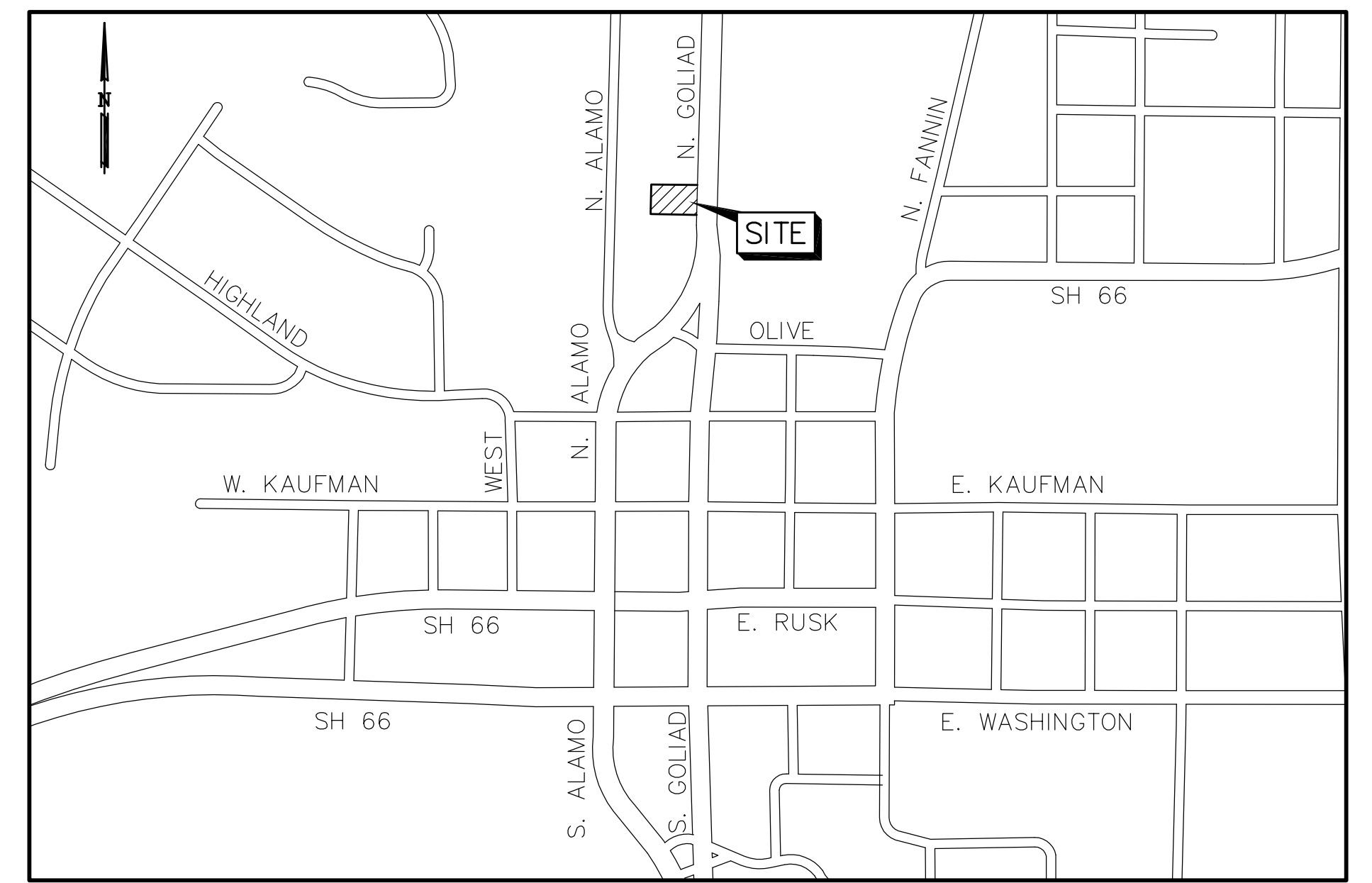
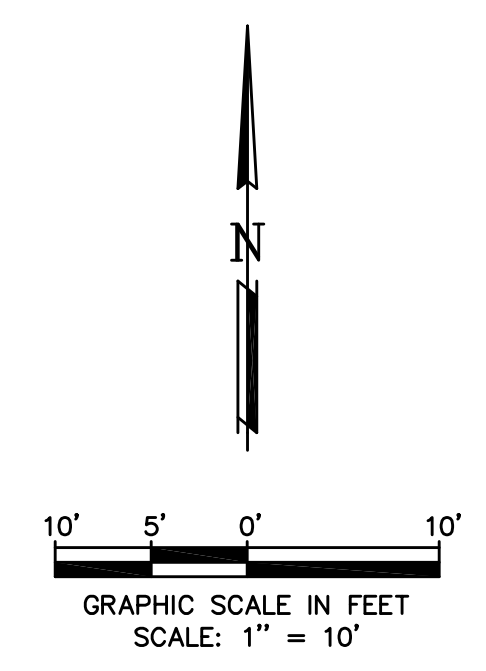
