

# MINUTES

ARCHITECTURAL REVIEW BOARD MEETING  
CITY HALL, 385 SOUTH GOLIAD, ROCKWALL, TEXAS  
APRIL 27, 2021 IN THE CITY COUNCIL CONFERENCE ROOM AT 5:00 PM

## (I) CALL TO ORDER

*The meeting began at approximately 5:00 p.m. with the following board members present: Rick Johnson, Bob Wacker, Lindsay Mitchell, and Julian Meyrat (Late). The following Board Members were absent: Ashiel Neill, Robert Miller and Quint Avenetti. Staffs members present were Ryan Miller (Director of Planning), David Gonzales (Planning and Zoning Manager), and Henry Lee (Planner).*

## (II) OPEN FORUM

## (III) ACTION ITEMS

### (1) SP2021-010 (DAVID GONZALES)

Discuss and consider a request by Randall Eardley of Weir & Associates, Inc. on behalf of Stephen Doyle of Structured REA-Rockwall Land, LLC for the approval of a Site Plan for a sports and recreation facility on a 6.38-acre portion of a larger 31.65-acre tract of land identified as Tract 22-2 of the R. Irvine Survey, Abstract No. 120, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District, generally located at the southeast corner of the intersection of Corporate Crossing [FM-549] and the IH-30 Frontage Road, and take any action necessary.

*The Architectural Review Board (ARB) reviewed the building elevations. Board Member Mitchell made a motion to recommend approval, and Board Member Johnson seconded the motion. The motion was approved by a vote of 3-0, with Board Members Meyrat, Neill, Miller, and Avenetti absent.*

### (2) SP2021-012 (HENRY LEE)

Discuss and consider a request by Mike Prince of Truman Heights, LLC for the approval of a Site Plan for an office building on a 1.244-acre parcel of land identified as Lot 22, Rainbow Acres Addition, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District, addressed as 259 Ranch Trail, and take any action necessary.

*The Architectural Review Board (ARB) reviewed the building elevations. Board Member Mitchell made a motion to recommend approval, and Board Member Johnson seconded the motion. The motion was approved by a vote of 3-0, with Board Members Meyrat, Neill, Miller, and Avenetti absent.*

### (3) SP2021-013 (HENRY LEE)

Discuss and consider a request by Chris Maynor of Z Constructors Nationwide, LLC on behalf of Ted Hoisington of the Rockwall Rotary Foundation for the approval of an Amended Site Plan for an existing building on a 0.69-acre parcel of land identified as lot with in the Roca Villa Addition, City of Rockwall, Rockwall County, Texas, zoned Downtown (DT) District, addressed as 408 S. Goliad Street, and take any action necessary.

*The Architectural Review Board (ARB) reviewed the building elevations. Board Member Wacker made a motion to recommend approval, and Board Member Mitchell seconded the motion. The motion was approved by a vote of 4-0, with Board Members Neill, Miller, and Avenetti absent.*

## ADJOURNMENT

There being no further business, the meeting was adjourned at 5:11 p.m.