



# 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 (\$100.00 + \$15.00 ACRE) <sup>1</sup>
- PRELIMINARY PLAT (\$200.00 + \$15.00 ACRE) <sup>1</sup>
- FINAL PLAT (\$300.00 + \$20.00 ACRE) <sup>1</sup>
- REPLAT (\$300.00 + \$20.00 ACRE) <sup>1</sup>
- AMENDING OR MINOR PLAT (\$150.00)
- PLAT REINSTATEMENT REQUEST (\$100.00)

**SITE PLAN APPLICATION FEES:**

- SITE PLAN (\$250.00 + \$20.00 ACRE) <sup>1</sup>
- AMENDED SITE PLAN/ELEVATIONS/LANDSCAPING PLAN (\$100.00)

**ZONING APPLICATION FEES:**

- ZONING CHANGE (\$200.00 + \$15.00 ACRE) <sup>1</sup>
- SPECIFIC USE PERMIT (\$200.00 + \$15.00 ACRE) <sup>1 & 2</sup>
- PD DEVELOPMENT PLANS (\$200.00 + \$15.00 ACRE) <sup>1</sup>

**OTHER APPLICATION FEES:**

- TREE REMOVAL (\$75.00)
- VARIANCE REQUEST/SPECIAL EXCEPTIONS (\$100.00) <sup>2</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 \$1,000.00 FEE WILL BE ADDED TO THE APPLICATION FEE FOR ANY REQUEST THAT INVOLVES CONSTRUCTION WITHOUT OR NOT IN COMPLIANCE TO AN APPROVED BUILDING PERMIT.

**PROPERTY INFORMATION [PLEASE PRINT]**

ADDRESS: 205 Stonebridge Pk. Rockwall Tx 75087

SUBDIVISION: Stonebridge Meadows - Phase 3 LOT: 23 BLOCK: A

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 type="checkbox"/> OWNER	_____	<input type="checkbox"/> APPLICANT	<u>RGL's Fence &amp; Deck LLC</u>
CONTACT PERSON	_____	CONTACT PERSON	<u>Jarod Wicker</u>
ADDRESS	_____	ADDRESS	<u>P.O. Box 1165</u>
CITY, STATE & ZIP	_____	CITY, STATE & ZIP	<u>Royse City Tx 75189</u>
PHONE	_____	PHONE	<u>(972) 400-1195</u>
E-MAIL	_____	E-MAIL	<u>RGC0#@yahoo.com</u>

**NOTARY VERIFICATION [REQUIRED]**

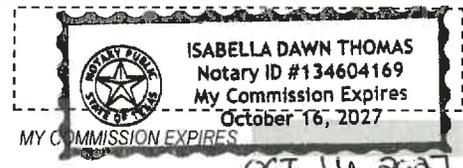
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JAROD WICKER [OWNER] THE UNDERSIGNED, WHO STATED THE INFORMATION ON THIS APPLICATION TO BE TRUE AND CERTIFIED THE FOLLOWING:

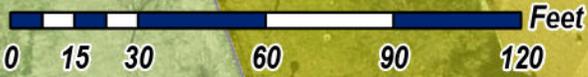
"I HEREBY CERTIFY THAT I AM THE OWNER FOR THE PURPOSE OF THIS APPLICATION; ALL INFORMATION SUBMITTED HEREIN IS TRUE AND CORRECT; AND THE APPLICATION FEE OF \$ \_\_\_\_\_ TO COVER THE COST OF THIS APPLICATION, HAS BEEN PAID TO THE CITY OF ROCKWALL ON THIS THE 14<sup>th</sup> DAY OF MAY 2024. BY SIGNING 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 14<sup>th</sup> DAY OF MAY, 2024.