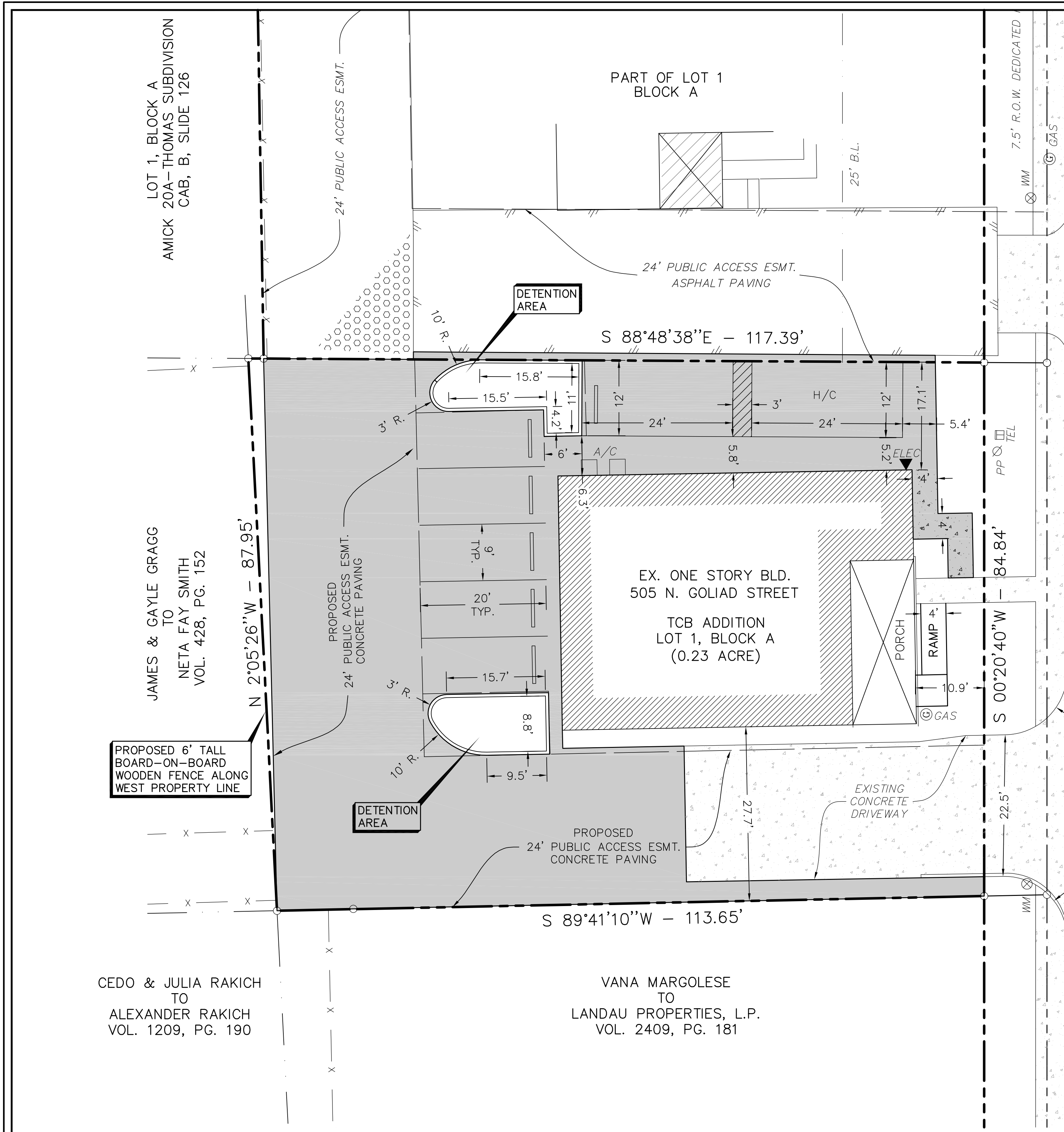