OWNER'S SIGNATURE: [Signature]

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





MIS2024-009: Exception for a Fence at 205 Stonebridge Drive



Case Location Map = 



# City of Rockwall

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



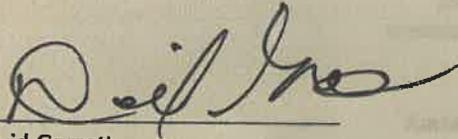
14 April 2024

Larry and Shirley Spradling at 205 Stonebridge Drive, Rockwall, Texas request the Board's approval to have a White Vinyl Fence 6' with 1' lattice work top X 18' installed along the back side of our residence.

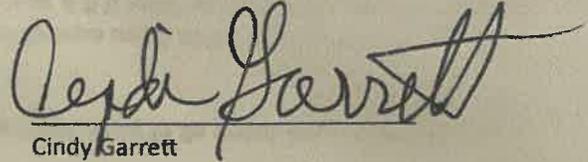
We have discussed the installation of the partition fence with our neighbors and they have approved.

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We are the neighbors along back side of Larry and Shirley Spradling at 205 Stonebridge Drive, Rockwall, Texas 75087, and we approve the requested fence.



David Garrett

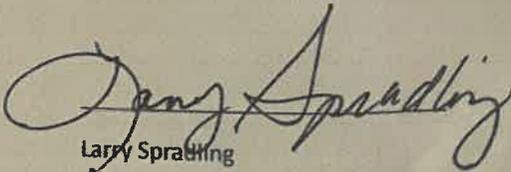


Cindy Garrett

203 Stonebridge Drive  
Rockwall, Texas 75087

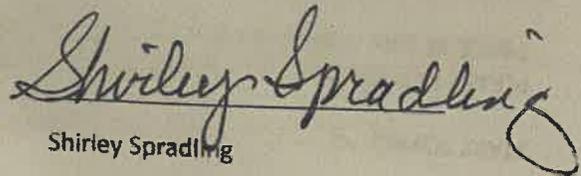
203 Stonebridge Drive  
Rockwall, Texas 75087

Your approval would be very much appreciated.



Larry Spradling

205 Stonebridge Drive  
Rockwall, Texas 75087



Shirley Spradling

205 Stonebridge Drive  
Rockwall, Texas 75087

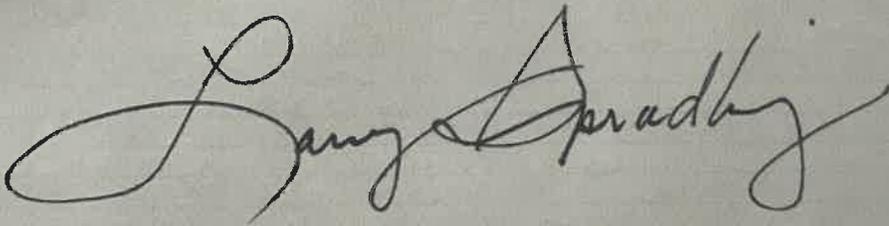
May 08, 2024

The reason for our request to install a white vinyl fence along side of our residence at 205 Stonebridge Dr., Rockwall, Texas:

1. It will match the other side of our yard.
2. Hides our neighbor's new deck. They also have a new hot tub in the deck.
3. It will hide all of their items they have around their deck.
4. Will be more private for them and us.

Your approval will be much appreciated.

Thank you for your time.

A handwritten signature in cursive script, appearing to read "Larry and Shirley Spradling".

Larry and Shirley Spradling

205 Stonebridge Dr.

Rockwall, TX 75087

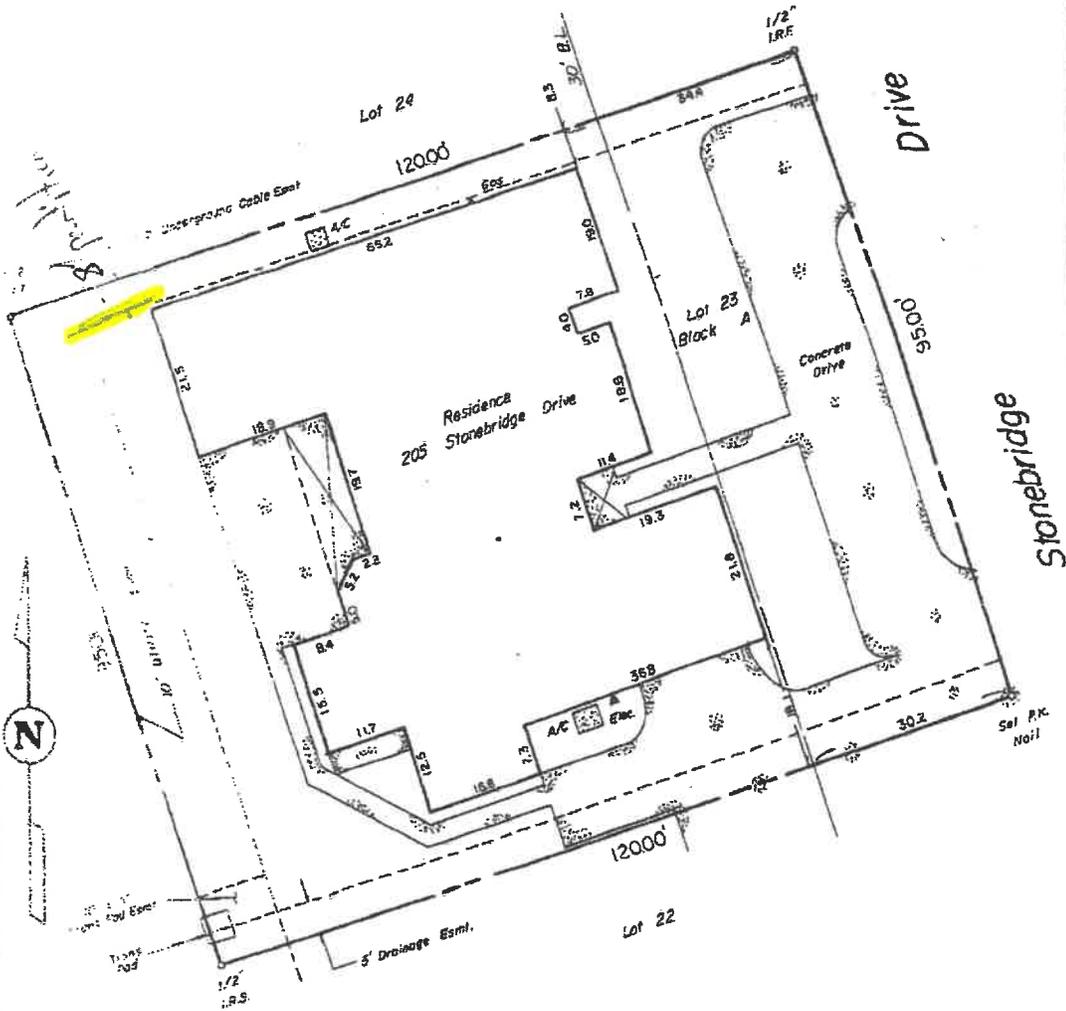




**LEGAL DESCRIPTION**

Being Lot 23, Block A, of Revised Final Plat of Stonebridge Meadows, Phase Five, an addition to the City of Rockwall, Texas, according to the plat thereof recorded in State A, Page 388, Plat Records, Rockwall County, Texas.

NOTE: According to current flood maps, Community Panel No. 4805470005B, dated July 15, 1980, this lot lies in Zone C. This lot does not lie within a 100-year flood plain.



I, Todd B. Turner, Registered Professional Land Surveyor, State of Texas, do certify that the plat hereon is a true, correct and accurate representation of the property as determined by survey performed on the ground, the lines and dimensions of said property being indicated by plat, the improvements are within the boundaries of the property, set back from the property lines the distances indicated and there are NO VISIBLE EASEMENTS, ENCROACHMENTS, CONFLICTS OR PROTRUSIONS, except as shown on the above plat.

*Todd B. Turner*  
Todd B. Turner  
R.P.L.S. No. 4859

SCALE 1"=30' DATE 1-21-92  
JOB NO. 920430

**STOVALL & ASSOCIATES, INC** SURVEYORS