City of Rockwall

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.





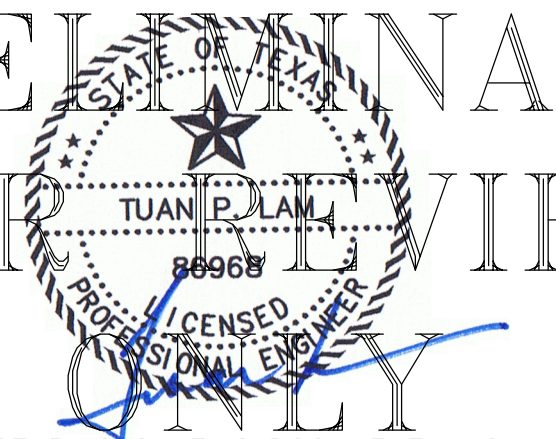
OWNER:
TCB CONSTRUCTION GROUP, LLC.
906 N. GOLIAD STREET
ROCKWALL, TEXAS 75087

SITE DATA

LOT AREA	10,019 SF ~ 0.23 AC
ZONING	PD-50 NORTH GOLIAD OVERLAY DISTRICT
INSIDE BUILDING AREA	1916 SF
FRONT PORCH	264 SF
PARKING REQUIRED	8 SPACES
PARKING PROVIDED	7 SPACES

CEDO & JULIA RAKICH
TO
ALEXANDER RAKICH
VOL. 1209, PG. 190

PRELIMINARY
FOR REVIEW



THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY TUAN P. LAM, P.E. 86968 ON 5/16/19. ALTERATION OF A SEALED DOCUMENT WITHOUT THE PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE ACT.

CASE No. Z2019-009

SITE PLAN

TCB ADDITION - LOT 1, BLOCK A
BONAFIDE BETTIES PIES CO.
505 N. GOLIAD STREET
ROCKWALL, TEXAS 75087

LAM CONSULTING ENGINEERING
6804 WILHELMINA DRIVE
SACHSE, TEXAS 75048
Phone (214) 766-1011
www.lamcivil.com
Firm #F-9763

DESIGN:	LCE	CHECK:	LCE	SCALE:	AS NOTED
DRAWN:	CTL	DATE:	MAY 2019	PROJECT:	632-19

4 of 8

ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

SURVEY INFORMATION ON THIS DRAWING WAS PROVIDED BY OTHERS. LAM CONSULTING ENGINEERING IS NOT RESPONSIBLE FOR THE ACCURACY OF THE TOPOGRAPHIC MAPPING NOR BENCHMARK DATUM.

THE INFORMATION SHOWN ON THIS PLAN IS FROM RECORD DRAWINGS. THE ENGINEER IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION SHOWN ON THIS DRAWING. CONTRACTOR SHALL FIELD VERIFY ALL UTILITIES AND CONTACT ALL UTILITY COMPANIES 48 HRS PRIOR TO ANY EXCAVATION. 1-800-DIG TESS



906 N Goliad Street
Rockwall, TX 75087

Phone: 972.961.0200
Fax: 972.961.0202
price@tcbconstructiongroup.com

TCB Construction Group LLC

To whom it may concern,

This letter is to explain the work we propose to do at 505 N Goliad in Rockwall TX. We are requesting the acceptance from the HPAB on these items. The item are as follows:

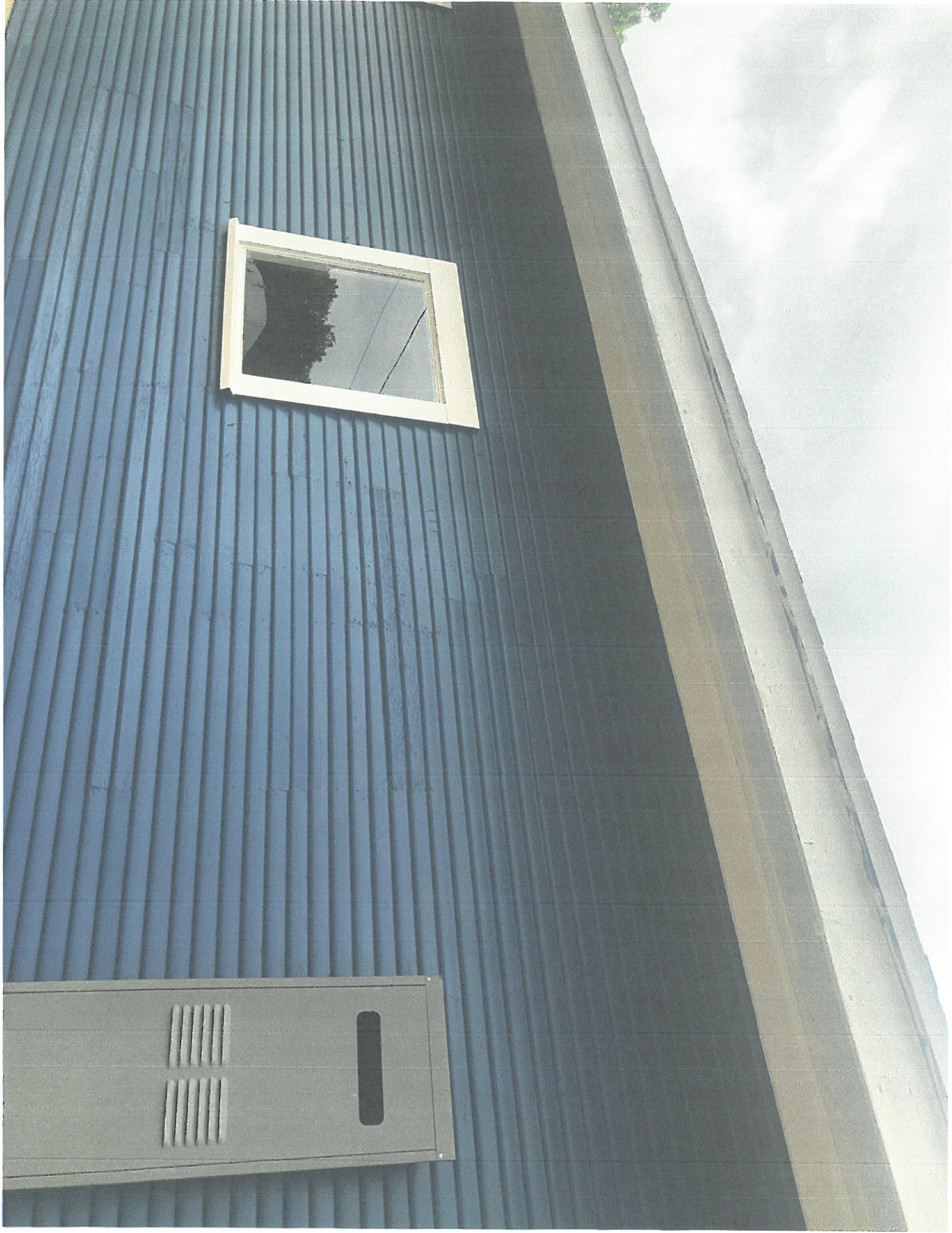
1. The site plan- Please see the attached.
2. Repairing/ replacing siding. (We have used reclaimed wood that is an exact match).
3. Removal of 3 existing layers of roofing and install a new shingle roof.
4. Replaced window panes that were broken with the foundation shifted due to recent foundation repair.
5. Exterior water heater added to the NW corner.
6. Install of exterior skirting (Hardie board)
7. Painting the exterior of the building.
8. Exhaust vent at the NW corner of the building.

Sincerely,

Price Pointer
TCB Construction Group LLC
906 N Goliad Street
Rockwall TX 75087
Office: 972-961-0200
Fax: 972-961-0202
Cell: 214-708-2685P











July 17, 2019

TCB CONSTRUCTION GROUP
906 N. GOLIAD STREET,
ROCKWALL, TX 75087

RE: COA HISTORIC (H2019-006), 505 N. Goliad Street

To Whom It May Concern:

On 06/20/2019, the Historical Preservation Advisory Board (HPAB) voted to approve Case No. H2019-006 with the following conditions of approval:

On June 20, 2019, the Historic Preservation Advisory Board's motion to approve a Certificate of Appropriateness (COA) passed by a vote of 4 to 0 with Board Members Nichols, Bolin, and Mischler absent.

Please feel free to contact me if you have any additional questions concerning this request. Our office hours are 8:00 a.m. to 5:00 p.m., Monday through Friday, and our phone number is (972) 771-7745. Additionally, our offices are located on the first floor of the City Hall, which is located 385 S. Goliad Street, Rockwall, Texas 75087.

Sincerely,

Korey Brooks, AICP
Senior Planner
Planning & Zoning Department
City of Rockwall